



FARRAGUT VISUAL RESOURCES REVIEW BOARD AGENDA

Farragut Town Hall
Board Room
Tuesday, May 27, 2025
6:00 p.m.

1. Approval of minutes for the April 22, 2025, meeting.
2. Staff report - wall signs approved in the past month.
3. Review of an individual tenant panel sign for Knox Massage & Wellness, located at 11410 Kingston Pike.
4. Review of a landscape plan for the St. John Neumann School Addition, located at 625 St. John Court.
5. Review of a revised landscape plan for Dogtopia, located at 12925 Kingston Pike.
6. Citizen Forum.

**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



Public Comment Protocol

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 Town Staff. This time is set aside specifically for comments on items that are not on the Board's regular agenda for the meeting. Each speaker will be given five (5) minutes to speak on his/her topic.

The Board also seeks public comment on regular agenda items during the portion of the meeting devoted to discussion and consideration of the specific agenda item.

The Chairman may recognize individuals for public comment during both the regular agenda and Citizen Forum portions of the meeting based on the following guidelines.

1. The Chairman shall maintain and control the meeting to provide a professional and objective environment conducive to presentation and discussion of the agenda items;
2. Any Farragut resident interested in speaking should fill out a blue comment card stating which agenda item they would like to comment on and turn it in to the Town staff;
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; provided that when additional time is allowed, speakers with differing points of views are allowed the same amount of time if requested. Time is not transferable to other speakers;
5. Speakers should strive to avoid redundancy; different considerations than expressed by previous speakers on a subject are encouraged;
6. Comments that threaten violence or imminent physical harm toward any individual will not be tolerated.
7. Comments may support or oppose issues or measures;
8. Personal attacks on the character of individuals who hold different points of view that have no relationship to the merits of the matter or issue raised for discussion will 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.

Tennessee Code Annotated 39-17-306. Disrupting meetings or processions.

- a) A person commits an offense if, with the intent to prevent or disrupt a lawful meeting, procession, or gathering, the person substantially obstructs or interferes with the meeting, procession, or gathering by physical action or verbal utterance.
- b) A violation of this section is a Class A misdemeanor.

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MEMORANDUM

TO: Farragut Visual Resources Review Board
FROM: Bart Hose, Assist. Community Development Director
SUBJECT: Scheduled Meeting - Tuesday, May 27, 2025, at 6:00 p.m.

AGENDA

1. Approval of Minutes for April 22, 2025, Meeting

2. Staff Report – Wall Sign Applications Approved Since the Last Meeting

The following wall sign applications have been approved since the last meeting:

- Apex Bank – 11916 Kingston Pike.
- Dullahan’s Irish Pub – 12744 Kingston Pike.
- The Turn Golf Studio – 10947 Kingston Pike.
- Costco Gas Canopy – 10745 Kingston Pike, South Elevation
- Costco Gas Canopy – 10745 Kingston Pike, East Elevation

3. Ground Mounted Sign Applications

a) Knox Massage & Wellness – Located at 11410 Kingston Pike

Individual Tenant Panel Sign located along Kingston Pike.

Knox Massage & Wellness is requesting approval for an individual tenant panel sign on the existing sign structure located at 11410 Kingston Pike.

The panel is designed with a white background to be consistent with the other panels on the larger sign structure. The proposed panel appears to be reasonably legible, and staff can recommend approval.

4. Landscape Plans

a) St. John Neumann School - Located at 625 St. John Court

Landscape plan for St. John Neumann School located on St. John Court.

This item involves a landscape plan for a building addition and parking changes at the St. John Neumann School.

The plan includes required shade trees and landscaping between the building and parking lot. The plan meets the Town’s standards and staff can recommend approval.

b) Dogtopia - Located at 12925 Kingston Pike

Revised Landscape plan for the Dogtopia located at 11745 Kingston Pike.

This item involves a revised landscape plan for the Dogtopia located off Kingston Pike.

The revised plan address changes that were made to the parking lot's design during the site plan review and development process. The plan satisfies the Town's requirements and staff can recommend approval.

5. Citizen Forum



FARRAGUT VISUAL RESOURCES REVIEW BOARD – Minutes

The Farragut Visual Resources Review Board met on Tuesday, April 22, 2025. Chairman Marty Layman presided. Members in attendance were Marty Layman, Brittany Moore, Scott Russ, Stephen Marlowe, Joe LaCroix, Jonathan Francis, and Alderman David White. Youth Representative Naddia Talo was absent.

Chairman Layman called the meeting to order at 6:00 pm.

1. Minutes

A motion was made by Mr. Russ to approve the February 25, 2025, minutes as submitted. The motion was seconded by Mr. LaCroix, and it passed unanimously.

