



FARRAGUT MUNICIPAL PLANNING COMMISSION

AGENDA

March 21, 2024

Farragut Community Center – Assembly Room

7:00 p.m.

For questions, please e-mail Mark Shipley at mshipley@townoffarragut.org or Bart Hose at bhose@townoffarragut.org.

1. Approval of agenda
2. Approval of minutes for the February 15, 2024 meeting
3. Discussion and public hearing on a site plan for the relocation of the old Belleaire Drive Kingston Pike access at the First Baptist Church Concord, 11704 Kingston Pike, Zoned R-1 and R-3 (MBI Companies, Applicant)
4. **POSTPONED AT THE REQUEST OF THE APPLICANT** Request for approval for the installation of six inch Medium Density Polyethylene (MDPE) pipe along a section of the south side of Kingston Pike east of Little Turkey Creek Commons to and along a portion of the west side of Old Stage Road and two inch MDPE from Old Stage Road to Windham Hill Road and from Old Stage Road along a short section of the north side of Somersworth Drive just past the intersection with Gwinhurst Road (KUB, Applicant)
5. Approval of utilities
6. Citizen forum

Public Comment Protocol

The Planning Commission welcomes and invites Farragut residents to participate in public meetings. At the end of each business meeting, there will be time reserved for public comment under the Citizen Forum agenda item. If you are interested in speaking, please fill out a blue comment card and turn it in to the Planning Director or other designated staff member. This time is set aside specifically for comments on items that are not on the Planning Commission regular agenda for the meeting. Each speaker will be given five (5) minutes to speak on his/her topic. During the regular agenda portion of the meeting there may be an allowance for public comment for each agenda item. The Chairman may recognize individuals for public comment based on the following guidelines.

11408 MUNICIPAL CENTER DRIVE | FARRAGUT, TN 37934 | 865.966.7057 |
WWW.TOWNOFFARRAGUT.ORG

It is the policy of the Town of Farragut not to discriminate on the basis of race, color, natural origin, gender, gender identity, sexual orientation, age, religion, disability or veteran status pursuant to Title VI of the Civil Rights Act of 1964, Public Law 93-112 and 101-336 in its hiring, employment practices and programs. To request accommodations due to disabilities, please call 865-966-7057 in advance of the meeting



1. The Chairman shall maintain and control the meeting to provide a professional and objective environment;
2. Any Farragut resident, property owner, or business owner interested in speaking should fill out a blue comment card stating which agenda item they would like to comment on and turn in to the Planning Director or other designated staff member;
3. Speakers shall come to the podium and identify themselves by name and street address;
4. Public comment shall be limited to five (5) minutes per individual. Time for public comment may be amended at the discretion of the Chairman. Time is not transferable to other speakers;
5. Speakers should strive to avoid redundancy; each speaker should have their own original viewpoint;
6. Comments shall address issues, not individuals or personalities;
7. Comments may support or oppose issues or measures, but the motives of those with differing views shall not be questioned or attacked;
8. Personal attacks and malicious comments shall not be tolerated;
9. An applicant, and/or their representative(s), for an item on the regular agenda shall be afforded the time necessary to present their request and respond to questions. The five (5) minute limitation shall not apply. However, the Chairman may ask an applicant to stay on point in order to facilitate the efficiency of the meeting.

Each speaker will be asked if they can agree to abide by the Comment Protocol. If so, please be prepared to speak when your name is called.



**MINUTES
FARRAGUT MUNICIPAL PLANNING COMMISSION**

February 15, 2024

MEMBERS PRESENT

Scott Russ, Chairman
Ed St. Clair, Vice Chairman
Shannon Preston, Secretary
Ron Williams, Mayor
Noah Myers
Jeff Devlin
Jon Greene
Ron Pinchok

MEMBERS ABSENT

Louise Povlin, Vice Mayor

Staff Representative: Mark Shipley, Community Development Director
David Smoak, Town Administrator
Ron Oestreich, Parks and Recreation Director

1. Approval of agenda

The staff recommended approval of the agenda with a modification being made to remove Agenda Item #7 from the agenda at the request of the applicant.

A motion was made by Mayor Williams to follow the staff's recommendation. The motion was seconded by Commissioner Myers and was approved unanimously.

2. Approval of minutes – December 21, 2023

The staff recommended approval of the minutes as submitted.

A motion was made by Chairman Russ to follow the staff's recommendation. The motion was seconded by Commissioner Greene and was approved unanimously except for Commissioners Devlin and Myers that abstained due to being absent.

3. Discussion and approval of the 2023 TDEC, Local Parks and Recreation Fund grant projects at Mayor Bob Leonard Park and McFee Park

Ron Oestreich presented this item and recommended approval.

A motion was made by Mayor Williams to approve the grant projects reviewed by Ron Oestreich. The motion was seconded by Commissioner Pinchok and was approved unanimously.

4. Request for approval for the Turkey Creek B-Line Interceptor Project (First Utility District, Applicant)

The staff introduced this item and Edwin Deyton with First Utility District reviewed the project in more detail. The staff recommended approval subject to the following:

1. Please sign and seal all sheets.
2. Please upload all TDEC approved documents for this project into MGO.
3. Prior to initiating work in each section, a right of way permit and pre-construction meeting with the Town staff will be required. Some locations may require tree protection fencing in addition to silt fencing and these will both need to be inspected and approved by Town staff.
4. Please clearly show all sections of the walking trail system that could be affected by this project. Some sections are hidden on the plan sheets by tree canopy. For each affected walking trail section, plans will need to be included for closure/user safety and restoration of the trail and abutting areas to pre-construction conditions.
5. On Sheet 4, the silt fence appears to end at Station 13+00. It would appear that the silt fence needs to be continued on the other side of the stream.
6. On Sheet 10, can the work within Founders Park be expedited to reduce down time? Please provide a schedule so that we may reschedule/reorganize events programmed for the park.
7. Please provide details as to how damage to the parking lot and trails at Founders Park will be corrected.
8. Please show more detail as to how the trail and parking lot at Founders Park will be closed to the public (barricades, signage, etc.).
9. On Sheet 10, near Station 101+00, will the concrete memorial be disturbed?
10. On Sheet 18, please use metal t-posts and wire backed silt fence due to creek proximity.
11. The staff's understanding is that Russfield Drive and Old Colony Parkway may need to be open cut. Please provide details on this for engineering review and approval. Boring under Grigsby Chapel Road will need to be employed rather than open trench. Other arterial streets will be crossed through the existing casing and should not be affected.
12. All affected property owners will need to be notified prior to work being initiated.

A motion was made by Mayor Williams to follow the staff's recommendation. The motion was seconded by Commissioner Greene and was approved unanimously except for Commissioner Myers that abstained due to a significant section of the work that would be conducted on his property.

5. Discussion and public hearing on a request to amend the Future Land Use Map in the Comprehensive Land Use Plan Update for the property located at 209 N. Watt Road from Parks and Recreation to Commercial (Debra Wilkerson, Applicant)

The staff reviewed this item and recommended approval of Resolution 23-13.

A motion was made by Mayor Williams to follow the staff's recommendation. The motion was seconded by Commissioner St. Clair and was approved unanimously except for Commissioner Myers that abstained due to personal interest in the matter.

6. Discussion and public hearing on a site plan for a tire storage enclosure and bollard barrier for the Firestone Complete Auto Care, 11215 Kingston Pike (SGA Design Group, Applicant)

The staff reviewed this item and recommended approval of the site plan. The staff noted that the contractor will need to coordinate the field aspect of the project with Town staff and the building aspect of the project with the fire inspector.

A motion was made by Commissioner Myers to follow the staff's recommendation. The motion was seconded by Commissioner Greene and was approved unanimously.

7. Discussion and public hearing on requested variances from the Subdivision Regulations and approval of a preliminary plat for Somerset Farms, 12960 Allen Kirby Road, 4 Lots, 37.98 Acres, Zoned Agricultural (A) (LeMay & Associates, Applicant)

Removed from the agenda at the request of the applicant.

8. Request for approval for the installation of 650 linear feet of two-inch gas line along a portion of Boring Road and Boring Lane to service the residents at 217 Boring Lane (KUB, Applicant)

The staff reviewed this item and recommended approval subject to the following items being addressed:

- 1) Please obtain a right-of-way permit from the Town's Engineering Department, including erosion and traffic control measures and inspections, as needed.
- 2) Please notify all affected property owners prior to the work being initiated.

A motion was made by Mayor Williams to follow the staff's recommendation. The motion was seconded by Commissioner Myers and was approved unanimously.

9. Discussion and public hearing on amendments to clarify certain definitions provided for in the Town of Farragut Public Tree Care Ordinance

The staff reviewed this item and recommended approval of Resolution PC-24-01 which recommends approval of Ordinance 24-01. The staff noted that the updated version of Ordinance 24-01 included the following definition for a Public Tree:

Public Tree: As applied to trees planted on land owned by the Town of Farragut, a public tree shall only be those that are planted by or required to be planted by the Town of Farragut. A public tree would also include trees planted by or required to be planted by the Town of Farragut and placed within walking trail easements that are maintained by the Town of Farragut. A public tree shall not include trees planted on land owned by the Town of Farragut that were approved as part of a development plan to be maintained by a homeowner's and/or property owner's association.

The staff noted that this amended definition clarifies that, in the context of the Public Tree Care Ordinance, this term applies to trees that are planted vs. natural tree covered areas (like forested areas owned by the Town). The amended definition also addresses developments like Parkside Drive and the Cottages at Pryse Farms where trees planted within Town owned rights of ways are part of a development plan where a homeowner's and/or property owner's association is responsible for maintenance.

A motion was made by Commissioner Greene to approve Ordinance 24-01 with the updated definition of a Public Tree. The motion was seconded by Commissioner St. Clair and was approved unanimously.

10. Approval of utilities

None.

11. Citizen forum

None

The meeting was adjourned at 8:15 p.m.

Shannon Preston, Secretary

REPORT TO THE FARRAGUT MUNICIPAL PLANNING COMMISSION

PREPARED BY: Mark Shipley, Community Development Director

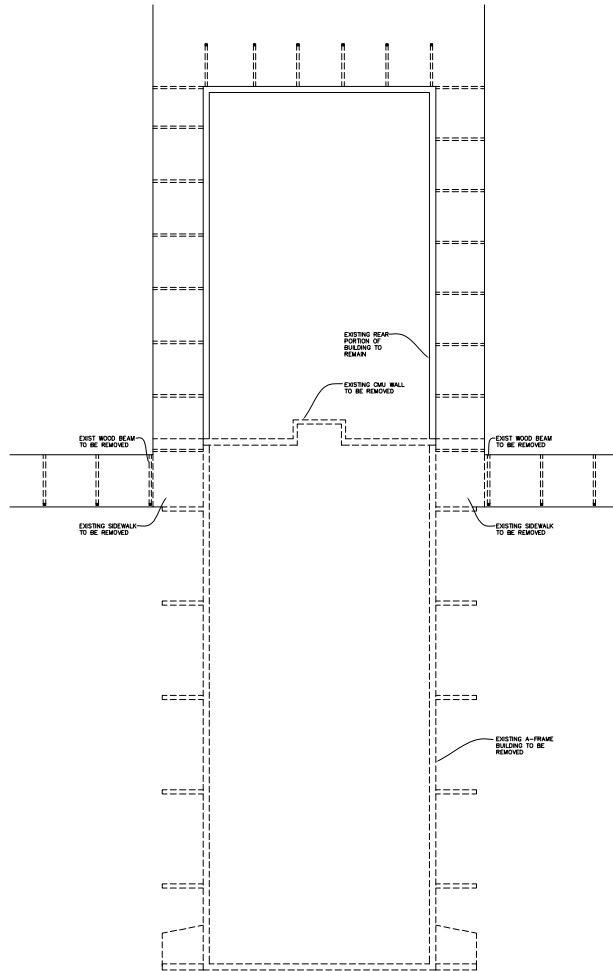
SUBJECT: Discussion and public hearing on a site plan for the relocation of the old Belleaire Drive Kingston Pike access at the First Baptist Church Concord, 11704 Kingston Pike, Zoned R-1 and R-3 (MBI Companies, Applicant)

INTRODUCTION AND BACKGROUND: This item involves a site plan to remove and relocate the old Belleaire Drive access to Kingston Pike at the First Baptist Church Concord property at 11704 Kingston Pike. This project has a long background which began in March 2008 when the First Baptist Church came to the Planning Commission to request approval of a master site plan for future development of the church property. At the time, there was significant discussion of relocating Belleaire Drive to the east (where it is now located) and eventually lining up the access of the old Belleaire Drive with Russgate Boulevard to the north.

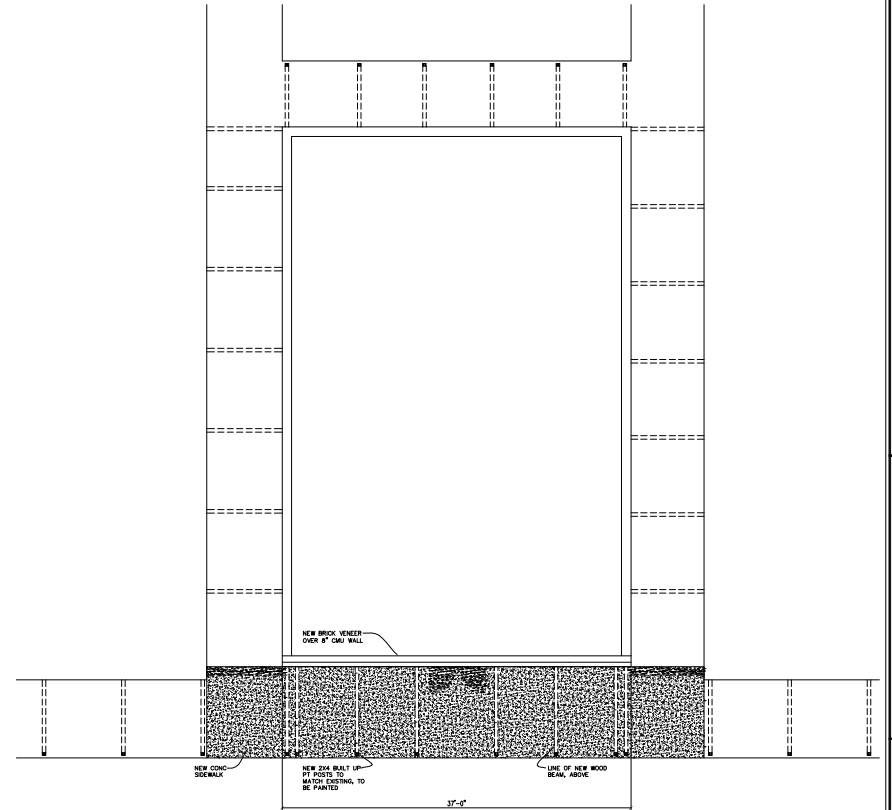
During discussion with the Planning Commission in 2008, the old Belleaire Drive access onto Kingston Pike was to be a temporary condition (though no specific deadline was established) and would be relocated with anticipated development on the church property. Over the years, the specific development that would trigger the access relocation, as memorialized from Planning Commission approvals, did not occur but the church did request approval for other projects involving its campus. As these projects have been reviewed, residents of the Belleaire Subdivision and surrounding communities have increasingly discussed the need for the temporary access to be relocated due to its proximity to the current Belleaire Drive and the safety concerns the residents have in trying to pull out onto Kingston Pike.

