

SITE PLAN REVIEW

PREPARED FOR: VFW POST #1893, INC.

OWNERSHIP OF RECORD: GENERAL KIRBY-SMITH FRANKLIN COUNTY
VFW POST 1893, INC.

AS RECORDED IN: DEED BOOK 194, PAGE 812, ROFCT

EIGHTH CIVIL DISTRICT
FRANKLIN COUNTY, TENNESSEE
TAX MAP 18, PARCEL 28.00

PARCEL AREA: 0.87 ACRES (37,685 sq. ft.)

CURRENT ZONING: C-COMMERCIAL

SETBACKS

- 50' FRONT (ARTERIAL ROAD)
- 35' FRONT (COLLECTOR ROAD)
- 40' REAR (WHEN JOINING RESIDENTIAL OR AGRICULTURAL DISTRICTS)
- 40' SIDE (WHEN JOINING RESIDENTIAL OR AGRICULTURAL DISTRICTS)

NOTE: ON CORNER LOTS, ALL PRINCIPAL AND ACCESSORY STRUCTURES SHALL CONFORM TO THE SETBACK REQUIREMENTS FOR THE ADJOINING ROAD WITH THE HIGHEST CLASSIFICATION.

PROPOSED USE: VFW POST ORGANIZATIONAL USES

EXTERIOR LIGHTING: NONE PROPOSED

PROPERTY ADDRESS: 6190 AEDC ROAD
ESTILL SPRINGS, TN 37330

FLOOD STATEMENT

THE PROPERTY SHOWN HEREON LIES IN ZONE "X", (AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN), ACCORDING TO FEMA FLOOD MAP NO. 47051C0070E, DATED AUGUST 4, 2008.

SYMBOL LEGEND

⊙	CORNER MONUMENT (TYPE AS NOTED)
—	PROPERTY LINE
—OE—	EXISTING OVERHEAD ELECTRIC LINE
—W—	EXISTING WATER LINE
□	WATER METER
♿	HANDICAP PARKING
☆	LIGHT POST
⊕	UTILITY POLE
—C—	STREET CENTERLINE
—S—	EXISTING SIGN

I hereby certify that this is a Category II survey and that the ratio of precision of the unadjusted survey is greater than 7,500:1 as shown hereon.