2. Staff Report – Wall Sign Applications Approved in the Past Month

The staff reported that the following wall sign applications and a canopy sign application had been approved since the last meeting:

- LaQuinta Inn – 805 North Campbell Station Road.
- Bradley’s Chocolate – 138 Biddle Farms Blvd., West Front Wall.
- Bradley’s Chocolate – 138 Biddle Farms Blvd., North End Wall.
- The Flying Biscuit – 11683 Parkside Drive, West Side Wall

3. Ground Mounted Sign Applications:

a) The Church of Jesus Christ and Latter-Day Saints Temple – Located at 13001 Kingston Pike

Primary Ground Mounted Sign located off Kingston Pike.

The Church of Jesus Christ and Latter-Day Saints requested approval for a permanent ground mounted sign at their new temple facility located at 13001 Kingston Pike.

The staff explained that the sign’s face was integrated into a larger Granite stone structure to match the building’s architecture. The landscaping for the sign was also part of the larger plan for the facility and well in excess of the Town’s sign-related requirements. The staff also noted that the sign would be externally lit with a row of spotlights and the required address number had been added to the top of the sign structure. The staff recommended approval with the understanding that the address numbers would need to be reasonably legible on the actual installed sign and the lighting may need to be positioned/shielded to limit glare.

Mr. Russ made a motion to approve the sign subject to staff’s comments and recommendations. Mr. LaCroix seconded the motion, which passed unanimously.

b) Dunkin (Donuts) – Located at 13038 Kingston Pike

Menu-board Sign located off Kingston Pike.

Dunkin requested approval for a menu-board sign and related canopy at their new store located at 13038 Kingston Pike.

The staff noted that the proposed menu-board sign involved two screens mounted vertically side by side, with a total sign (face) area of 20 square feet and a total height of six (6) feet. The ordering station/speaker was integrated into the support for a small overhead canopy. Staff then explained that the menu displayed on the sign will need to remain static (non-moving) to meet the Town’s standards. The staff recommended approval with the understanding that the electronic menu-board would have to be a static display.

Mr. Russ made a motion to approve the menu board with the understanding that the electronic display must remain static. Mr. Marlowe seconded the motion, which passed unanimously.

c) Apex Bank – Located at 11916 Kingston Pike

Primary Ground Mounted Sign located off Kingston Pike.

Apex Bank requested approval to reface a permanent ground sign at their new facility located at 11916 Kingston Pike.

The staff noted that the bank was requesting approval to reface an existing monument sign located at their new branch on Kingston Pike. The existing sign structure met the setback and sign size requirements; however, the sign base height was substandard (less than 2 feet). Staff explained that it would not have to be increased/rebuilt because they were only refacing the existing sign cabinet. The bank also planned to upgrade the landscaping around the sign to meet the current requirements. The staff recommended approval of the plan.

Ms. Moore made a motion to approve the sign subject to the landscaping being upgraded as planned. Mr. Russ seconded the motion, which passed unanimously.

4. Landscape Plan Applications:

a) Bruster’s Real Ice Cream - Located at 11692 Parkside Drive

Landscape plan for Bruster’s Real Ice Cream located off Parkside Drive.

This item involved a landscape plan for a new Bruster’s Real Ice Cream facility being developed off Parkside Drive behind/next-to the Home Federal Bank.

The staff reviewed the plan noting that it included required shade trees, landscaping between the building and parking lot, and additional trees to satisfy a low impact development stormwater management requirement. The plan met the Town's standards and staff recommended approval.

Mr. Russ made a motion to approve the plan. Mr. Marlowe seconded the motion, which passed unanimously.

b) Costco Fuel Center - Located at 11745 Kingston Pike

Revised Landscape plan for the Costco Fuel Center Expansion located at 11745 Kingston Pike.

This item involved a revised and updated landscape plan for the expansion of the Costco Fuel Center located off Kingston Pike and Lovel Road.

The staff reviewed the plan noting that it incorporated additional plantings along the east side of the facility to both replace the landscaping being removed for the expansion and to enhance the landscaping for the enlarged facility. The plan satisfied the Town's requirements and staff recommended approval.

Mr. Marlowe made a motion to approve the revised and updated plan. Ms. Moore seconded the motion, which passed unanimously.

c) Summit View Farragut - Located at 12823 Kingston Pike

Landscape plan for Summit View Farragut, located at 12823 Kingston Pike.

This item involved a landscape plan for a required buffer strip on the Summit View Farragut site located off Kingston Pike.

The staff reviewed the plan noting that it involved reestablishing and enhancing a required buffer strip located between the commercially zoned Summit View Farragut site and the residentially zoned property behind/next to it. The required buffer strip was 35 feet wide, and the proposed landscaping met the standards for a strip of that size. The staff recommended approval.

Mr. Russ made a motion to approve the plan. Mr. Francis seconded the motion, which passed unanimously.

5. Citizen Forum

The meeting adjourned at 6:50 pm.

Wall Signs Approved Since the Last VRRB Meeting

The following wall signs have been approved since the April 22, 2025, Visual Resources Review Board meeting. Please see the attached plans and illustration sheets for details.