DISCUSSION: Based on guidance provided by the Planning Commission in response to residents' concerns, Town staff met with church representatives to initiate work on a timeframe of when the alignment of this access would occur with Russgate Boulevard. At the August 10, 2023, Board of Mayor and Aldermen (BMA) meeting, the church submitted preliminary plans that were approved by its membership to begin construction of the relocated entrance as soon as the 2023-2024 school year ends, but no later than July 1, 2024. Construction would be completed by December 31, 2024. This proposed arrangement was accepted by the BMA with the understanding that the more detailed site plan set would be presented to the Planning Commission for their approval once those plans were ready.

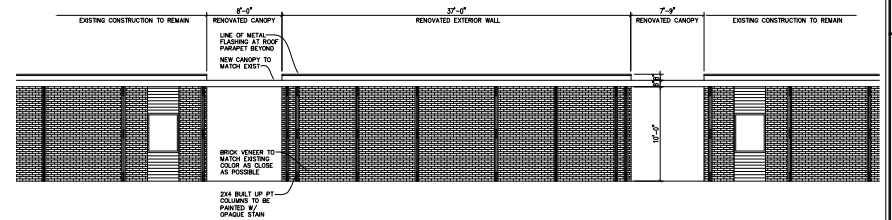
RECOMMENDATION: Included in the packet is the full site plan set involving the removal and relocation of old Belleaire Drive. This project would create the alignment discussed initially in 2008 that would line up with Russgate Boulevard. In addition to the access, an existing playground and a portion of an existing building will be removed. The proposed new exterior wall of the affected building is included in the packet. The existing deceleration lane for Belleaire Drive will also be extended slightly as part of this project. As mentioned to the BMA, the church plans to initiate construction at the end of the school year and complete the project before the end of the year. Staff will make a recommendation prior to the meeting on March 21.



3 DEMOLITION PLAN
SCALE 1/8"=1'-0"



1 RENOVATED FIRST FLOOR PLAN
SCALE 3/16"=1'-0"



2 RENOVATED EXTERIOR ELEVATION
SCALE 3/16"=1'-0"



Partial Building Demolition
First Baptist Concord
Knoxville, Tennessee

FORREST DANIELL & ASSOCIATES, P.C.
Architects & Planners
1817 American Way
Daphne, AL 36526
251.625.6440 v/fx
251.625.6494 fx
www.fdanall.com

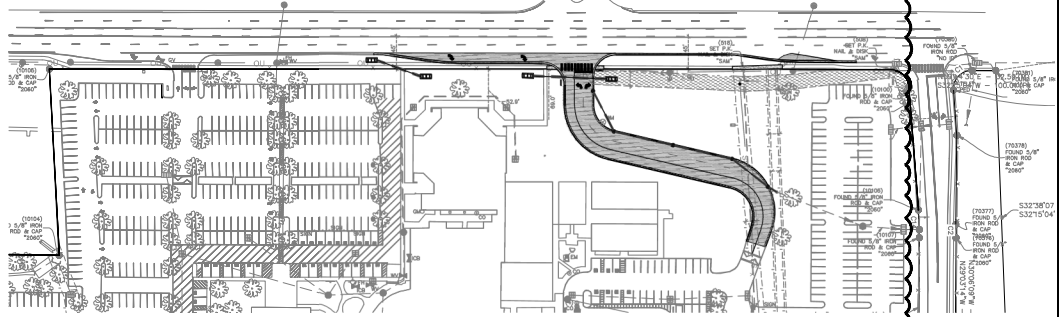
REVISIONS



JOB #
DATE: MARCH 6, 2024
A101
FLOOR PLAN
EXTERIOR ELEVATION

NEW SITE ENTRANCE FOR FIRST BAPTIST CONCORD CHURCH

11704 KINGSTON PIKE
KNOXVILLE, TN 37934



PROJECT INFORMATION:

OWNER
NAME: FIRST BAPTIST CHURCH CONCORD
CONTACT: SCOTT CHAWWORTH
EMAIL: SCOTT@FIRSTBAPTISTCHURCHCONCORD.ORG
ADDRESS: 11704 KINGSTON PIKE
KNOXVILLE, TN 37934
PHONE: (615) 966-9793

PROPERTY DATA
ADDRESS: 11704 KINGSTON PIKE
KNOXVILLE, TN 37934

MAP: 142
PARCEL ID: 142N000001
ZONING: R-3 & R-1-S-A

VERTICAL DATUM: NAVD 88

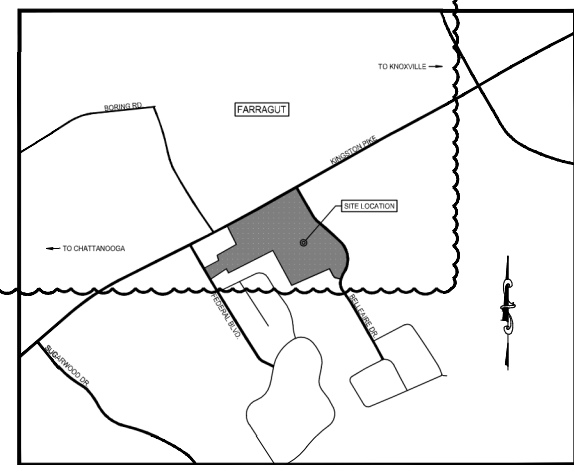
SETBACKS: 50' FRONT
50' REAR
50' SIDE

LIST OF DRAWINGS:

GENERAL
G000 COVER SHEET
SURVEY
S8101 SITE SURVEY
S8102 SITE SURVEY
S8103 SITE SURVEY
CIVIL AND SITE ENGINEERING
C100 CIVIL NOTES & LEGEND
C101 PHASE 1 EROSION PREVENTION & SEDIMENT CONTROL PLAN
C102 PHASE 2 EROSION PREVENTION & SEDIMENT CONTROL PLAN
C200 SITE DEMOLITION PLAN
C300 SITE LAYOUT PLAN
C301 SITE DESIGN PLAN
C400 SITE GRADING & DRAINAGE PLAN
C100 TREE REPLACEMENT PLAN
C800 CIVIL DETAILS
C801 CIVIL DETAILS
C802 CIVIL DETAILS
C803 CIVIL DETAILS
C804 CIVIL DETAILS
C805 CIVIL DETAILS
C806 CIVIL DETAILS
C807 CIVIL DETAILS

NUMBER OF SHEETS: 38 TOTAL

VICINITY MAP:



MBI

ENGINEER

MBI CONSULTING INC.
200 N. WILSON AVENUE
KNOXVILLE, TN 37919
PHONE: (615) 481-0000
FAX: (615) 481-0073
WEB: mbiengineering.com
CONSULTANT

DRAWN



PROJECT INFORMATION
PROJECT: NEW SITE ENTRANCE FOR FIRST BAPTIST CONCORD CHURCH
PROJECT ADDRESS: 11704 KINGSTON PIKE
KNOXVILLE, TN 37934
PROJECT NO: 231482

ACTIVE DESIGN PHASE
☒ DESIGN ONLY
☐ FOR PLANNING ONLY
☐ SCHEMATIC DESIGN
☐ DESIGN DEVELOPMENT
☐ CONSTRUCTION DOCUMENTS
☐ AS-BUILT RECORD SET

REVISION INFORMATION
NO. DATE BY REVISION

REV. PLAN

SHEET INFORMATION
SHEET NO.: 000001
DRAWN BY: JAC
CHECKED BY: JAC
REVIEWED BY: JAC
SHEET TITLE: COVER SHEET

COVER SHEET
SHEET NO.: G000



9080 Barbee Ln, Ste. 105
Knoxville, TN 37923
Ofc: 865.200.4366
email: info@sam.biz

PROJECT: FIRST BAPTIST CHURCH CONCORD
BOUNDARY SURVEY

JOB NUMBER: 1019052642
DATE: 6/20/20
SCALE: 1"=60'
SURVEYOR: J. COLVIN
TECHNICIAN: C. SILVER
DRAWING: KINGSTON PIKE BOUNDARY SURVEY
PARCEL ID: 142NB00901, 00902, 00903, 00904, 00905, 00906
PARTY/CLIENT: T. JOHNSON
FIELDBOOKS: FIELD BOOKS 269, 273, Pages 42, 43, 36, 2-6

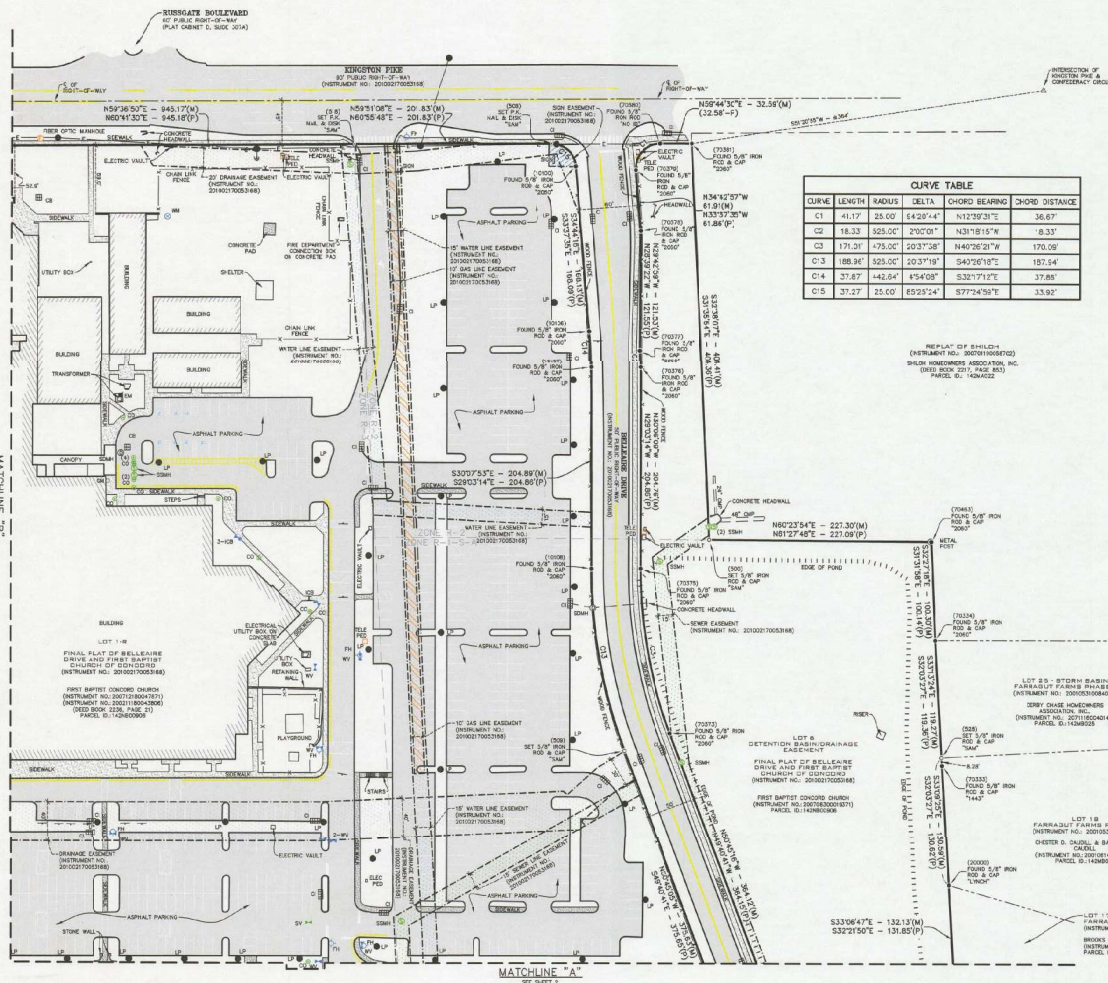
Boundary Survey for: First Baptist Church Concord

Being Lot 1-R, Lot 2, Lot 3, Lot 4, Lot 5, & Lot 6 ~ The Final Plat of Belleaire Drive and First Baptist Church of Concord ~ Instrument No.: 201002170053168 ~ Being Six Parcels of Land Lying in the 6th Civil District of Knox County, Tennessee & Within the Town of Farragut

