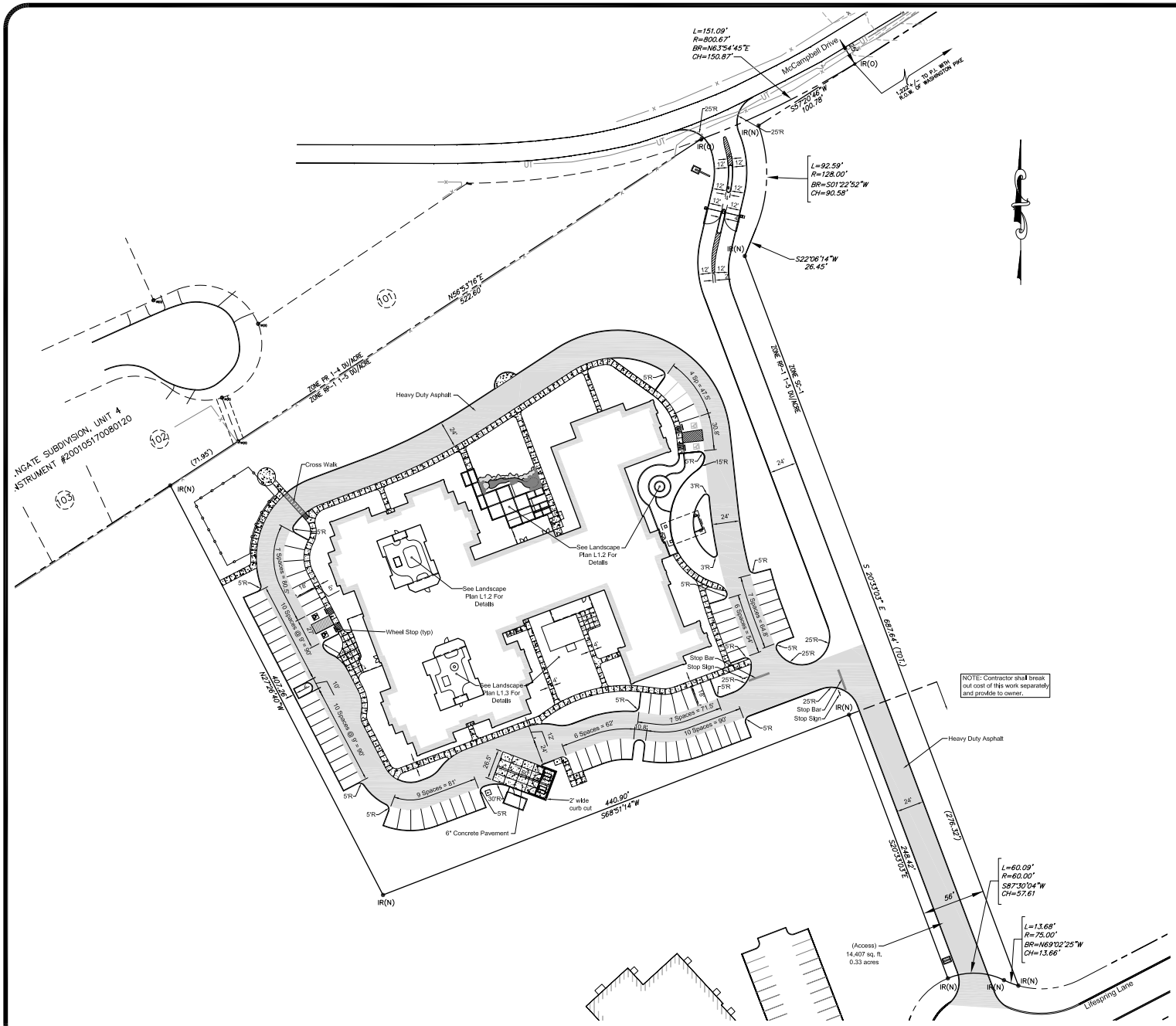

Location Map

General Notes

1. The contractor is specifically cautioned that the location and/or elevation of existing utilities as shown on these plans is based on records and where possible measurements taken in the field. This information is not to be relied upon as being exact or complete. The contractor must call Tennessee One Call and any utility that does not subscribe to one call at least 72 hours before any excavation, to request exact field location of the utilities. It shall be the responsibility of the contractor to relocate all existing utilities which conflict with the proposed improvements shown on the plans.
2. Property is located in Knoxville and is Zoned RP-1.
3. Setbacks: Front - 25', Side - 5', Rear - 15'.
4. Total Acreage = 6.0 Acres
5. Utility Providers:
   Water - NE Knox Utility District
   Gas - KUB
   Electric - KUB
   Sanitary - KUB
6. City Block: 33194, CLT: 049 093.03

Survey Notes

1. Property Boundary & Topographic Survey by:
   Land Development Solutions
   310 Simmons Rd. Ste. K
   Knoxville, TN 37922
   865-671-2281
2. Utility information is based on information obtained from the utility providers. Underground utility locations shown are taken from historical drawings and shall not be relied upon as exact locations. The contractor is responsible for determining the accuracy of this information.

Layout Notes

1. All dimensions to curb line reference face of curb - see detail.
2. See architectural drawings for building dimensions. All dimensions to building are approximate unless specifically noted as building layout points.
3. See Utility Plan for new and existing utility line locations. See Grading and Drainage Plan for new and existing storm drain locations.

Parking Summary

Parking Requirements: "One (1) parking spot is required for every four (4) residents as well as one (1) parking spot for each employee during the largest shift"

66 Spaces - Including 3 Accessible Spaces

Parking Provided: 80 Spaces - Including 4 Accessible Spaces

Pavement Markings

1. All roadway pavement markings shall be thermoplastic or preformed plastic markings as specified in the latest edition of TDOTSS.
2. All parking space markings shall be painted markings as specified in the latest edition of TDOTSS.

Legend

- New Building/Parking Garage
- New Edge Pavement
- New Heavy Duty Pavement
- New Concrete Curb
- New Concrete Sidewalk
- New Parking Striping
- Existing Edge Pavement
- Property Line (Boundary)

Project: Meridian Assisted Living at Arlington Place

Lifespring Lane
Knoxville, Tennessee

LAND DEVELOPMENT SOLUTIONS
310 SIMMONS RD., SUITE K · KNOXVILLE, TENNESSEE 37922
PH. 865-671-2281

Drawing Description: Site Layout Plan

No.	Date	Revision
1	4-22-15	Revisions per City of Knoxville comments

E. J. BAKSA, JR. REGISTERED ENGINEER No. 016227 STATE OF TENNESSEE

Drawn By	CDB
Checked	EJB
Approved	EJB
Job No.	214084
1"=40' Scale	3-3-15 Date

C-101
Sheet No.

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