- Apex Bank – 11916 Kingston Pike.
- Dullahan's Irish Pub – 12744 Kingston Pike.
- The Turn Golf Studio – 10947 Kingston Pike.
- Costco Gas Canopy – 10745 Kingston Pike, South Elevation
- Costco Gas Canopy – 10745 Kingston Pike, East Elevation

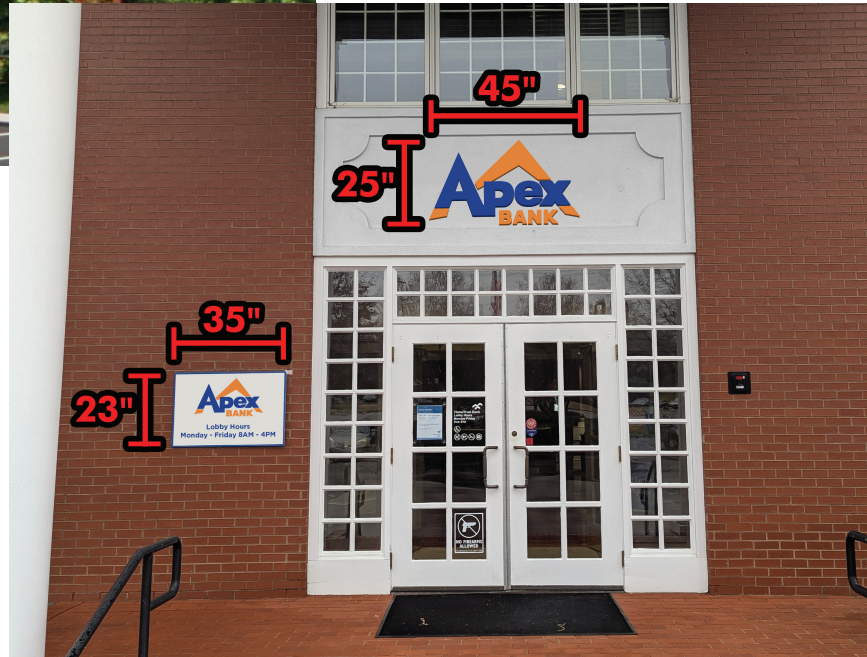
Tennessee Sign Company
KnoxvilleSales@tnsignco.com
(865) 978-7800
tnsignco.com



CUSTOMER:
Apex Bank Rebranding
11916 Kingston Pike, Knoxville

Town of Farragut
Sign Permit
BP-2025-239-SP
Approved: 4/30/25

ARTWORK & MOCKUPS:



PROJECT OVERVIEW:

Apex Bank Rebranding
11916 Kingston Pike Location
798" W by 312" H
1,729 SQ. FT total

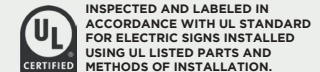
DESCRIPTION:
New plastic pan faces for monument.
Dimensional letters above door. New 1/4" Metal
Lobby Hours sign.

DIMENSIONS
FCO Lettering:
45" W by 25" H by .5" D
7.81 SQ. FT

ACM Face:
35" W by 23" H
5.59 SQ. FT

NON-ILLUMINATED

INSTALLATION
HARDWARE
Above door sign secured via toggle screws or
framing bolts to facade; hours sign secured to
building mortar; retrofit of plastic pan over
monument



Town of Farragut
Sign Permit
BP-2025-247-SP
Approved, 4/22/25



FRONT ELEVATION
linear frontage = 48' wide



SIGN & FAX BACK SO THAT WE MAY APPROVE YOUR ORDER.
FAX: 865.947.2089 info@signco-inc.com

APPROVAL SIGNATURE
DATE: 04-14-2025
DRAWN BY: Tiffany Poling

FILE LOCATION: Keith/D/Dullahans Irish Pub
SALES REPRESENTATIVE: Keith Pankey
LOCATION: Dullahans Irish Pub
Knoxville, TN

SCALE: 3/4" = 1'

SIGNCO inc.
PLASTIC, NEON, ELECTRONIC

This drawing is the property of SIGNCO, Inc. & to be used for contractual purposes between the customer & SIGNCO, Inc. only. Unauthorized use of this information will result in claims up to 13x value of the job represented on this drawing.

VALUE OF THIS DRAWING: \$500.00



Southern Signs Inc.

9916 THORN GROVE PIKE - STRAWBERRY PLAINS, TN.

865-933-4877 or 865-933-4878

SouthernSignsInc.com

Job Number: 250425-D

Client: THE TURN GOLF STUDIO

Address: 10947 KINGSTON PIKE

KNOXVILLE, TN

Salesperson: JESSICA WILLIS

Designer: J.K.B.