FEBRUARY 25, 2021
DATE OF SIGNATURE



SHEET 1
OF 3



SURVEYOR'S NOTES

- BEARINGS SHOWN HEREON ARE REFERENCED TO THE NORTH AMERICAN C.A.M. OF 1983 (NAD 83), COGS 1986, EPOCH 2000.0, TENNESSEE STATE PLANE COORDINATE SYSTEM, ZONE 1403, TENNESSEE GEODETIC REFERENCE NETWORK, AND FURTHER REFERENCED TO THE TENNESSEE DEPARTMENT OF TRANSPORTATION VIRTUAL REFERENCE NETWORK.
- ALL DISTANCES SHOWN HEREON ARE HORIZONTAL, GRID DISTANCES AND ARE MEASURED IN U.S. SURVEY FEET. THE COMBINED SCALE FACTOR FOR THIS PROJECT IS 0.9999909476.
- GLOBAL POSTIONAL DATA (REAL-TIME KINEMATIC (RTK) GPS) WAS OBSERVED ON NOVEMBER 27, 2018, UTILIZING A TRIMBLE R10 PLUS, RESULTING IN THE HORIZONTAL ACCURACY OF THE GPS SURVEY BEING BETTER THAN 1 CM. THE SURVEY DOES NOT EXCEED 0.07 FEET HORIZONTALLY.
- FIXED CONTROL STATIONS ARE LISTED AS FOLLOWS:
A. TDD DISTRICT 18, KNOX COUNTY STATE COMMUNITY COLLEGE, CORRS BL, LATITUDE N35°54'33.51796", LONGITUDE W84°12'00.37832"
- THE SURVEY SHOWN HEREON WAS REVIEWED BY THE CERTIFYING SURVEYOR IN THE OFFICE AND IN THE FIELD ON THE FOLLOWING DATES: NOVEMBER 27, 2018, THROUGH FEBRUARY 23, 2021. THE FIELD WORK WAS COMPLETED ON APRIL 13, 2020.
- ALL ABOVE GROUND IMPROVEMENTS AND UTILITIES WITHIN 5 FEET OF ALL PROPERTY LINES HAVE BEEN LOCATED AND ARE SHOWN HEREON. THERE HAS BEEN NO ATTEMPT TO LOCATE ANY UNDERGROUND UTILITIES OR IMPROVEMENTS. UNDERGROUND UTILITIES SHOWN ARE BASED ON RECORDS, FIELD SURVEY, AND VISUAL EVIDENCE AND NOT BE SHOWN OR VARY FROM WHERE SHOWN. NO GUARANTEE IS EXPRESSED OR IMPLIED AS TO THE ACTUAL LOCATION OF ANY UTILITIES SHOWN, WHICH ARE NOT VISIBLE FROM THE SURFACE.
- THE SURVEY SHOWN HEREON WAS COMPLETED WITHOUT THE BENEFIT OF A TITLE COMMITMENT OF THE SEARCH-ALL PROPERTY AND DEED INFORMATION WAS PROVIDED BY THE CLIENT. PROPERTY MAY BE SUBJECT TO EASEMENTS, RIGHTS-OF-WAY, OR OTHER ENCUMBRANCES NOT SHOWN IN THE DEED OF RECORD.
- SOURCES OF INFORMATION USED TO FACILITATE THIS SURVEY WERE PREVIOUS SURVEYS BY THIS FIRM, SURVEYS BY OTHER FIRMS AND INFORMATION FURNISHED BY CLIENT. NO TITLE SEARCH, TITLE OPINION OR ABSTRACT WAS PERFORMED BY THIS FIRM. THERE MAY BE DEEDS OF RECORD, UNRECORDED DEEDS, EASEMENTS, RIGHTS-OF-WAY, OR OTHER INSTRUMENTS OF RECORD WHICH COULD AFFECT THE BOUNDARIES OF THIS PROPERTY THAT WERE NOT FURNISHED AT TIME OF SURVEY.
- THE PROPERTY SHOWN HEREON IS LOCATED IN FLOOD ZONE "X" ACCORDING TO THE FEDERAL EMERGENCY MANAGEMENT AGENCY FLOOD INSURANCE RATE MAP FOR KNOX COUNTY, TENNESSEE AND INCORPORATED AREAS. THIS MAP IS DESIGNATED AS MAP NUMBER 47083C03587 WITH AN EFFECTIVE DATE OF AUGUST 5, 2013, AND MAP NUMBER 47083C03587 AND HAS AN EFFECTIVE DATE OF MAY 02, 2007.
- THE PROPERTY SHOWN HEREON IS ZONED "R40-R-3, F40-R-3, AND R40-R-3-B" ACCORDING TO KNOX COUNTY SUBDIVISION SETBACKS ARE AS FOLLOWS PER INSTRUMENT NO. 201002170053168:
ZONE (R-1-S-4)
(CHURCHES) FRONT.....50', REAR.....50', SIDES.....50'
(RESIDENTIAL) FRONT.....30', REAR.....25', SIDES.....30' (2 SIDES TOTAL) NO LESS THAN 15' ON ONE SIDE
ZONE (R-2)
(CHURCHES) FRONT.....50', REAR.....50', SIDES.....50'
(RESIDENTIAL) FRONT.....30', REAR.....25', SIDES.....30' (2 SIDES TOTAL) NO LESS THAN 15' ON ONE SIDE
ZONE (R-3)
(CHURCHES) FRONT.....50', REAR.....50', SIDES.....50'
(LOCAL STREET-RESIDENTIAL) FRONT.....20', REAR.....20', SIDES.....10'
ALWAYS CONSULT WITH BUILDING AUTHORITIES PRIOR TO CONSTRUCTION. SETBACKS ARE SUBJECT TO CHANGE.
- OTHER INFORMATION AND PROPERTY ADDRESS:
FIRST BAPTIST CHURCH CONCORD
KNOXVILLE, TENNESSEE 37934
- THIS SURVEY IS CERTIFIED TO:
FIRST BAPTIST CHURCH CONCORD

SURVEYOR'S CERTIFICATION

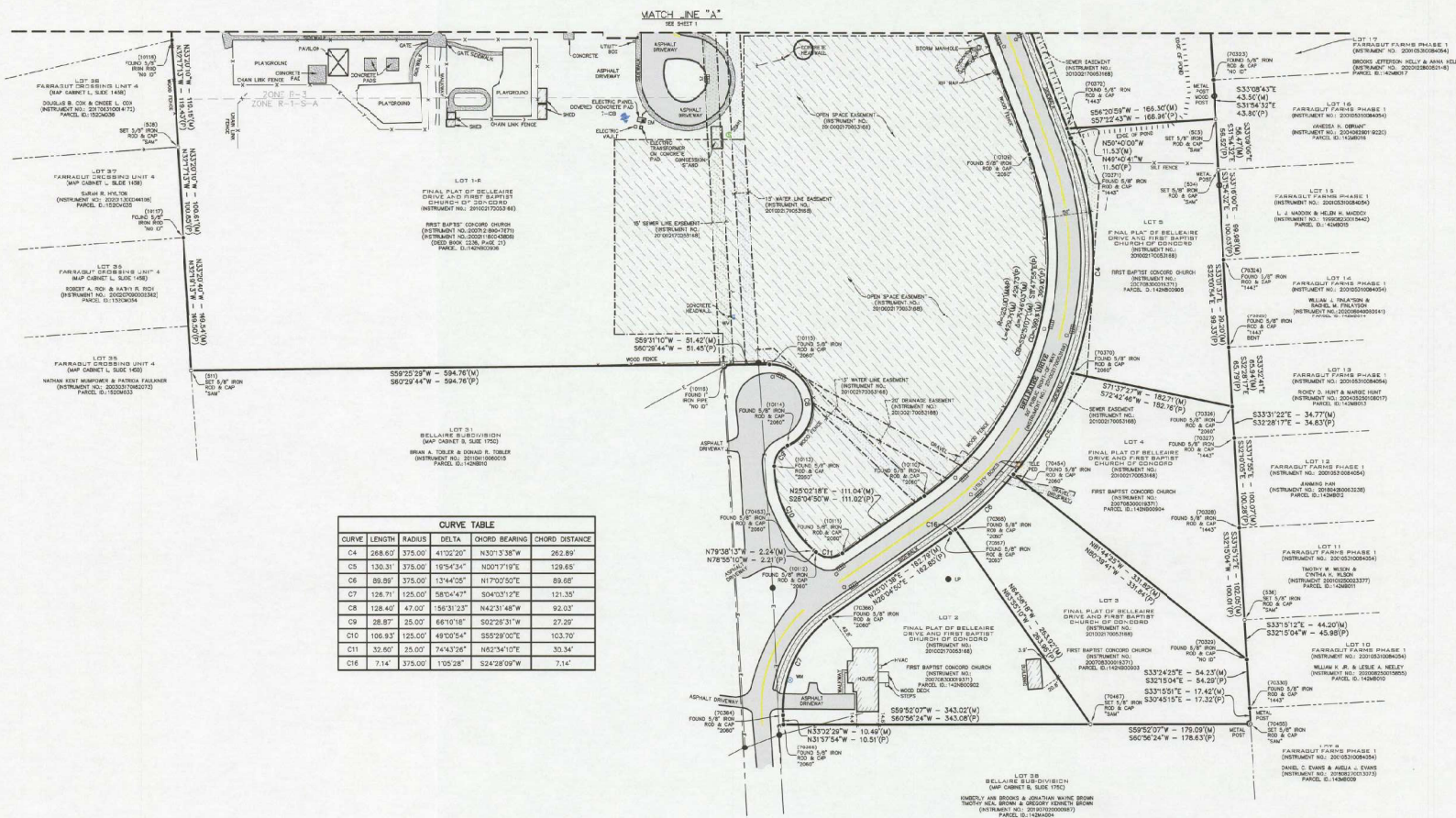
(NOT VALID WITHOUT THE SIGNATURE AND ORIGINAL SEAL OF A TENNESSEE LICENSED LAND SURVEYOR)

I HEREBY CERTIFY THAT THE BOUNDARY SURVEY OF THE PROPERTY SHOWN AND DESCRIBED HEREON WAS COMPLETED UNDER MY DIRECTION AND SAID SURVEY IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.

I FURTHER CERTIFY THAT THIS SURVEY MEETS THE MINIMUM TECHNICAL STANDARDS FOR SURVEYS SET FORTH BY THE TENNESSEE STATE BOARD OF EXAMINERS FOR LAND SURVEYORS IN CHAPTER 0820-03, STANDARDS OF PRACTICE, NO SEARCH OF PUBLIC RECORDS WAS MADE BY THIS OFFICE. THE SURVEY IS BASED ON INFORMATION PROVIDED BY THE CLIENT OR THE SURVEYOR'S REPRESENTATIVE.

I FURTHER CERTIFY THAT THE SURVEY CONTROL SHOWN AND UTILIZED FOR THIS SURVEY WAS PERFORMED USING REAL TIME KINEMATIC GLOBAL POSITIONING SYSTEMS METHODOLOGY, MEETING RULE 0820-03-07(5) AND THE CURRENT MINIMUM STANDARD FOR A CATEGORY "1" SURVEY. THE RATIO OF PRECISION OF THE UNADJUSTED SURVEY MEETS OR EXCEEDS 1:7,500 AS SHOWN HEREON.

I FURTHER CERTIFY THAT THE BOUNDARY SURVEYING AND CONVENTIONAL TRaversing MEETS THE CURRENT MINIMUM STANDARDS FOR A CATEGORY "1" SURVEY. THE RATIO OF PRECISION OF THE UNADJUSTED SURVEY MEETS OR EXCEEDS 1:7,500 AS SHOWN HEREON.



CURVE	LENGTH	RADIUS	DELTA	CHORD BEARING	CHORD DISTANCE
C4	268.67	375.00	41°02'20"	N30°13'36"W	262.89
C5	130.31	375.00	19°54'34"	N00°17'19"E	128.65
C6	89.89	375.00	13°44'05"	N17°02'50"E	89.68
C7	126.71	125.00	58°04'47"	S04°10'12"E	121.35
C8	128.40	47.00	159°31'23"	N42°31'48"W	92.03
C9	36.87	25.00	69°10'18"	S02°29'31"W	27.29
C10	106.93	125.00	49°09'54"	S59°29'02"E	103.70
C11	33.90	25.00	74°44'28"	N62°34'07"E	30.34
C16	1.14	375.00	1°05'28"	S24°28'09"W	7.14



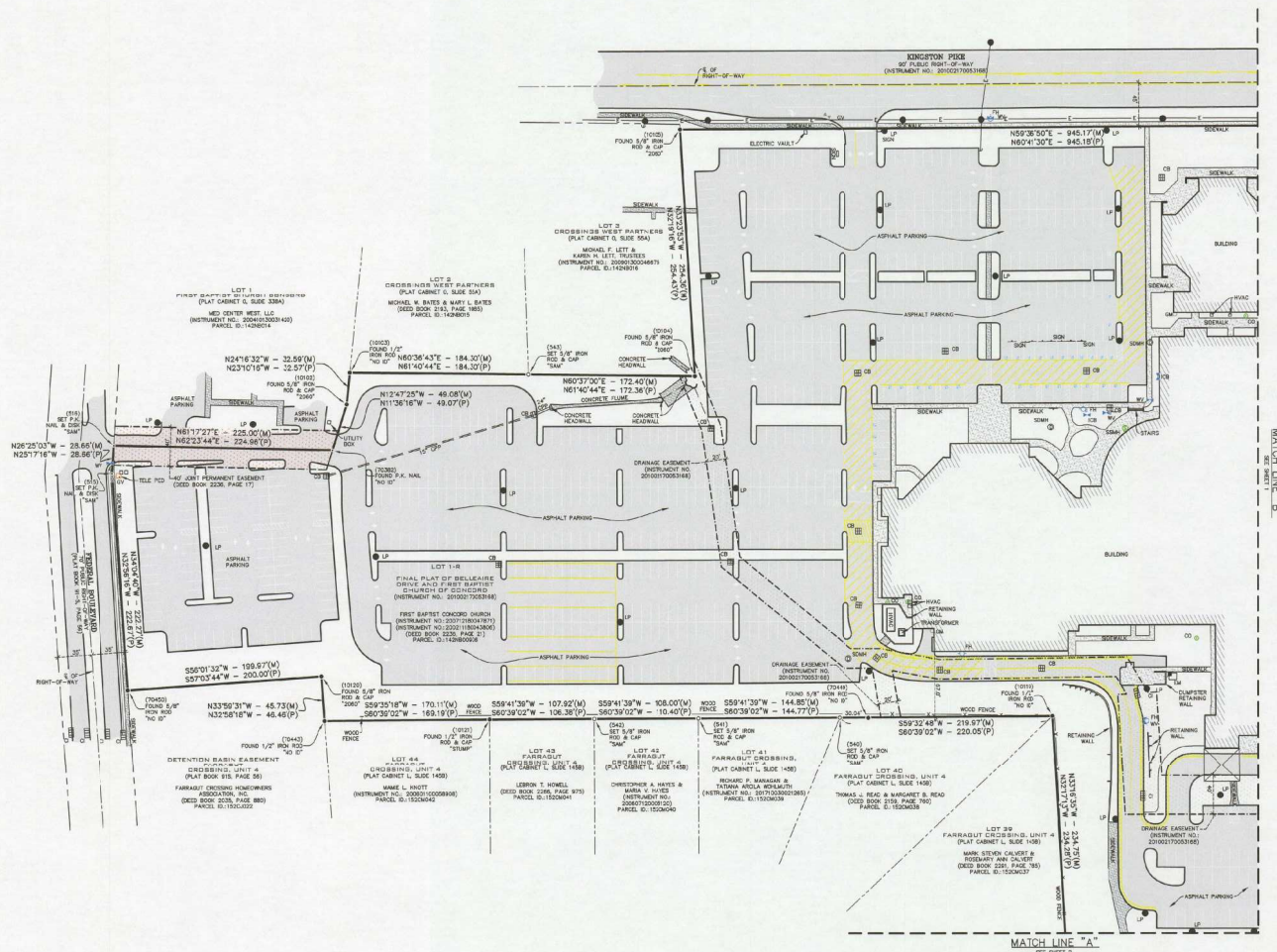
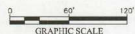
9080 Barbee Ln, Ste. 105
Knoxville, TN 37923
Ofc: 865.200.4366
email: info@sam.biz