THOMAS MATTHEW ORE, SURVEYOR
TENN. REG. NO. 2594

VICINITY MAP NOT TO SCALE



NOTES

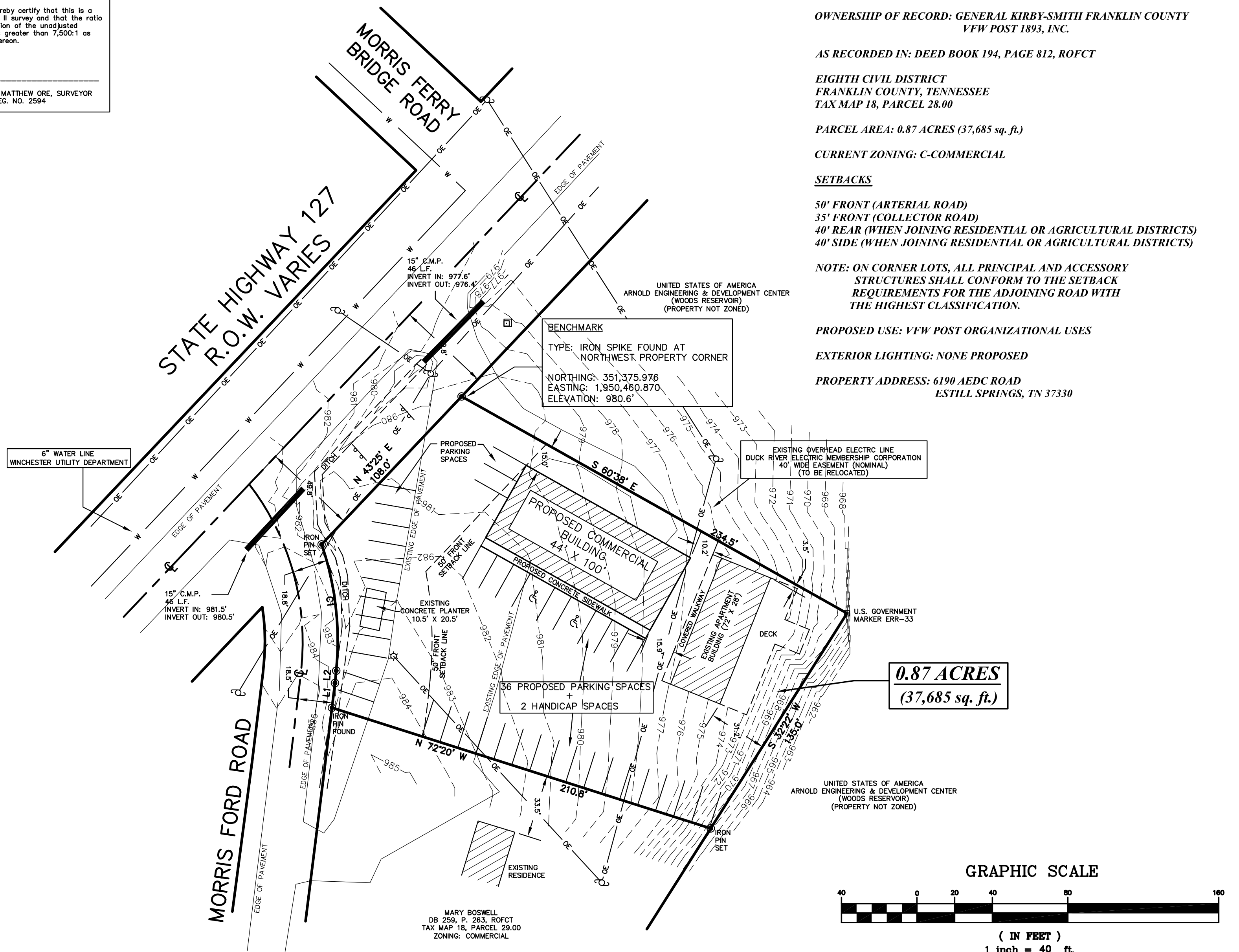
- BEARINGS ARE BASED ON THE TENNESSEE STATE PLANE COORDINATE SYSTEM NAD 83 BY GPS OBSERVATION.
- ELEVATIONS SHOWN ARE IN FEET AND REFER TO NAVD 88.
- NEW ASPHALT SURFACE IS TO BE ADDED TO THE EXISTING ASPHALT SHOWN HEREON FOR PROPOSED PARKING LAYOUT.
- THE MAXIMUM BUILDING HEIGHT SHALL NOT EXCEED 35 FEET IN HEIGHT.
- WASTE STORAGE AREAS ARE TO BE LOCATED AT THE REAR OF THE PROPOSED COMMERCIAL BUILDING SHOWN HEREON.
- THIS DRAWING IS NOT VALID UNLESS IT BEARS THE ORIGINAL SEAL AND SIGNATURE OF THE SURVEYOR RESPONSIBLE FOR ITS PREPARATION.
- THIS SURVEY WAS PREPARED WITHOUT THE BENEFIT OF A TITLE REPORT. THEREFORE THIS PROPERTY IS SUBJECT TO ANY STATE OF FACTS A CURRENT AND ACCURATE TITLE REPORT WOULD DISCLOSE.

LINE TABLE

LINE	BEARING	LENGTH
L1	N 06°58' E	13.2'
L2	N 05°48' E	6.6'

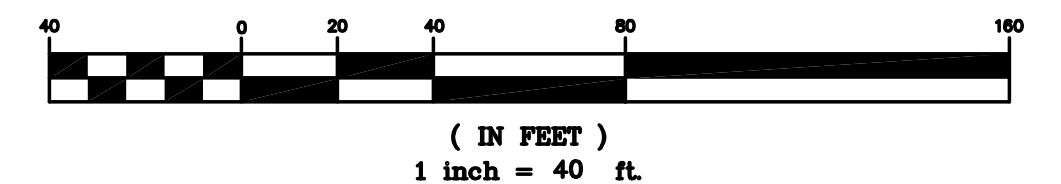
CURVE TABLE

CURVE	LENGTH	RADIUS	CHORD DIRECTION	CHORD LENGTH
C1	67.9	156.9	N 06°36' W	67.4



0.87 ACRES
(37,685 sq. ft.)

GRAPHIC SCALE



DATE: SEPTEMBER 14, 2010

JOB NO.: 1009070

SCALE: 1" = 40'

THOMAS ORE
LAND SURVEYING & ENGINEERING SERVICES

THOMAS M. ORE, P.E., R.L.S.
1131 DINAH SHORE BOULEVARD
WINCHESTER, TN 37398
931-967-2604