Date: 04-25-2025

Permit Required: YES

Engineering Required: NO

Drawing Scale: 1" = 1'

Vector Artwork: NO - NEEDED

Revision 1:

Revision 2:

Revision 3:

Revision 4:

Revision 5:

Customer Approved:

Date:

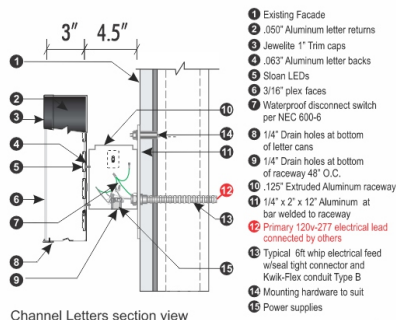
Landlord Approved:

Date:



FRONT ELEVATION

RACEWAY MOUNTED INTERNALLY ILLUMINATED CHANNEL LETTERS & LOGO WITH DIGITALLY PRINTED VINYL GRAPHICS & PERFORATED VINYL APPLIED 1st SURFACE & LED LIGHTING



Channel Letters section view



SIMULATED ILLUMINATION VIEW

COLOR SCHEDULE

RED
LT GRAY
DK GRAY
BLACK
WHITE
RACEWAY TO CLOSELY MATCH WALL COLOR

ILLUMINATION

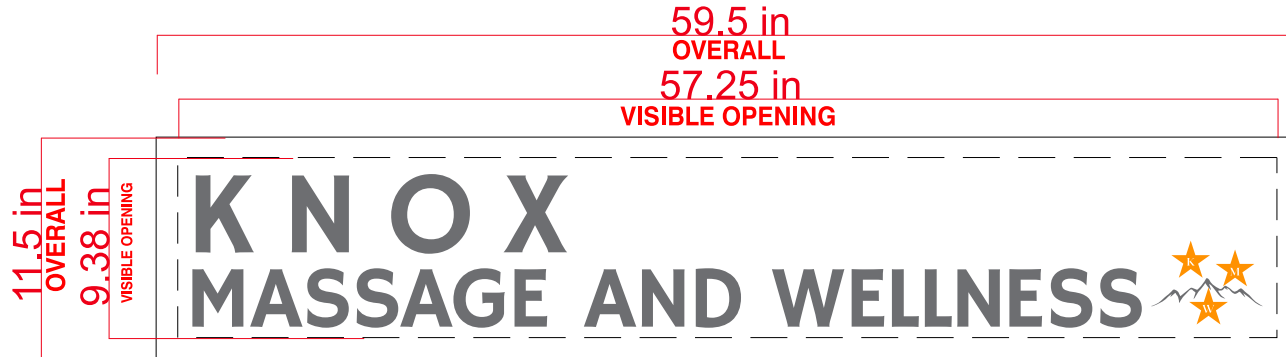
LED COLOR- WHITE	POWER - 120VT/20AMP
PRIMARY ELECTRICAL TO SIGN & DISCONNECT "NOT INCLUDED"	

➤ PENDING ONSITE SURVEY FOR EXACT FIELD MEASUREMENTS, CREW ACCESS, MOUNTING DETAILS & ENGINEERS RECOMMENDATIONS ◀

"PHOTO IMAGES MAY NOT BE TO EXACT SCALE"

DESIGN • FABRICATION • SERVICE • INSTALLATION

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2) 59.5" W 11.5" T Single Sided
 3/16" White Acrylic Face
 with Digital Printed Translucent Vinyl G
 210 Gloss Laminate
 Contour Cut
 SNS to Install on Existing Pylon
 11410 Kingston Pike Ste 400
 Knoxville TN