PROJECT: FIRST BAPTIST CHURCH CONCORD
BOUNDARY SURVEY

JOB NUMBER: 1019052642
DATE: 8/20/2020
SCALE: 1"=60'
SURVEYOR: J. COLVIN
TECHNICIAN: C. SILVER
DRAWING: KINGSTON PIKE BOUNDARY SURVEY
PARCEL ID: 142N000901, 00902, 00903, 00904, 00905, 00906
PARTY/CLIENT: T. JOHNSON
FIELDBOOKS: FIELD BOOKS 269, 273, PAGES 42, 43, 36, 2-6

Boundary Survey for: First Baptist Church Concord
Being Lot 1-R, Lot 2, Lot 3, Lot 4, Lot 5, & Lot 6 ~ The Final Plat of Belleaire Drive and First Baptist Church of Concord ~ Instrument No.: 201002170053168 ~ Being Six Parcels of Land Lying in the 6th Civil District of Knox County, Tennessee & Within the Town of Farragut

SHEET 2
OF 3



- | LEGEND | |
|----------|--|
| Δ | = CALCULATED POINT (UNLESS OTHERWISE NOTED) |
| (XXXXXX) | = SAW POINT NUMBER |
| (M) | = FIELD MEASUREMENT |
| (P) | = PLAT MEASUREMENT |
| | = MAIL BOX |
| | = WATER METER |
| | = WATER VALVE |
| | = IRRIGATION CONTROL BOX |
| | = FIRE HYDRANT |
| | = GAS VALVE |
| | = GAS METER |
| | = SANITARY SEWER MANHOLE |
| | = SEWER VALVE |
| | = SEWER CLEAN OUT |
| | = CATCH BASIN |
| | = CURB INLET |
| | = STORM DRAIN MANHOLE |
| | = CORRUGATED METAL PIPE |
| | = CORRUGATED PLASTIC PIPE |
| | = STORM PIPE |
| | = SIGN |
| | = WOODEN UTILITY POLE |
| | = LIGHT POLE |
| | = HEATING, VENTILATION, & AIR CONDITIONING UNIT |
| | = ELECTRIC METER |
| | = GUY ANCHOR |
| | = OVERHEAD UTILITY LINE |
| | = TELEPHONE PEDESTAL |
| | = CABLE TV PEDESTAL |
| | = BOUNDARY/PROPERTY LINE |
| | = EASEMENT LINE |
| | = RIGHT-OF-WAY LINE. LINE NOT SURVEYED. LINE MAPPED FROM DEEDS OR PLATS (UNLESS NOTED) |
| | = ADJOINING LINE. LINE NOT SURVEYED. LINE MAPPED FROM DEEDS OR PLATS (UNLESS NOTED) |
| | = CONCRETE SURFACE |
| | = ASPHALT SURFACE |
| | = GRAVEL SURFACE |

AREA STATEMENT

LOT 1-R CONTAINS 1,484,845
SQUARE FEET OR 34.00 ACRES,
MORE OR LESS.

LOT 2 CONTAINS
44,507 SQUARE FEET OR
1.02 ACRES, MORE OR LESS.

LOT 3 CONTAINS 45,303
SQUARE FEET OR 1.04 ACRES,
MORE OR LESS.

LOT 4 CONTAINS
45,850 SQUARE FEET OR
1.05 ACRES, MORE OR LESS.

LOT 5 CONTAINS 46,371
SQUARE FEET OR 1.06 ACRES,
MORE OR LESS.

LOT 6 CONTAINS 157,353
SQUARE FEET OR 3.59 ACRES,
MORE OR LESS.

LOTS 1-R, 2, 3, 4, 5 & 6
CONTAIN 1,824,029 SQUARE
FEET OR 41.7 ACRES, MORE
OR LESS.



9080 Barbee Ln, Ste. 105
Knoxville, TN 37923
Ofc: 865.200.4366
email: info@sam.biz

PROJECT: FIRST BAPTIST CHURCH CONCORD
BOUNDARY SURVEY

JOB NUMBER: 1019052642
DATE: 8/2020
SCALE: 1"=60'
SURVEYOR: J. COLVIN
TECHNICIAN: C. SILVER
DRAWING: KINGSTON PIKE BOUNDARY SURVEY
PARCEL ID: 142NB00901, 00902, 00903, 00904, 00905, 00906
PARTY/CHEF: T. JOHNSON
FIELDBOOKS: FIELD BOOKS 269, 273, PAGES 42, 43, 36, 2-6

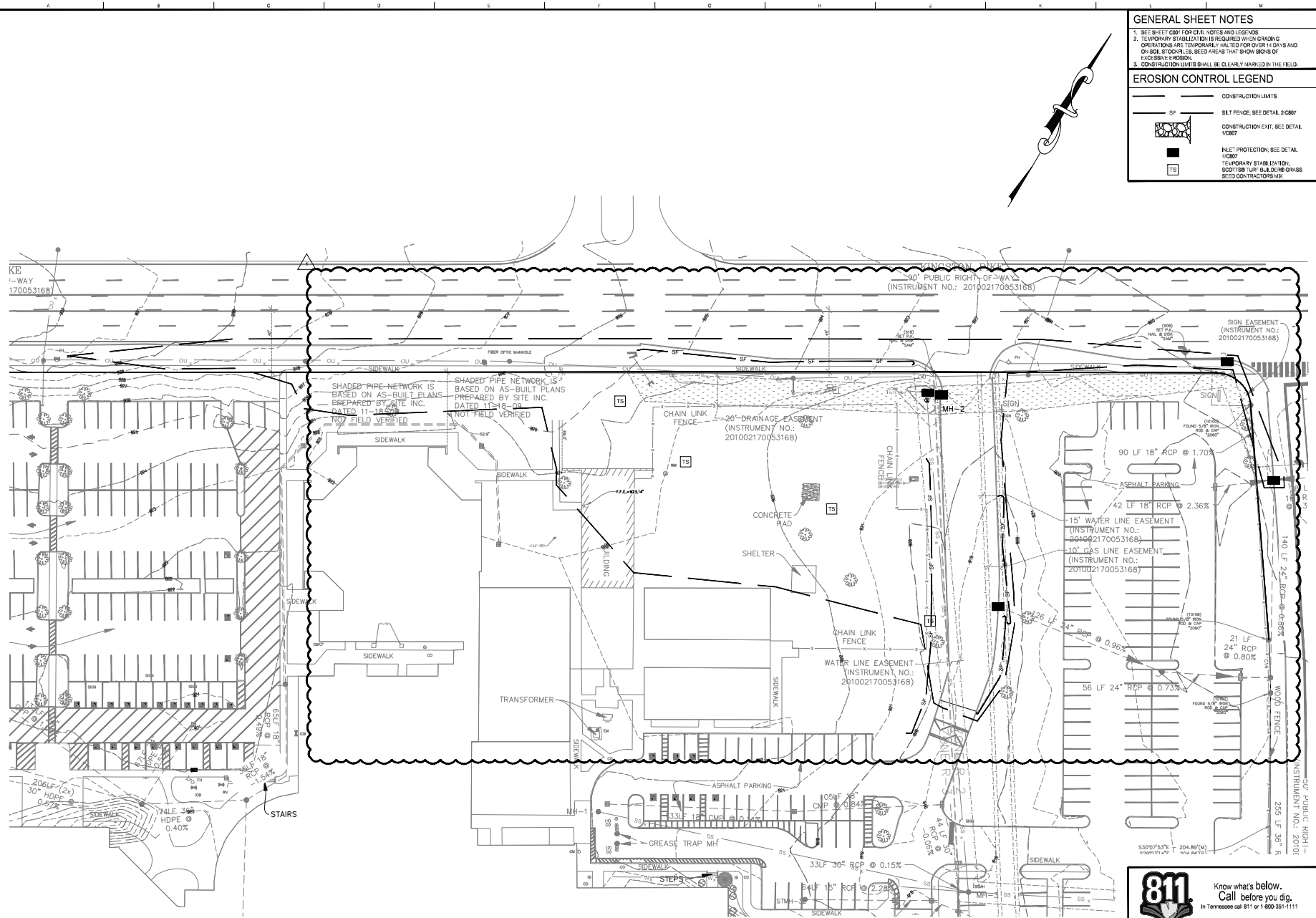
Boundary Survey for: First Baptist Church Concord

Being Lot 1-R, Lot 2, Lot 3, Lot 4, Lot 5, & Lot 6 ~ The Final Plat of Belleaire Drive and First Baptist Church of Concord ~ Instrument No.: 201002170053168 ~ Being Six Parcels of Land Lying in the 6th Civil District of Knox County, Tennessee & Within the Town of Farragut

SHEET 3
OF 3

H:\Revit Projects\2023\231462_First Baptist Concord Entrance Relocation\03_Civil\03_CAD\231462_CB1.dwg, 3/11/2024 2:30:40 PM

R:\Project\2023\231462\1st Baptist Concord Entrance Rehabilitation\02_CADD\231462_C1.dwg, 3/11/2024 3:08:54 PM



GENERAL SHEET NOTES

- SEE SHEET COPY FOR CIVIL NOTES AND LEGENDS
- TEMPORARY STABILIZATION IS REQUIRED WHEN GRADING OPERATIONS ARE TEMPORARILY HALTED FOR OVER 14 DAYS AND ON SOIL SLOPES, SEE AREAS THAT SHOW SIGNS OF EXCESSIVE EROSION.
- CONSTRUCTION LIMITS SHALL BE CLEARLY MARKED IN THE FIELD.

EROSION CONTROL LEGEND

CONSTRUCTION LIMITS

- SF BILT FENCE, SEE DETAIL 2007
- CONSTRUCTION ENT, SEE DETAIL 1007
- INLET PROTECTION, SEE DETAIL 1007
- TEMPORARY STABILIZATION, SCOTTS TURF BUILT OR NEAR GRASS SEED CONTRACTORS MAY

TS

PHASE 1 EROSION PREVENTION & SEDIMENT CONTROL PLAN
SCALE: 1" = 20'

811 Know what's below. Call before you dig.
In Tennessee call 811 or 1-800-391-1111

GRAPHIC SCALE
1 INCH = 20'

MBI

ENGINEER

MBI CONSULTING INC.
200 N. HARRISON BLVD
MEMPHIS, TN 38104

PHONE: (901) 581-0000
FAX: (901) 581-0000
WEB: mbiengineer.com

CONSULTANT

NEW SITE ENTRANCE FOR FIRST BAPTIST CONCORD CHURCH

PROJECT ADDRESS

1150 HARRISON BLVD
MEMPHIS, TN 38104

PROJECT NO. 231462

ACTIVE DESIGN PHASE

- ☒ CONCEPT ONLY
- ☐ FOR PLANNING ONLY
- ☐ PRELIMINARY DESIGN
- ☐ DESIGN DEVELOPMENT
- ☐ CONSTRUCTION DESIGN
- ☐ CONSTRUCTION DOCUMENTS
- ☐ AS-BUILT RECORD SET

REVISION INFORMATION

NO.	DATE	REVISION
1	03/11/2024	REVISION 1

KEY PLAN

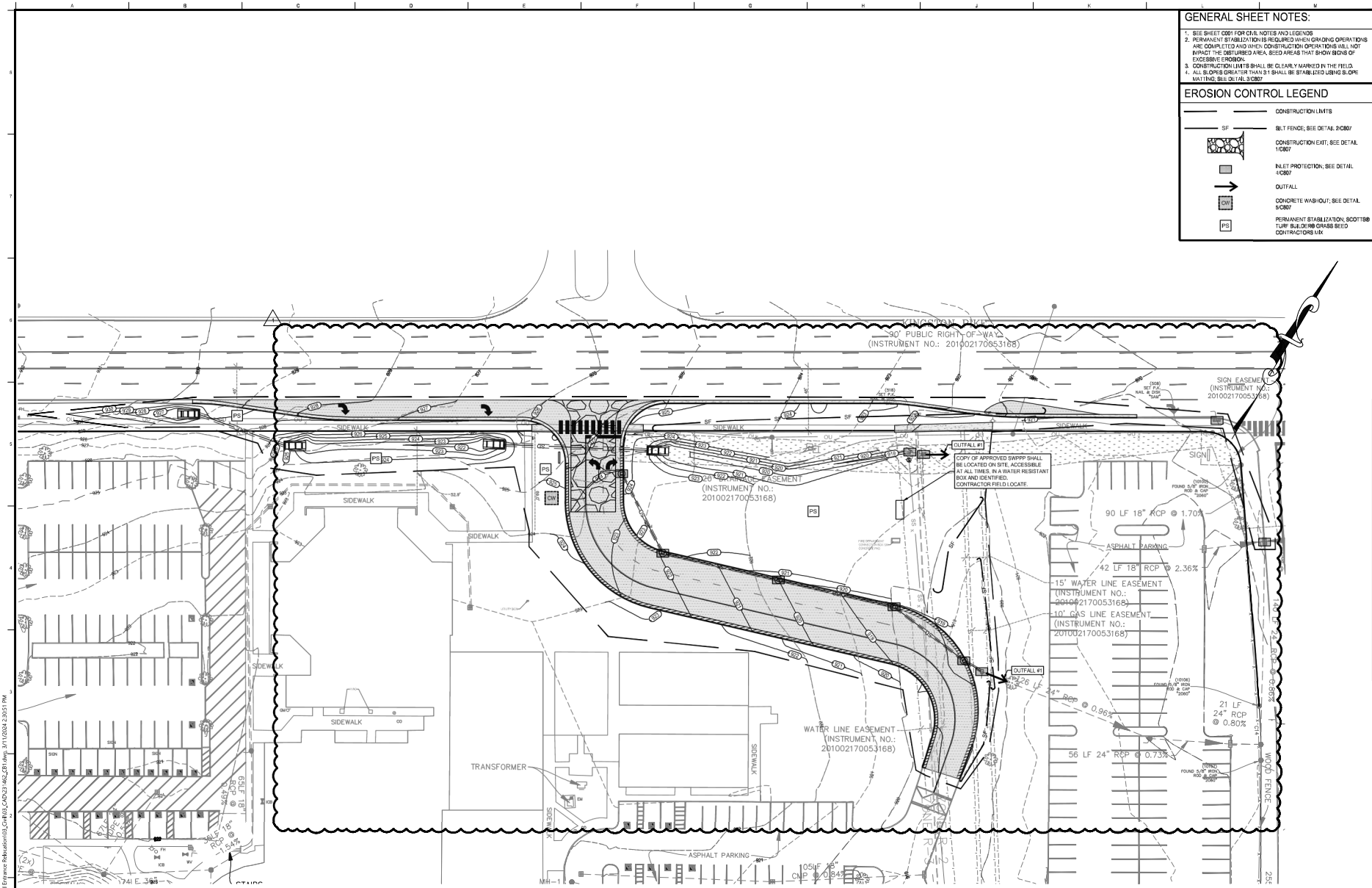
SHEET INFORMATION

SHEET NO.	SHEET TITLE
1	PHASE 1 EROSION PREVENTION & SEDIMENT CONTROL PLAN

PHASE 1 EROSION PREVENTION & SEDIMENT CONTROL PLAN

SHEET NO. C100

R:\Other Projects\2023\231462_Civil\Baptist Concord Entrance Refurbishment\03_CADD\231462_C1.dwg, 3/11/2024 2:20:51 PM



GENERAL SHEET NOTES:

- SEE SHEET C001 FOR CIVIL NOTES AND LEGENDS
- PERMANENT STABILIZATION IS REQUIRED WHEN GRADING OPERATIONS ARE COMPLETED AND WHEN CONSTRUCTION OPERATIONS WILL NOT IMPACT THE DISTURBED AREA. SEE AREAS THAT SHOW SIGNS OF EXCESSIVE EROSION.
- CONSTRUCTION LIMITS SHALL BE CLEARLY MARKED IN THE FIELD.
- ALL SLOPES GREATER THAN 3:1 SHALL BE STABILIZED USING SLOPE MATTING, SEE DETAIL 10087.