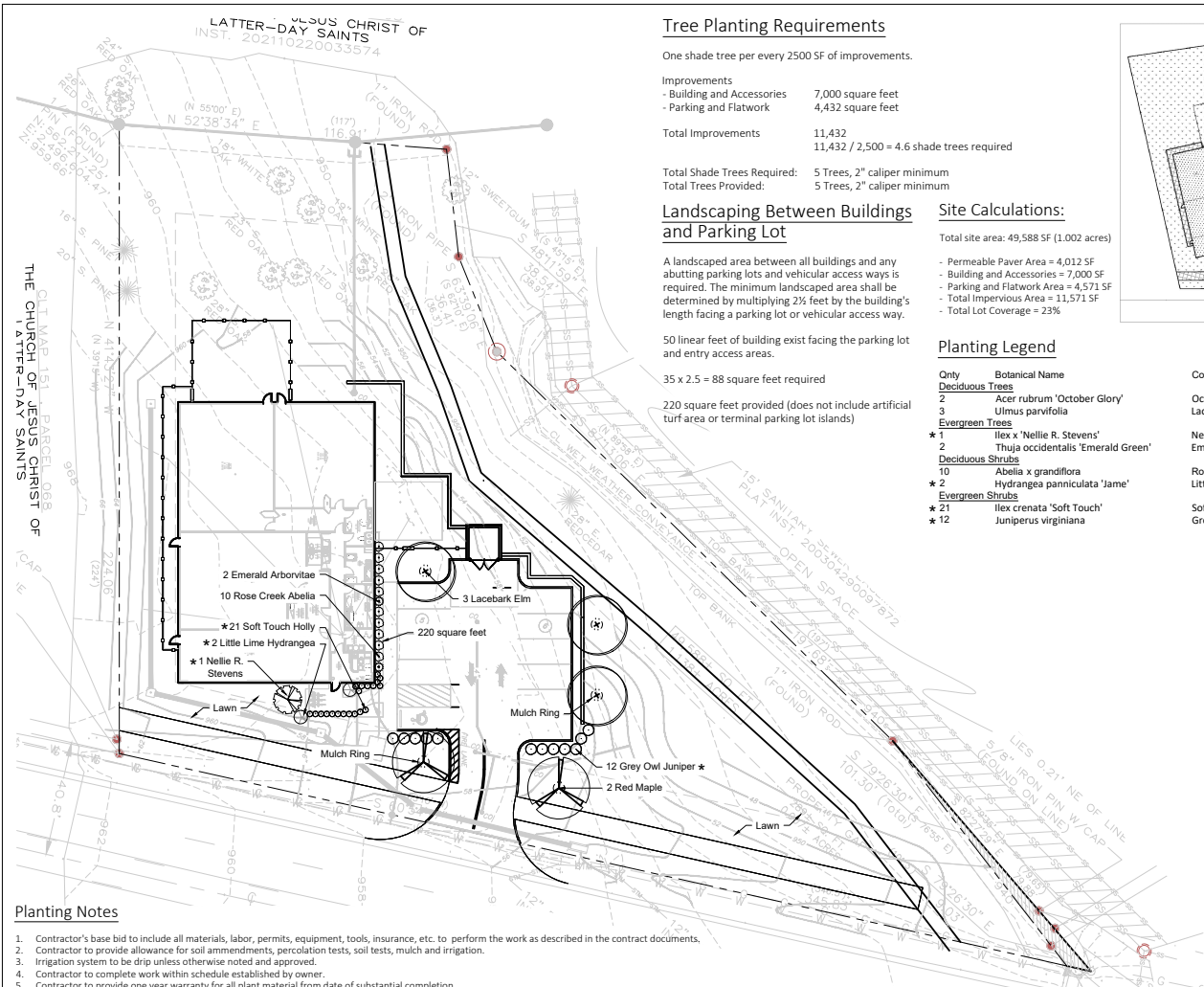
EXISTING



PROPOSED



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Tree Planting Requirements

One shade tree per every 2500 SF of improvements.

Improvements
- Building and Accessories 7,000 square feet
- Parking and Flatwork 4,432 square feet

Total Improvements 11,432
11,432 / 2,500 = 4.6 shade trees required

Total Shade Trees Required: 5 Trees, 2" caliper minimum
Total Trees Provided: 5 Trees, 2" caliper minimum

Landscaping Between Buildings and Parking Lot

A landscaped area between all buildings and any abutting parking lots and vehicular access ways is required. The minimum landscaped area shall be determined by multiplying 2% feet by the building's length facing a parking lot or vehicular access way.

50 linear feet of building exist facing the parking lot and entry access areas.

35 x 2.5 = 88 square feet required

220 square feet provided (does not include artificial turf area or terminal parking lot islands)

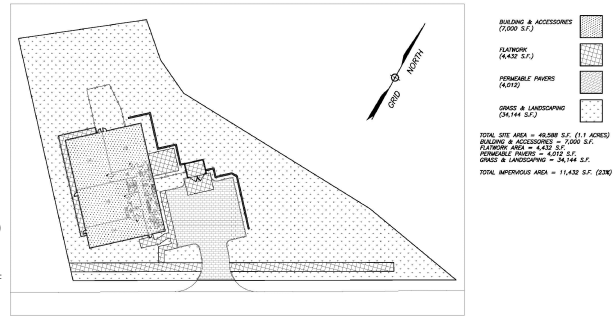
Site Calculations:

Total site area: 49,588 SF (1.002 acres)

- Permeable Paver Area = 4,012 SF
- Building and Accessories = 7,000 SF
- Parking and Flatwork Area = 4,571 SF
- Total Impervious Area = 11,571 SF
- Total Lot Coverage = 23%

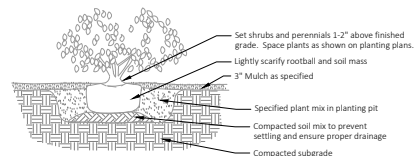
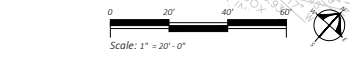
Planting Legend

Qty	Botanical Name	Common Name	Size	Notes
Deciduous Trees				
2	Acer rubrum 'October Glory'	October Glory Red Maple	2" cal.	central leader, full and dense
3	Ulmus parvifolia	Lacebark Elm	2" cal.	central leader, full and dense
Evergreen Trees				
* 1	Ilex x 'Nellie R. Stevens'	Nellie R. Stevens Holly	6' hgt.	central leader, full and dense
2	Thuja occidentalis 'Emerald Green'	Emerald Arborvitae	6' hgt.	central leader, full and dense
Deciduous Shrubs				
10	Abelia x grandiflora	Rose Creek Abelia	3 gallon	4" oc, full and dense
* 2	Hydrangea paniculata 'Jame'	Little Lime Hydrangea	3 gallon	full and dense
Evergreen Shrubs				
* 21	Ilex crenata 'Soft Touch'	Soft Touch Holly	3 gallon	2" oc, full and dense
* 12	Juniperus virginiana	Grey Owl Juniper	3 gallon	full and dense

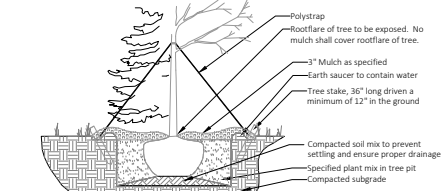


Planting Notes

- Contractor's base bid to include all materials, labor, permits, equipment, tools, insurance, etc. to perform the work as described in the contract documents.
- Contractor to provide allowance for soil amendments, percolation tests, soil tests, mulch and irrigation.
- Irrigation system to be drip unless otherwise noted and approved.
- Contractor to complete work within schedule established by owner.
- Contractor to provide one year warranty for all plant material from date of substantial completion.
- Contractor to provide interim maintenance (watering, pruning, fertilizing, guying, mowing, trimming, adequate drainage of ponding areas, editing, weeding, mulching, application of insecticides/herbicides, and general landscape clean-up) until substantial completion notices is provided by the owner or landscape architect.
- The contractor shall locate and verify all existing utilities prior to planting and report any conflicts to the landscape architect. Perform work in compliance with all applicable laws, codes, and regulations required by authorities having jurisdiction over such work and provide for permits required by local authorities.
- All plant material to be specimen quality as established by the American Association of Nurserymen, horticultural standards, latest edition, quality of the plant material to be judged by the landscape architect. Inferior plant material to be rejected.
- Plant material to be free of disease, weeds and insect pests. Damaged plant material shall be rejected.
- No planting shall take place until rough grade has been reviewed and approved by the landscape architect.
- Planting plans may need to be adjusted in the field. Contractor to coordinate layout of plant material with landscape architect for on site approval prior to installation.
- Test plant beds and plant pits for adequate drainage. Hardpan or moisture barriers shall be broken, or drain pipes to be installed to provide proper drainage of plant areas. Plant pits shall be excavated to the bottom of the pit. Fill each plant pit with water and observe the pit for 2 hours. If the water has not dissipated by 50% within 2 hours, notify landscape architect of such in writing before installing plants in the questionable area. Otherwise contractor shall be held liable for plants.
- Trees shall be installed 3" above finish grade in hardpan areas to provide good drainage unless otherwise directed.
- Groundcover and shrub mass beds shall be cultivated to a depth of 12 inches below grade to break through compacted or hardpan soil. Remove all stones, roots, and weeds. Add specified soil amendments and fertilizer. Install plants, edge bed area, mulch and water thoroughly.
- Set all plants plumb and turned so that the most attractive side is viewed.
- Plants shall be measured to their main structure, not tip to top of branches.
- Tree pit and shrub pit to be twice the size of the root mass. Fill with plant mix.
- Broken root balls for trees shall be rejected. Contractor to check root balls and expose rootflares to check for root girdling. Do not assume the rootflare is exposed upon purchase from the nursery.
- Any plant materials shipped to site in uncovered vehicles/trailer shall be rejected regardless of season.
- All tree scars over 1-1/2" shall be rejected and tree to be replaced.
- All shrubs to be dense and full. All trees to have a symmetrical growth habit (360 degrees) unless uncharacteristic to plant type or otherwise noted on plans.
- Remove all excess growth of trees and shrubs as directed by landscape architect. Do not cut central leader.
- If rootball is wrapped in non-biodegradable burlap, remove entire wrap after placed in pit.



Shrub & Perennial Planting
Scale: NTS



General Tree Planting
Scale: NTS

Beasley
LANDSCAPE ARCHITECTS

Patrick D. Beasley
REGISTERED PROFESSIONAL LANDSCAPE ARCHITECT
12-18-23

Dogtopia
12925 Kingston Pike
Farragut
Tennessee 37934

- Submission Record
- 11.06.23 Added landscape plan
 - 12.06.23 Updated site plan, updated lot coverage diagram, updated landscape
 - 08.28.24 Updated site plan
 - * 05.12.25 Updated site plan and landscape

October 18, 2023

Landscape Plan

L101

3/23/2020 S.M. Academic Expansion and Site Renovation/Construction Documents/03 Documents/01 Drawings/01 Landscape/Client Documents/02 Documents/02/0202 - Concept 2206 - Concept 2206 - COMMUNITY TECHNOLOGY ARCHITECTS