EROSION CONTROL LEGEND

CONSTRUCTION LIMITS	
SF	BUILT FENCE, SEE DETAIL 10087
[Symbol]	CONSTRUCTION EXIT, SEE DETAIL 10087
[Symbol]	INLET PROTECTION, SEE DETAIL 10087
[Symbol]	OUTFALL
[Symbol]	CONCRETE WALL/OUT, SEE DETAIL 10087
PS	PERMANENT STABILIZATION, SEE DETAIL 10087

PHASE 2 EROSION PREVENTION & SEDIMENT CONTROL PLAN
SCALE: 1" = 20'

1

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GRAPHIC SCALE
1 INCH = 20'

MBI

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WEB: mbiengineering.com
CONSULTANT

PROFESSIONAL SEAL
STATE OF TENNESSEE
REGISTERED PROFESSIONAL ENGINEER
No. 0000000000
03/11/2024

PROJECT INFORMATION

PROJECT: NEW SITE ENTRANCE FOR FIRST BAPTIST CONCORD CHURCH
PROJECT ADDRESS: 1100 E. BROADWAY, NASHVILLE, TN 37203

PROJECT NO.: 231462

ACTIVE DESIGN PHASE

☒	CONCEPT ONLY
☐	FOR PLANNING ONLY
☐	SCHEMATIC DESIGN
☐	DESIGN DEVELOPMENT
☐	CONSTRUCTION DESIGN
☐	CONSTRUCTION DOCUMENTS
☐	AS-BUILT RECORD SET

REVISION INFORMATION

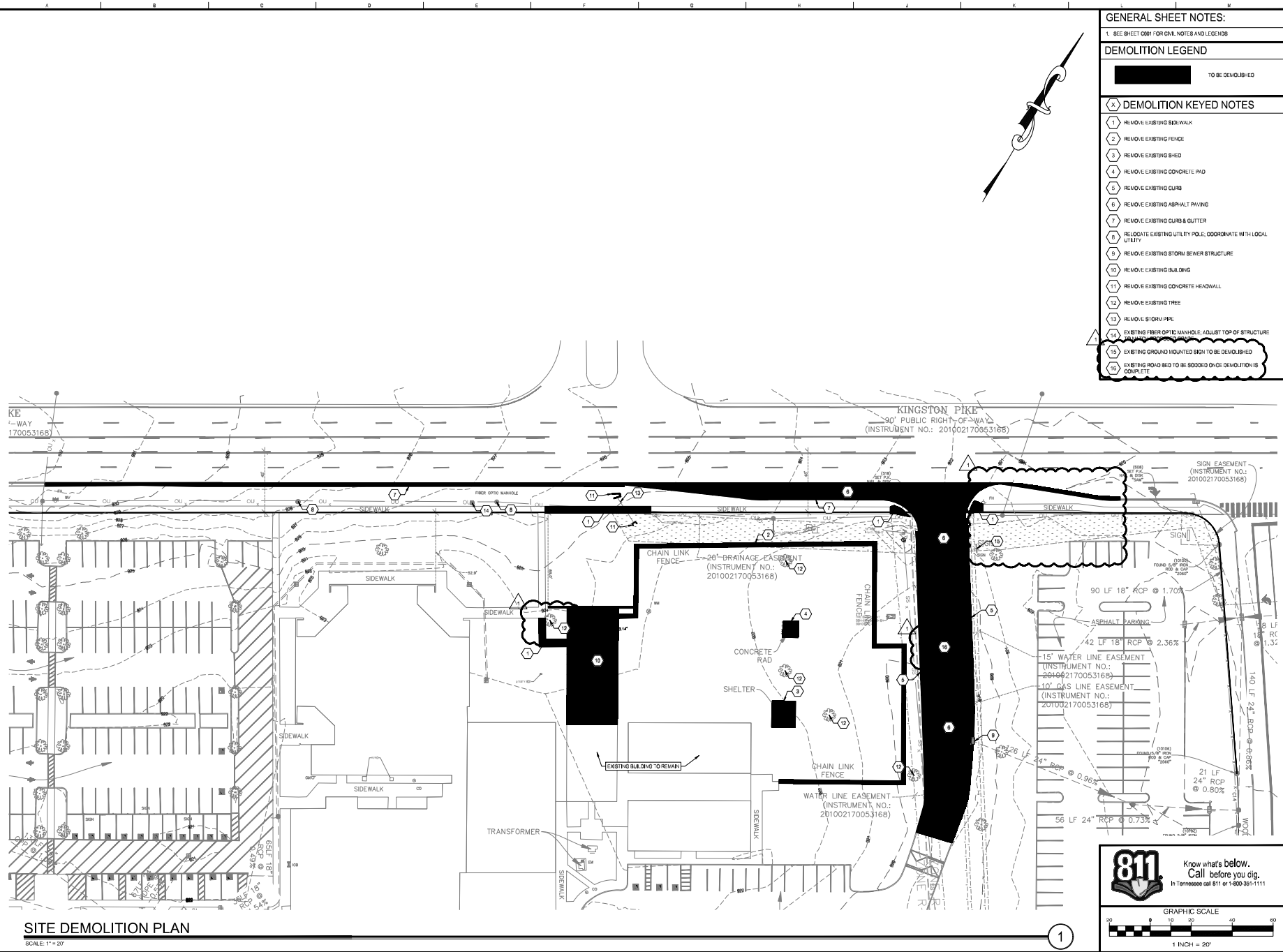
NO.	DATE	BY	REVISION
1	03/11/2024	MBI	REVIEW COMMENTS

SHEET INFORMATION

SHEET NO.	03/11/2024
DESIGNED BY	MBI
DRAWN BY	MBI
REVIEWED BY	MBI
SHEET TITLE	PHASE 2 EROSION PREVENTION & SEDIMENT CONTROL PLAN

SHEET NO. C101

Ref: Project: 2023-23462_Civil Baptist Concord Entrance Rehabilitation/03_CADD/23-462_C01.dwg, 3/17/2024, 2:11:07 PM



GENERAL SHEET NOTES:

1. SEE SHEET C001 FOR CIVIL NOTES AND LEGEND

DEMOLITION LEGEND

TO BE DEMOLISHED

DEMOLITION KEYED NOTES

- 1 REMOVE EXISTING SIDEWALK
- 2 REMOVE EXISTING FENCE
- 3 REMOVE EXISTING SHED
- 4 REMOVE EXISTING CONCRETE PAD
- 5 REMOVE EXISTING CURB
- 6 REMOVE EXISTING ASPHALT PAVING
- 7 REMOVE EXISTING CURB & GUTTER
- 8 RELOCATE EXISTING UTILITY POLE, COORDINATE WITH LOCAL UTILITY
- 9 REMOVE EXISTING STORM SEWER STRUCTURE
- 10 REMOVE EXISTING BUILDING
- 11 REMOVE EXISTING CONCRETE HEADWALL
- 12 REMOVE EXISTING TREE
- 13 REMOVE EXISTING PIPE
- 14 EXISTING FIBER OPTIC MANHOLE, ADJUST TOP OF STRUCTURE
- 15 EXISTING GROUND MOUNTED SIGN TO BE DEMOLISHED
- 16 EXISTING ROAD BED TO BE SMOOTHED ONCE DEMOLITION IS COMPLETE

SITE DEMOLITION PLAN
SCALE: 1" = 20'

811 Know what's below.
Call before you dig.
In Tennessee call 811 or 1-800-351-1111

GRAPHIC SCALE
0 10 20 30 40 50
1 INCH = 20'

MBI

ENGINEER

MBI COMPANY, INC.
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NASHVILLE, TN 37203

PHONE: (615) 881-0000
FAX: (615) 881-0000
WEB: mbiengineering.com
CONSULTANT

PROFESSIONAL SEAL

STATE OF TENNESSEE
REGISTERED PROFESSIONAL ENGINEER
No. 231482
EXPIRATION DATE 12/31/2024

PROJECT INFORMATION

PROJECT: NEW SITE ENTRANCE FOR FIRST BAPTIST CONCORD CHURCH
PROJECT ADDRESS: 1100 E. BENTLEY BLVD., NASHVILLE, TN 37203

PROJECT NO.: 231482

ACTIVE DESIGN PHASE

☒ PRELIMINARY DESIGN ONLY
☐ FOR PLANNING ONLY
☐ SCHEMATIC DESIGN
☐ DESIGN DEVELOPMENT
☐ CONSTRUCTION DOCUMENTS
☐ AS-BUILT RECORD SET

REVISION INFORMATION

NO.	DATE	BY	REVISION
1	03/11/2024	ALM	REVIEW COMMENTS

KEY PLAN

SHEET INFORMATION

SHEET TITLE	SHEET NO.
ENTRANCE	1

SITE DEMOLITION PLAN

SHEET NO.: C200

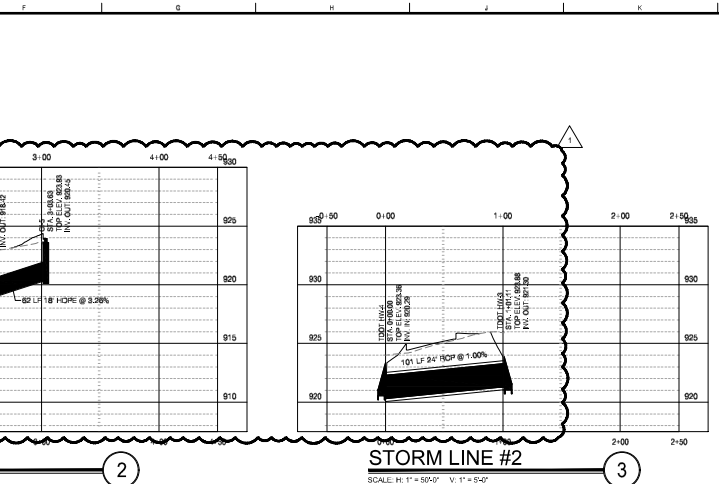
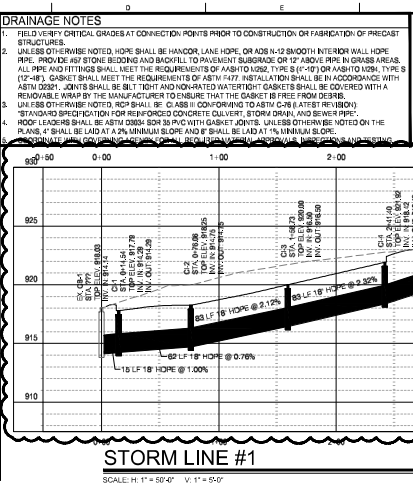
1. WHERE PROPOSED PAVEMENT ABUTS EXISTING PAVEMENT, THE EXISTING PAVEMENT SHALL BE CUT IN A NEAT STRAIGHT LINE THROUGH PAVEMENT AND BASE. PROVIDE A SMOOTH TRANSITION.
2. INSTALL EXPANSION JOINT MATERIAL BETWEEN NEW AND EXISTING CONCRETE AND OR ASPHALT.
3. MAINTAIN AND PROTECT EXISTING PAVEMENT OR GRAVEL SURFACES WHICH ARE TO REMAIN. CONTRACTOR SHALL REPLACE DAMAGED AREAS, MATCHING DEPTH, MATERIAL AND GRADE OF EXISTING SURFACES.
4. JOINTS SHOWN ARE TO FACE OF CURB, CENTER OF COLUMN, CENTER OF BUILDING EXTERIOR OR CENTER OF PAINTED STRIPS.
5. SIDEWALK AND PAVING JOINTS ARE SHOWN FOR REFERENCE ONLY. REVIEW JOINT LAYOUT WITH ALL SPECIFICATIONS AND DETAILS BEFORE POURING CONCRETE.



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- GRADING NOTES**
1. FIELD VERIFY CRITICAL GRADES AT CONNECTION POINTS PRIOR TO CONSTRUCTION AND NOTIFY PROJECT MANAGER OR ENGINEER OF ANY DISCREPANCIES.
 2. THE MINIMUM SLOPE FOR PARKING, SIDEWALKS, AND LANDSCAPED AREAS IS 1%. FIELD VERIFY MINIMUM SLOPE IS ACHIEVED.
 3. MAXIMUM SLOPE IN HANDICAP PARKING AREAS IS 2%. MAXIMUM LONGITUDINAL SIDEWALK SLOPE IS 3%. SLOPE SPECIALS AWAY FROM BUILDING AT 1/2% CROSS SLOPE UNLESS OTHERWISE NOTED. SIDEWALK CROSS SLOPE CANNOT EXCEED 2% IN ANY CASE.
 4. UNLESS OTHERWISE NOTED, ELEVATIONS SHOWN REPRESENT FINISHED GRADES. ADJUST FOR PAVEMENT THICKNESS, TOPSOIL, ETC.
 5. ADJUST DRAINAGE STRUCTURE TOPS AS NECESSARY TO MATCH FINAL GRADES.
 6. NO SLOPE SHALL BE STEEPER THAN 3:1 (H:V).
 7. ALL EARTHWORK SHALL MEET THE FOLLOWING REQUIREMENTS AT A MINIMUM:
 - A. FOLLOW RECOMMENDATIONS OF THE PROJECT SURFACE INVESTIGATION REPORT. REPORT ANY CONTRADICTIONS TO THE PROJECT MANAGER. SOIL EXCAVATION SHALL BE CONSIDERED AS UNCLASSIFIED.
 - B. COORDINATE WITH OWNER TO OBTAIN CERTIFICATION FROM A TESTING LAB, BONDED AND SEALED BY AN ENGINEER, STATING THAT ALL EARTHWORK IS IN ACCORDANCE WITH THE CONTRACT DOCUMENTS AND SUBSURFACE INVESTIGATION REPORT AND SOILS ARE CAPABLE OF SUPPORTING THE STRUCTURE AND IMPROVEMENTS.
 - C. SUBMIT SOIL SAMPLES FOR TESTING AS REQUIRED BY THE PROJECT GEOTECHNICAL ENGINEER. SOIL FOR COMPACTED BACKFILL AND ENGINEERED FILL SHALL CONSIST OF CLEAN GRANULAR SOILS. CLAY SOILS OR SHALE SOILS HAVING A PLASTICITY INDEX OF LESS THAN 3% AND A MINIMUM DENSITY OF 90 POUNDS PER CUBIC FOOT WHEN COMPACTED TO ONE HUNDRED PERCENT (100%) OF ITS MAXIMUM DRY DENSITY PER STANDARD PROCTOR TEST. ASTM D698 MATERIAL SHALL BE FREE OF VEGETATION, ROOTS, ROCKS LARGER THAN 2" IN ANY DIMENSION, DEBRIS AND OTHER DELETERIOUS MATERIALS. RESIDUAL SOIL EXCAVATED AT THE SITE MAY BE USED FOR BACKFILL IF IT MEETS THE SPECIFICATION REQUIREMENTS. THE MOISTURE CONTENT OF THE FILL SOILS SHOULD BE MAINTAINED WITHIN +3 AND -3 PERCENTAGE POINTS OF OPTIMUM MOISTURE CONTENT DETERMINED FROM THE STANDARD PROCTOR COMPACTION TEST.
 - D. ALL FILL IN AREAS TO BE OCCUPIED BY THE BUILDINGS AND PAVING, INCLUDING AN AREA 10 FEET OUTSIDE THE PERIMETERS THEREOF, SHALL BE CONTROLLED (ENGINEERED) FILL AND THE COMPACTION SHALL BE TESTED BY A LICENSED AND QUALIFIED GEOTECHNICAL ENGINEER. CONTROLLED FILL IN AREAS OF BUILDINGS SHALL BE COMPACTED IN MAXIMUM 4" LIFTS TO AT LEAST 98% OF MAXIMUM DRY DENSITY WITHIN 3% OF OPTIMUM MOISTURE CONTENT IN ACCORDANCE WITH ASTM SPECIFICATION D-1557 STANDARD PROCTOR. FILL IN AREAS OF ASPHALT PAVING SHALL BE COMPACTED IN MAXIMUM 8" LIFTS TO AT LEAST 98% OF MAXIMUM DRY DENSITY WITHIN 3% OF OPTIMUM MOISTURE CONTENT IN ACCORDANCE WITH ASTM SPECIFICATION D-698. THE UPPER 12 INCHES OF FILL BENEATH PAVEMENTS AND LOWER 24 INCHES BENEATH FOOTINGS AND GRADE SLABS SHALL BE COMPACTED TO 100% PROCTOR 99% COMPACTION IN ALL OTHER AREAS.
 - E. AFTER STRIPPING TOPSOIL, ALL FILL AREAS SHALL BE PROFFERED AND MONITORED BY THE PROJECT GEOTECHNICAL ENGINEER.
 - F. FILL OUTSIDE OF BUILDING AND PAVEMENT SHALL BE PLACED IN 8" LIFTS IN THE PRESENCE OF A REPRESENTATIVE OF THE SOIL TESTING LAB, COMPACTED TO SPECIFIED REQUIREMENTS, AND TESTED EVERY 800 SF FOR EACH LAYER OF FILL. REVIEW ANY INADEQUATELY PLACED FILL TO MEET PROJECT SPECIFICATIONS.
 - G. ALL LANDSCAPED AND GRASS AREAS SHALL HAVE A MINIMUM OF 5" OF CLEAN TOPSOIL.
 - H. TOLERANCES FOR SURFACES: HARDSCAPE: $\pm 0.005'$
 - I. LANDSCAPE/DEVELOPED AREAS: $\pm 0.01'$
 - J. ALL OFFSITE BORROW AND SPILL SITES, IF REQUIRED, MUST BE PROPERLY PERMITTED.



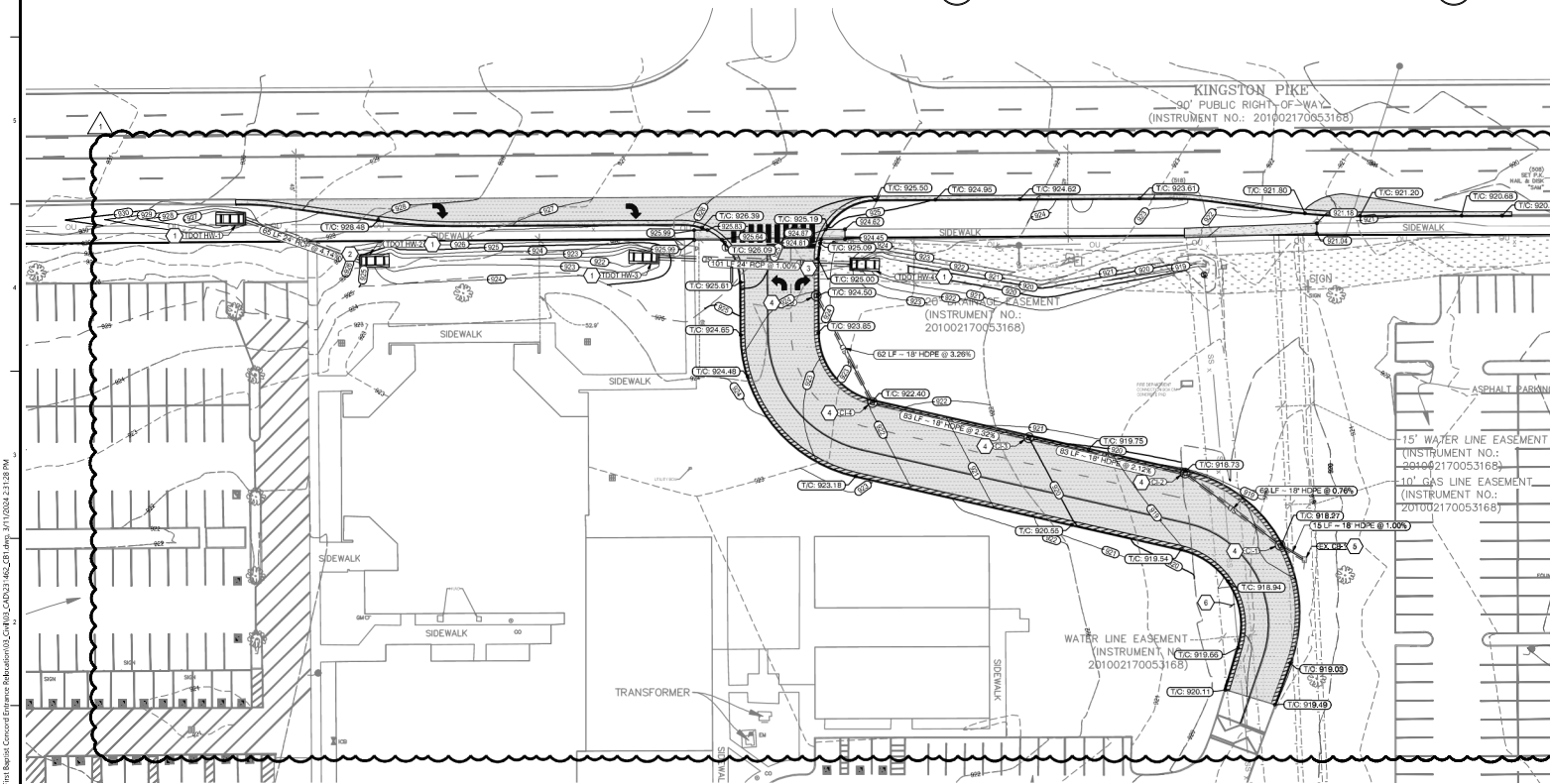
SHEET KEYED NOTES

1. 1200' D-SEW 14" SAFETY ENDWALLS, SEE DETAIL 1008A
2. 1200' STANDARD CONCRETE PIPE INSTALLATION, SEE DETAIL 1008B
3. 1200' STANDARD FLEXIBLE PIPE INSTALLATION, SEE DETAIL 1008C
4. CURB INLET, SEE DETAIL 21000
5. CONNECT TO EXISTING STORM DRAINAGE CATCH BASIN

PROFILE LEGEND

EXISTING GRADE
PROPOSED GRADE

STORM LINE #4
SCALE: H: 1" = 50'-0" V: 1" = 5'-0"



STRUCTURE TABLE

NAME	TOP ELEV.	INV IN	INV OUT	DIAMETER IN	DIAMETER OUT
T00T HW-3	923.86	921.30			24
T00T HW-2	925.57	922.82		24	
T00T HW-1	928.25		925.50		24
EX. CS-1	918.03	914.14		18	
C-1	917.78	914.29	914.29	18	18
C-2	918.75	914.75	914.75	18	18
C-3	920.00	918.00	918.00	18	18
C-4	921.82	918.42	918.42	18	18
C-5	923.85	920.45		18	
T00T HW-4	923.36	920.29		24	

GRAPHIC SCALE
1 INCH = 30'

MBI

ENGINEER

188 COMMERCE P.C.
700 N. WILSON AVENUE
NASHVILLE, TN 37219

PHONE: (615) 481-0000
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WEBSITE: mbiengineering.com

CONSULTANT

**NEW SITE
BAPTIST CONCORD CHURCH**
PROJECT ADDRESS

1100 E. BROADWAY
NASHVILLE, TN 37203

PROJECT NO.: 231482

ACTIVE DESIGN PHASE

DESIGN ONLY
FOR PLANNING ONLY
SCHEMATIC DESIGN
DESIGN DEVELOPMENT
CONSTRUCTION DOCUMENTS
AS-BUILT RECORD SET

REVISION INFORMATION

NO.	DATE	REVISION
1	03/11/2024	REVIEW COMMENTS

SHEET INFORMATION

SHEET NO.: 811

DESIGNED BY: JAL

DRAWN BY: JAL

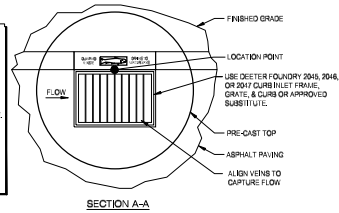
CHECKED BY: AUSA

SHEET TITLE:

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SITE GRADING & DRAINAGE PLAN

SHEET NO.: C400



CURB INLET





PROJECT INFORMATION
PROJECT: NEW SITE ENTRANCE FOR FIRST BAPTIST CONCORD CHURCH
PROJECT ADDRESS: 1100 E. 10TH AVE. S. FARGO, ND 58103

PROJECT NO: 231482
ACTIVE DESIGN PHASE: ☒ DESIGN ONLY
☐ FOR PLANNING ONLY
☐ SCHEMATIC DESIGN
☐ DESIGN DEVELOPMENT
☐ CONSTRUCTION DOCUMENTS
☐ AS-BUILT RECORD SET

DESIGN INFORMATION
DATE: 01-07-2019
BY: MIA-CR-5

REVISIONS

REVISIONS

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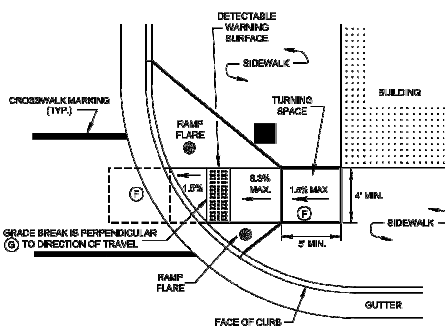
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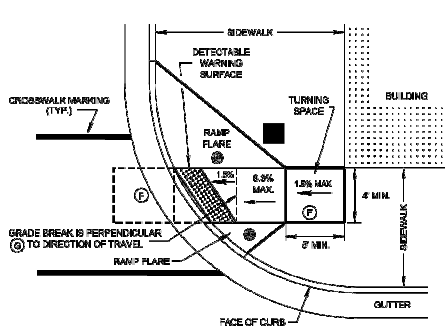
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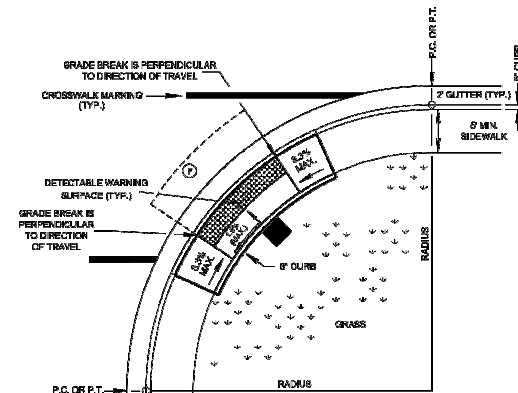


BI-DIRECTIONAL SIDEWALK
PREFERRED

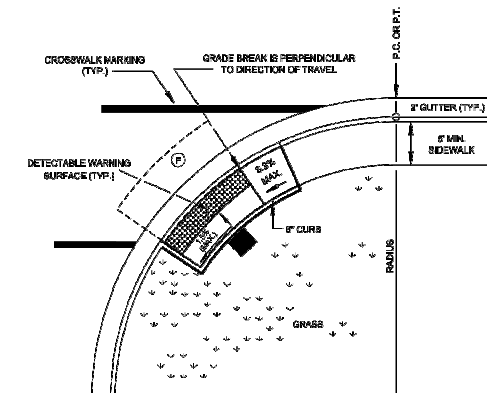


BI-DIRECTIONAL SIDEWALK
ALTERNATIVE PLACEMENT

PERPENDICULAR CURB RAMPS
FOR SINGLE CROSSING



LOWERED CORNER CURB RAMP
WITH BI-DIRECTIONAL SIDEWALK



LOWERED CORNER CURB RAMP
WITH SINGLE DIRECTIONAL SIDEWALK
ALTERNATIVE "A"
THIS RAMP MAY BE USED WITH
TWO DIRECTION CROSSWALK.