PLANTING LEGEND

- EXISTING PLANTING TO REMAIN - PROJECT AS REQUIRED FOR SITE WORK SCOPE
- NEW PLANTING IN SITE - REFER TO SHEET L10 FOR SCHEDULE SYMBOLS, DETAILS & INFO OF NEW PLANTING

SITE LEGEND

- EXISTING BUILDING AREA
- BUILDING ADDITIONS
- COVERED OUTDOOR AREA
- NEW PAVEMENT OR TOPPING OVER EXISTING ASPHALT
- 4" CONCRETE SIDEWALK
- RIVER BLOCKS
- RE-GRASSED OR NEW LAWN AREA
- NEW SOD AREA
- MULCHED AREA

LANDSCAPE AREA INFORMATION

- RE-GRASSED AREA (WITH SITE REVEGETATIONS) 25,666 SQUARE FEET
- SOD AREA (NEW ADDITION COURTYARD) 3,028 SQUARE FEET
- MULCHED AREA (NEW ADDITION LANDSCAPING) 158 SQUARE FEET
- ROCKED AREA (NEAR NEW TECH UNITS HEADQUARTERS) 503 SQUARE FEET

LANDSCAPE REQUIREMENTS

PLANTING REQUIRED FOR EVERY 2500 OF PROPOSED PAVEMENT AREA: 2500 / 25,000 SQUARE FOOT = 1 TREE.
 (SEE C10 SHEET - SITE INFORMATION FOR PERVIOUS SF. SUPPLY)
 NEW PLANTING IN PROPOSED LANDSCAPE AREA: 1 TREE PER 100 SQUARE FEET PLANTING SCHEDULE FOR TREE INCORPORATION
 MINIMUM LANDSCAPE BETWEEN BUILDING REQUIRED: EXISTING + PROPOSED BUILDING LENGTH 285' x 15' = 5815 SF

GENERAL NOTES THIS DRAWING

THIS PLAN INDICATES ALTERNATE "A" BUILDING ADDITION, COURTYARD, SIDEWALKS, SITE UTILITIES, GRADING, AND SITE MATERIAL LAYOUT.
 SEE C103 FOR BASE BID CONFIGURATION.
 SEE C103 FOR SITE UTILITIES DETAILS, SYMBOLS, AND NOTES ON SITE.
 SEE C103 FOR ENLARGED COURTYARD LAYOUT.

DESIGNED BY:	OVER:
PROJECT ARCHITECT:	PROJECT DIRECTOR:
DATE:	DATE:

NO.	REVISIONS	DATE
1	LABORATORY PLANNING	05/20/20



SCALE: 1" = 20'

AI	SITE UTILITIES PLAN
2/23	SCALE: 1" = 20'



SCALE: 1" = 20'

PROJECT: SAINT JOHN NEUMANN CATHOLIC SCHOOL ACADEMIC EXPANSION & GYM RENOVATION
 DRAWING: LANDSCAPE PLAN APPLICATION
 DATE: 04/23/2018
 DRAWN BY: J. W. BROWN
 CHECKED BY: J. W. BROWN
 PROJECT LOCATION: 7610 GLASSBORO ROAD, KNOXVILLE, TN 37919
 CLIENT: COMMUNITY TECTONICS ARCHITECTS

PLANTING SCHEDULE

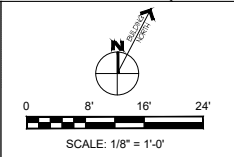
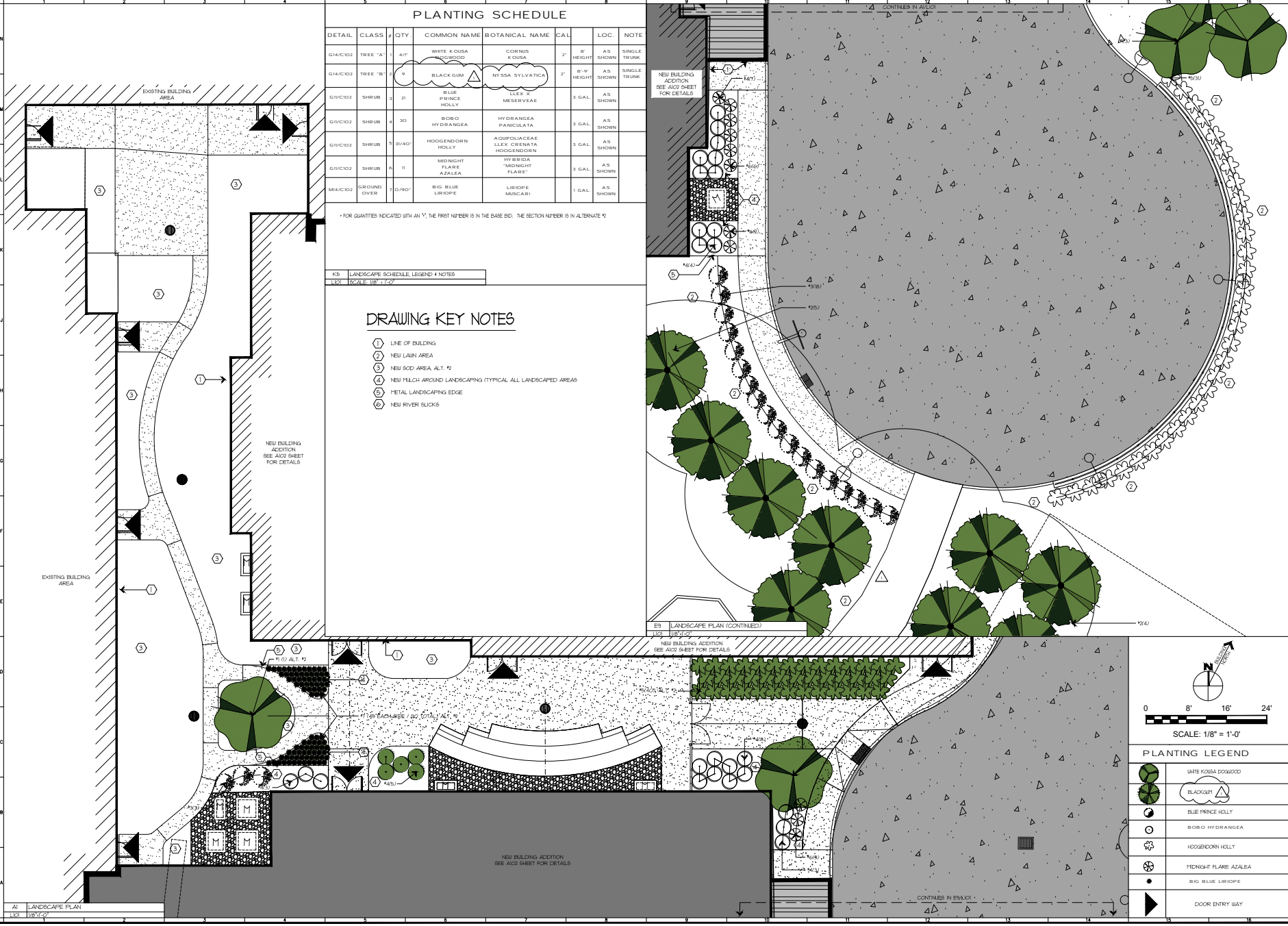
DETAIL	CLASS	QTY	COMMON NAME	BOTANICAL NAME	CAL	HT	LOC.	NOTE
G14/C102	TREE 'A'	1	WHITE KOUSSA DOGWOOD	CORNUS KOUSSA	2"	8' HEIGHT	AS SHOWN	SINGLE TRUNK
G14/C102	TREE 'B'	1	BLACK GUM	NYSSA SYLVATICA	2"	8'-9' HEIGHT	AS SHOWN	SINGLE TRUNK
G11/C102	SHRUB	3	BLUE PRINCE HOLLY	ILEX X MESERVEAE	3	3 GAL	AS SHOWN	
G11/C102	SHRUB	4	BOBO HYDRANGEA	HYDRANGEA PANICULATA	3	3 GAL	AS SHOWN	
G11/C102	SHRUB	1	HOGGENDORN HOLLY	ADONIDACEAE ILEX GREENATA HOGGENDORN	3	3 GAL	AS SHOWN	
G11/C102	SHRUB	6	MIDNIGHT FLARE AZALEA	HYDRANGEA "MIDNIGHT FLARE"	3	3 GAL	AS SHOWN	
M14/C102	GROUND COVER	1	BIG BLUE LIRIOPE	LIRIOPE MOCCASI	1	1 GAL	AS SHOWN	

*FOR QUANTITIES INDICATED WITH AN 'X', THE FIRST NUMBER IS IN THE BASE BID. THE SECTION NUMBER IS IN ALTERNATE 'X'

K3: LANDSCAPE SCHEDULE LEGEND & NOTES
 K10: SCALE FOR PLANT

DRAWING KEY NOTES

- ① LINE OF BUILDING
- ② NEW LAWN AREA
- ③ NEW BOD AREA ALT. 'X'
- ④ NEW MULCH AROUND LANDSCAPING (TYPICAL ALL LANDSCAPED AREAS)
- ⑤ PETAL LANDSCAPING EDGE
- ⑥ NEW RIVER SLICKS



PLANTING LEGEND

	WHITE KOUSSA DOGWOOD
	BLACK GUM
	BLUE PRINCE HOLLY
	BOBO HYDRANGEA
	HOGGENDORN HOLLY
	MIDNIGHT FLARE AZALEA
	BIG BLUE LIRIOPE
	DOOR ENTRY WAY

COMMUNITY TECTONICS ARCHITECTS

Architecture - Planning - Interior Design

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SAINT JOHN NEUMANN CATHOLIC SCHOOL
 ACADEMIC EXPANSION & GYM RENOVATION

LANDSCAPE PLAN APPLICATION

KNOWLEDGE IN DESIGN

L101