PARALLEL CURB RAMPS
FOR SINGLE CROSSING

LEGEND	
○	DIMENSION VARIES RELATIVE TO LONGITUDINAL ROADWAY GRADE, 0.5% DESIRABLE (10.0% MAX.)
■	DENOTES: APPROXIMATE PEDESTRIAN PUSHBUTTON LOCATION FOR SIGNALIZED INTERSECTIONS

GENERAL NOTES	
A	FOR DETECTABLE WARNING SURFACE DETAILS SEE STD. DWG. MM-CR-1. FOR ADDITIONAL DETAILS AND OTHER INFORMATION FOR PERPENDICULAR CURB RAMPS NOT SHOWN ON THIS DRAWING SEE STD. DWG. MM-CR-2 AND FOR PARALLEL CURB RAMPS SEE STD. DWG. MM-CR-3. FOR CROSSWALK MARKING DETAILS SEE STD. DWG. T-44-1.
B	IF PERPENDICULAR CURB RAMPS AND TURNING SPACE CANNOT BE CONSTRUCTED DUE TO LIMITED RIGHT-OF-WAY, USE PARALLEL CURB RAMP INSTEAD.
C	CARE SHALL BE TAKEN ON ALL ROADWAY CURB RAMPS AT INTERSECTIONS WITH SIDEWALK AND CURB RAMPS TO ENSURE A UNIFORM GRADE AROUND THEM. THE ROADWAY CURB RAMP GRADE SHALL BE FREE OF SAGS AND SHORT GRADE CHANGES.
D	SIDEWALK WIDTH SHALL NOT INCLUDE 6" CONCRETE CURB. THE MAXIMUM SIDEWALK CROSS SLOPE IS 1.5%.
E	DRAINAGE STRUCTURES SHALL NOT BE PLACED IN THE CROSSWALK OR IN FRONT OF THE CURB RAMP.
F	TURNING SPACE / CLEAR SPACE: CLEAR SPACE BEYOND THE BOTTOM GRADE BREAK IS REQUIRED. A CLEAR SPACE 4' MIN. (BY 4' MIN.) SHALL BE PROVIDED WITHIN THE WIDTH OF THE PEDESTRIAN STREET CROSSING AND WHOLLY OUTSIDE THE PARALLEL VEHICLE TRAVEL LANE. TURNING SPACE MUST BE PROVIDED AT THE TOP OF PERPENDICULAR CURB RAMPS. THE TURNING SPACE MUST BE 4' MIN. (BY 4' MIN.) AND IS PERMITTED TO OVERLAP OTHER TURNING SPACES AND CLEAR SPACES. IF THE TURNING SPACE IS CONSTRAINED AT THE BACK OF THE SIDEWALK, THE TURNING SPACE MUST BE 4' MIN. (BY 4' MIN.) WITH THE 5' DIMENSION PROVIDED IN THE DIRECTION OF THE RAMP RUN. FOR PARALLEL CURB RAMPS, A TURNING SPACE 4' MIN. (BY 4' MIN.) SHALL BE PROVIDED AT THE BOTTOM OF THE CURB RAMP AND SHALL BE PERMITTED TO OVERLAP OTHER TURNING SPACES AND CLEAR SPACES. IF THE TURNING SPACE IS CONSTRAINED ON 2 OR MORE SIDES, THE TURNING SPACE SHALL 4' MIN. (BY 5' MIN.) THE 5' DIMENSION SHALL BE PROVIDED IN THE DIRECTION OF THE PEDESTRIAN STREET CROSSING.
G	GRADE BREAKS: GRADE BREAKS AT THE TOP AND BOTTOM OF CURB RAMP RUNS SHALL BE PERPENDICULAR TO THE DIRECTION OF THE CURB RAMP RUN. GRADE BREAKS SHALL NOT BE PERMITTED ON THE SURFACE OF CURB RAMP RUNS AND TURNING SPACES. SURFACE SLOPES THAT MEET AT GRADE BREAKS SHALL BE FLUSH. WHERE THE END OF BOTTOM GRADE BREAK IS BEHIND THE BACK OF CURB AND THE DISTANCE FROM EITHER END OF THE BOTTOM GRADE BREAK TO THE BACK OF CURB IS 5' OR LESS, DETECTABLE WARNING SURFACES SHALL BE PLACED ON THE CURB RAMP RUN WITHIN ONE CORNER SPACING OF THE BOTTOM GRADE BREAK.
H	PEDESTRIAN SIGNAL PUSHBUTTON: WHERE PEDESTRIAN SIGNALS ARE PROVIDED AT PEDESTRIAN STREET CROSSINGS, THEY SHALL INCLUDE ACCESSIBLE PEDESTRIAN SIGNALS AND PUSHBUTTONS COMPLYING WITH SECTIONS 4E.05 THROUGH 4E.13 OF THE MUTCD. WHEN TWO PEDESTRIAN PUSHBUTTONS ARE ON ONE CORNER THEY WILL BE SEPARATED BY 10 FEET.
I	PAYMENT: COST OF CURB AND GUTTER TO BE INCLUDED IN THE PRICE OF ITEM NO. 702-01, CONCRETE CURB, PER C.Y. OR ITEM NO. 702-02, CONCRETE COMBINED CURB & GUTTER, PER C.Y.
J	NEW CURB RAMPS: ALL COSTS OF INSTALLING CURB RAMPS, INCLUDING DETECTABLE WARNING SURFACES IN NEWLY CONSTRUCTED SIDEWALK AREAS, SHALL BE PAID BY ITEM NO. 701-02.03, CONCRETE CURB RAMP, PER S.F.
K	PAYMENT SHALL INCLUDE ALL MATERIALS, EQUIPMENT, AND LABOR NECESSARY FOR CONSTRUCTION OF THE CURB RAMPS, INCLUDING INSTALLATION OF DETECTABLE WARNING SURFACES.
L	CURB RAMPS (RETROFIT): ALL COSTS OF INSTALLING CURB RAMPS, INCLUDING DETECTABLE WARNING SURFACES IN EXISTING SIDEWALK AREAS, REMOVAL OF THE EXISTING SIDEWALK, AND ADJUSTMENT OF GUTTER PAN SLOPE SHALL BE PAID BY ITEM NO. 701-02.03, CONCRETE CURB RAMP, PER S.F.
M	PAYMENT SHALL INCLUDE ALL MATERIALS, EQUIPMENT, AND LABOR NECESSARY FOR CONSTRUCTION OF THE CURB RAMPS, INCLUDING INSTALLATION OF DETECTABLE WARNING SURFACES.

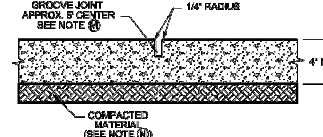
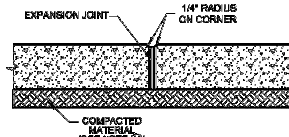
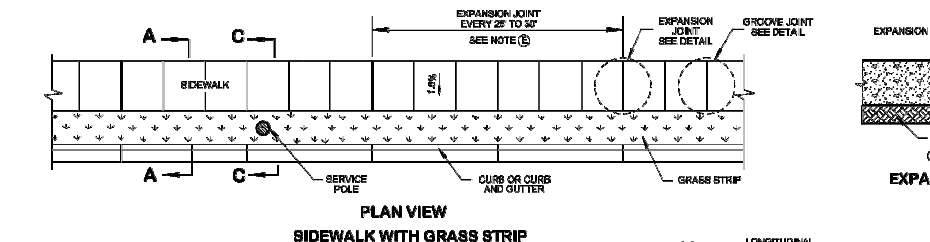


SINGLE CROSSING
CURB RAMP
IN CURVE

01-07-2019 MIA-CR-5

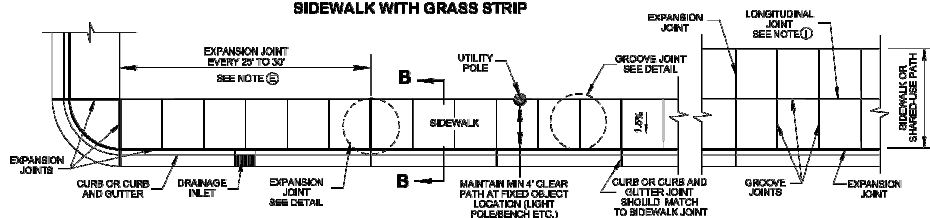
TDOT STANDARD SINGLE CROSSING CURB RAMP IN CURVE

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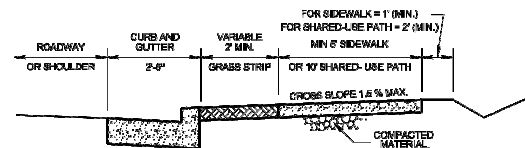


EXPANSION JOINT DETAIL

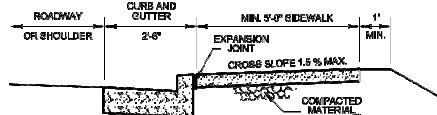
HAND TOOL GROOVE JOINT DETAIL



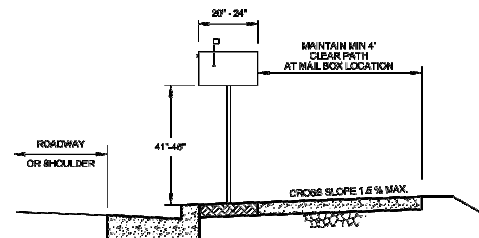
PLAN VIEW
SIDEWALK WITHOUT GRASS STRIP
(NOTE: WHEN NEEDED DUE TO EXTREME SITE CONDITIONS THE PLACEMENT OF SERVICE APPURTENANCES SHALL PROVIDE MINIMUM 4' CLEAR PATH.)



SECTION A-A
TYPICAL SIDEWALK CROSS SECTION
WITH GRASS STRIP



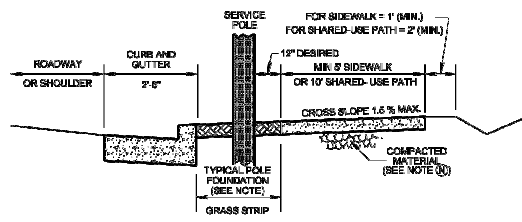
SECTION B-B
TYPICAL SIDEWALK CROSS SECTION
WITHOUT GRASS STRIP



MAILBOX DETAIL

NOTE: EDGE OF MAILBOX SHALL NOT OVERHANG BEYOND THE BACK OF THE CURB, NOR SHALL THE MAILBOX OVERHANG THE SIDEWALK SUCH THAT THE USABLE WIDTH IS LESS THAN 4 FEET.

IF NEEDED, REMOVAL AND RESETTING MAILBOXES TO BE INCLUDED IN THE COST OF SIDEWALK.



NOTE: IF SERVICE POLE IS PLACED IN GRASS STRIP THE POLE SHALL HAVE MIN. 2' OFFSET FROM TRAVELLED LANE. MINIMUM 30\"/>

SERVICE APPURTENANCES (LARGE SIGNS, STRUCTURES, SIGNAL, LUMINARY AND UTILITY POLES 2' DIAMETER OR LARGER) SHALL BE PLACED OUTSIDE THE PEDESTRIAN ACCESSIBLE SPACE, PREFERABLY OUTSIDE THE SIDEWALK AREA AND INSIDE THE RIGHT-OF-WAY.

SECTION C-C
TYPICAL SIDEWALK CROSS SECTION
WITH GRASS STRIP AND SERVICE APPURTENANCES

REFERENCED STANDARD DRAWINGS	
SEE T-M-4, FOR CROSS WALK MARKING	
SEE M-M-8-R-1, FOR CURB RAMP DETAILS	
SEE M-M-8-R-1, FOR PEDESTRIAN RAIL REQUIREMENTS & S-P-1-S, FOR GUARDRAIL PLACEMENT	
SEE M-M-8-R-2, FOR ALTERNATE DETAILS FOR CONCRETE SIDEWALK (REHABILITATION);	
SEE R-P-8-C-1, FOR 8" SLOPING CONCRETE CURBS AND CONCRETE CURBS AND GUTTERS	
SEE R-P-8-C-1 OR 11, FOR VERTICAL CONCRETE CURBS AND CONCRETE CURBS AND GUTTER DETAILS	
SEE M-M-8-R-1 THRU M-M-8-R-4, FOR BIKE LANE/ROUTE PAVEMENT MARKINGS	
SEE R-P-8-D-15 & 18 FOR CONCRETE DRIVEWAYS	
SEE M-M-8-R-2 FOR PEDESTRIAN FACILITY LATERAL OFFSETS, BUFFER GUIDANCE.	
SEE M-M-8-R-3 FOR SHARED USE TYPICAL SECTIONS	

- GENERAL NOTES**
- ALWAYS PLACE SIDEWALK AS FAR AS AWAY FROM THE TRAVELLED WAY WHEN POSSIBLE. FOR SPECIFICATIONS SEE "STANDARD SPECIFICATIONS FOR ROAD AND BRIDGE CONSTRUCTION" OF THE TENNESSEE DEPARTMENT OF TRANSPORTATION.
 - WHERE IT BECOMES NECESSARY TO REMOVE PARTS OF EXISTING CONCRETE SIDEWALKS OR RAMPS, THE RESULTING EDGES SHALL BE CUT TO A NEAT LINE, AND ANY OFFSETS IN SUCH LINES SHALL BE MADE AT RIGHT ANGLES.
 - SIDEWALK WIDTHS DO NOT INCLUDE THE SIX INCH CURB WIDTH OF PROPOSED TOP OF CURB.
 - MAXIMUM SIDEWALK CROSS SLOPE IS 1.5 %. ALL SIDEWALKS SHALL HAVE A BROOM FINISH AND SHALL BE 4\"/>
 - EXPANSION JOINTS ARE TO BE PLACED 25 TO 30 FEET APART DEPENDING ON TRANSVERSE JOINT MARKINGS AND NEED TO MATCH CURB EXPANSION JOINT WHERE SIDEWALK IS BUILT DIRECTLY AGAINST CURB, OR AS DIRECTED BY THE ENGINEER WHERE THE PROPOSED SIDEWALK IS IN CONTACT WITH THE STREET RETURNS, OR BUILDING LINES PRODUCED AT STREET INTERSECTIONS, WHERE WALKS LEAD TO HOUSE OR OTHER ENTRANCES AND AN OTHER LOCATIONS WHERE STRESSES MAY DEVELOP. THE COST OF ALL EXPANSION JOINTS IS TO BE INCLUDED IN THE UNIT PRICE BID FOR THE PROPOSED SIDEWALK.
 - CONCRETE JOINT MATERIAL TO BE FLUSH WITH THE SIDEWALK SURFACE, ONE INCH PREFORMED FILLER IN ACCORDANCE WITH SECTION 701.06 OF THE STANDARD SPECIFICATIONS.
 - ONE INCH EXPANSION JOINTS ARE TO BE PLACED WHERE THE PROPOSED SIDEWALK IS IN CONTACT WITH CURBULAR CURBS, BUILDINGS AND/OR RETAINING WALLS.
 - HALF INCH EXPANSION JOINTS ARE TO BE USED AT ALL OTHER LOCATIONS.
 - LONGITUDINAL JOINT MARKINGS WILL NOT BE REQUIRED ON SIDEWALKS THAT ARE 5 FEET OR LESS IN WIDTH. ONE LONGITUDINAL JOINT MARKING WILL BE REQUIRED ON SIDEWALKS OVER 5 FEET BUT LESS THAN 9 FEET IN WIDTH. TWO LONGITUDINAL JOINT MARKINGS WILL BE REQUIRED ON SIDEWALKS OVER 9 FEET BUT LESS THAN 12 FEET IN WIDTH.
 - TRANSVERSE JOINT MARKERS ARE TO BE MADE TO FORM BLOCKS AS NEARLY TO SQUARE AS PRACTICAL.
 - WHEN LEAVING A SQUARE OPENING IN THE SIDEWALK, THE LENGTH OF THE SIDE OF THE SQUARE OPENING SHOULD BE EQUAL TO THE DIAMETER OF THE FIXED OBJECT PLUS SIXTEEN INCHES. IT WILL BE BORDERED BY HALF INCH EXPANSION JOINT.
 - WHEN NEW SIDEWALK IS PLACED ADJACENT TO EXISTING SIDEWALK THE CONTRACTOR SHALL CORRECT ALL ABRUPT CHANGES AND SLOPES TO PROVIDE A SMOOTH TRANSITION FROM THE LIMIT OF CONSTRUCTION TO EXISTING PEDESTRIAN FACILITY.
 - DIVID THE SURFACE OF SIDEWALKS INTO BLOCKS USING A GROOVING TOOL. SPACE THE GROOVES APPROXIMATELY 6 FEET APART TO PRODUCE SQUARE BLOCKS UNLESS OTHERWISE DIRECTED BY THE ENGINEER.
 - SHAPE AND COMPACT THE SUBGRADE TO A FIRM, EVEN SURFACE IN REASONABLY CLOSE CONFORMITY WITH THE GRADE AND CROSS-SECTION SHOWN ON THE PLANS. REMOVE ALL SOFT AND YIELDING MATERIAL, REPLACE IT WITH ACCEPTABLE MATERIAL, AND COMPACT IT AS DIRECTED BY THE ENGINEER.

REV. 05-25-19: REVISED GENERAL NOTES (5), (6), (8) & (9) ALONG WITH DETAIL NOTES FOR "TYPICAL SIDEWALK CROSS SECTION WITH GRASS STRIP" AND "SERVICE APPURTENANCES" AND "REHABILITATION CONSTRUCTION DETAILS WITHOUT GRASS STRIP". ADDED NOTE TO HAND TOOL DETAIL.

REV. 05-25-2023: SIDEWALK PLAN VIEW AND GROOVE JOINT DETAIL WERE ADDED. REVISED GENERAL NOTE (5) AND ADDED GENERAL NOTES (3) AND (8) SIDEWALK CONSTRUCTION DETAILS WERE REMOVED. SECTION C-C NOTE WAS REVISED.

REV. 07-07-2023: REVISED MAILBOX DETAIL AND NOTE.

(Replaces Std. Draw. RP-8-7)

STATE OF TENNESSEE
STANDARD DRAWING
DEPARTMENT OF TRANSPORTATION

DETAILS FOR CONCRETE SIDEWALK

01-07-2016 MM-SW-1

TDOT STANDARD CONCRETE SIDEWALK

1

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PROJECT INFORMATION
PROJECT: NEW SITE ENTRANCE FOR FIRST BAPTIST CONCORD CHURCH
PROJECT ADDRESS: 1100 E. HENRY RD. HENRY, TN 38550

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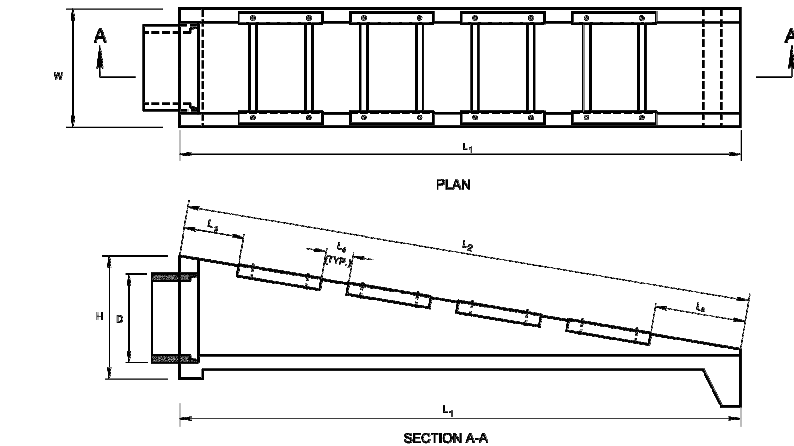
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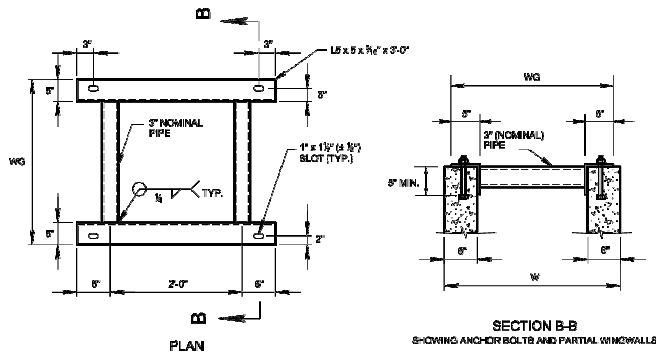
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SECTION A-A



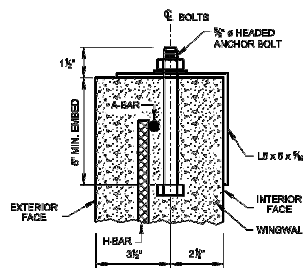
SECTION B-B
SHOWING ANCHOR BOLTS AND PARTIAL WINGWALLS

STEEL PIPE GRATE

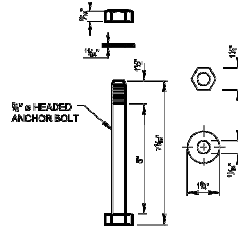
ALTERNATE ANCHORS FOR STRUCTURAL STEEL GRATES

CERTIFICATION
DRILLED-IN EPOXY ANCHORS OR CAST-IN THREADED INSERTS MAY BE UTILIZED IN LIEU OF CAST-IN HEADED ANCHOR BOLTS PROVIDED THAT THE CONTRACTOR FURNISHES CERTIFIED ANCHOR PULL OUT DATA FROM AN INDEPENDENT TESTING LABORATORY USING CLASS "A" CONCRETE AS PRESCRIBED BY TENNESSEE HIGHWAY SPECIFICATIONS. THE REQUIRED ULTIMATE LOAD FOR 1/2" DIAMETER ANCHORS IS 10,000 POUNDS.

NOTE:
BOLTS SHALL NOT EXTEND MORE THAN 1/2" ABOVE TOP OF NUTS.



ANCHOR BOLT ASSEMBLY



ANCHOR BOLT DETAIL

SIDE DRAIN DIA. (D)	DIMENSIONS AND QUANTITIES FOR ONE ENDWALL									
	CONCRETE ENDWALL DIMENSIONS				GRATE PLACEMENT DIMENSIONS			STRUCTURAL STEEL GRATE DIMENSIONS AND QUANTITY		STRUCT. STEEL
	H	W	L1	L2	L3	L4	L5	WG	NO. REQD.	
12"	SEE STD. DWG. D-PE-18A	2'-2"	1'-0"	2'-13/4"	2'-8"	2	172			
18"	SEE STD. DWG. D-PE-18A	10 1/8"	1'-0"	1'-0"	2'-8"	3	286			
24"	SEE STD. DWG. D-PE-24A	2'-2"	1'-0"	3'-2 3/4"	3'-3"	3	286			
30"	SEE STD. DWG. D-PE-30A	2'-2"	1'-0"	3'-2 3/4"	3'-10"	4	684			
36"	SEE STD. DWG. D-PE-36A	2'-2"	1'-0"	2'-8 1/4"	4'-5"	6	976			
42"	SEE STD. DWG. D-PE-42A	2'-2"	1'-0"	1'-10 3/4"	5'-0"	6	1,302			
48"	SEE STD. DWG. D-PE-48A	2'-2"	1'-0"	1'-0"	5'-7"	7	1,688			

GENERAL NOTES

- DRAWING TO BE USED FOR ALL 12" THRU 48" SIDE DRAIN CONCRETE ENDWALLS. REFER TO THE FOLLOWING STANDARD DRAWINGS FOR CONSTRUCTION DIMENSIONS:
12" ENDWALL - SEE D-PE-18A & D-PE-18B WITH 8:1 WINGWALL SLOPE
18" ENDWALL - SEE D-PE-18A & D-PE-18B WITH 8:1 WINGWALL SLOPE
24" ENDWALL - SEE D-PE-24A & D-PE-24B WITH 8:1 WINGWALL SLOPE
30" ENDWALL - SEE D-PE-30A & D-PE-30B WITH 8:1 WINGWALL SLOPE
36" ENDWALL - SEE D-PE-36A & D-PE-36B WITH 8:1 WINGWALL SLOPE
42" ENDWALL - SEE D-PE-42A & D-PE-42B WITH 8:1 WINGWALL SLOPE
48" ENDWALL - SEE D-PE-48A & D-PE-48B WITH 8:1 WINGWALL SLOPE
- SIDE DRAIN CONCRETE ENDWALL REQUIRES STEEL PIPE GRATES SHOWN ON THIS DRAWING. THE CONTRACTOR SHALL OMIT THE CONCRETE BLOCKOUTS (4" x 7") AS SHOWN ON STANDARD DRAWING D-PE-49 SECTION D-D THRU WINGWALL AND SUBSTITUTE THE FOLLOWING REINFORCING BARS:
30" ENDWALL - SUBSTITUTE A485 & A486 BY EXTENDING A484 TO 15'-0"
36" ENDWALL - SUBSTITUTE A484 & A485 BY EXTENDING A485 TO 22'-0"
42" ENDWALL - SUBSTITUTE A485 (2 BARS), A486 & A487 BY EXTENDING A484 TO 26'-0"
48" ENDWALL - SUBSTITUTE A485 (2 BARS), A486 & A487 BY EXTENDING A484 TO 29'-0"
- THE MATERIALS, WELDING AND PAINTING FOR STRUCTURAL STEEL GRATE SHALL CONFORM TO THE FOLLOWING SPECIFICATIONS:
 - ANGLES: ASTM A36
 - STEEL PIPE: ASTM A33 GRADE B, STANDARD WEIGHT (SW) OR ASTM A300 GRADE B AND SHALL BE GALVANIZED FOR 12" THRU 36" DIAMETER PIPE CULVERT, ASTM A33 GRADE B, DOUBLE EXTRA STRONG WEIGHT (XDS) - FOR 30" THRU 48" DIAMETER PIPE CULVERT.
 - WELDING: AASHTOWS D1.6M/D1.6 BRIDGE WELDING CODE (LATEST EDITION)
 - ALL STEEL GRATES SHALL BE GALVANIZED.
 - PIPES ARE TO BE VENTED PER GALVANIZATION REQUIREMENTS. HOLE SIZE AND LOCATIONS WILL BE DETERMINED BY GALVANIZER DURING THE APPLICATION.THE MATERIAL AND GALVANIZING FOR BOLTS, NUTS AND WASHERS SHALL CONFORM TO THE FOLLOWING SPECIFICATIONS:
 - BOLTS, NUTS AND WASHERS: ASTM F1554 GRADE 36
 - GALVANIZING: ASTM A153
- THE INCIDENTAL ITEMS NECESSARY TO COMPLETE THE INSTALLATION AND FURNISHING OF THE STEEL PIPE GRATE, INCLUDING ALL MATERIALS, LABOR, AND HARDWARE, SHALL BE INCLUDED IN THE BID PRICE FOR THE SIDE DRAIN ENDWALL.
- PAYMENT WILL BE MADE UNDER ITEM NUMBERS:

611-07.30	18" ENDWALL (SIDE DRAIN)	EACH
611-07.31	18" ENDWALL (SIDE DRAIN)	EACH
611-07.32	24" ENDWALL (SIDE DRAIN)	EACH
611-07.33	30" ENDWALL (SIDE DRAIN)	EACH
611-07.34	36" ENDWALL (SIDE DRAIN)	EACH
611-07.35	42" ENDWALL (SIDE DRAIN)	EACH
611-07.36	48" ENDWALL (SIDE DRAIN)	EACH
- THE CONTRACTOR MAY ELECT TO SUBSTITUTE AN APPROVED ALTERNATIVE DESIGN.
- DIMENSIONAL AND REINFORCING TOLERANCES WILL BE AS SHOWN IN STANDARD OPERATING PROCEDURE (SOP) 5-6.

- REV. 7-10-12: REVISED ALTERNATE ANCHORS FOR STRUCTURAL STEEL GRATE NOTE.
- REV. 1-10-18: CHANGED REQUIREMENT FOR GRATE ON ALL ENDWALLS.
- REV. 8-14-12: REVISED NOTE (2) ADDED NOTE (3) AND (4).
- REV. 3-12-12: REVISED GENERAL NOTES, ADDED FOOTNOTE TO TABLE.
- REV. 12-22-12: RENAMED AND REDREW SHEET.
- REV. 10-10-12: REVISED SLOT DIMENSION, ADDED ANCHOR BOLT DETAIL AND REVISED 12" PIPE GRATE PLACEMENT DIMENSIONS.
- REV. 12-24-12: REVISED GENERAL NOTES (2) AND (3).
- REV. 10-26-11: ADDED GENERAL NOTE (2).
- REV. 07-07-08: REVISED GENERAL NOTE (3).

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