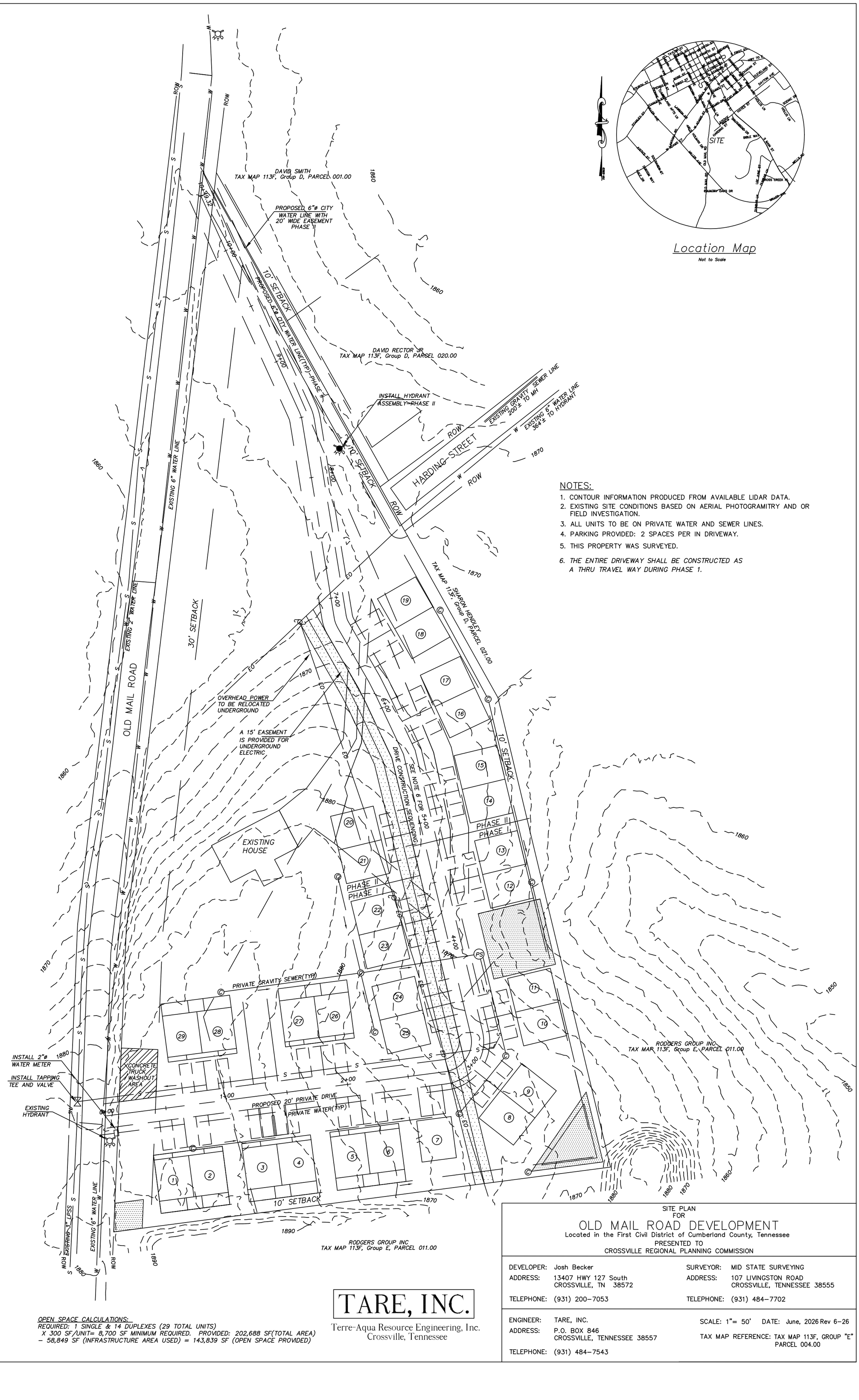
TN-GRID

0 50'

Scale: 1"= 50'

Location Map

Not to Scale



NOTES:

1. CONTOUR INFORMATION PRODUCED FROM AVAILABLE LIDAR DATA.
2. EXISTING SITE CONDITIONS BASED ON AERIAL PHOTOGRAMITRY AND OR FIELD INVESTIGATION.
3. ALL UNITS TO BE ON PRIVATE WATER AND SEWER LINES.
4. PARKING PROVIDED: 2 SPACES PER IN DRIVEWAY.
5. THIS PROPERTY WAS SURVEYED.
6. *THE ENTIRE DRIVEWAY SHALL BE CONSTRUCTED AS A THRU TRAVEL WAY DURING PHASE 1.*

LEGEND:

- INDEX CONTOUR(10')
- CONTOUR 2' INTERVAL
- PROPERTY LINE
- BUILDING SETBACK
- EXISTING EDGE OF PAVEMENT
- PROPOSED EDGE OF PAVEMENT
- EXISTING POWER POLE
- OHE — EXISTING OVERHEAD ELECTRIC
- WV — EXISTING WATER VALVE
- EXISTING FIRE HYDRANT
- W — EXISTING WATER LINE
- S — EXISTING SEWER MANHOLE
- EXISTING GRAVITY SEWER
- SV — PROPOSED SEWER TAP
- S — PROPOSED LPSS
- © — PROPOSED CLEAN OUT
- PS — PROPOSED SEWER PUMP STATION
- PROPOSED WATER LINE
- PROPOSED HYDRANT
- PROPOSED STORMWATER STRUCTURE

OPEN SPACE CALCULATIONS:
REQUIRED: 1 SINGLE & 14 DUPLEXES (29 TOTAL UNITS) X 300 SF/UNIT= 8,700 SF MINIMUM REQUIRED. PROVIDED: 202,688 SF(TOTAL AREA) – 58,849 SF (INFRASTRUCTURE AREA USED) = 143,839 SF (OPEN SPACE PROVIDED)

TARE, INC.
Terre-Aqua Resource Engineering, Inc.
Crossville, Tennessee

SITE PLAN
FOR
OLD MAIL ROAD DEVELOPMENT
Located in the First Civil District of Cumberland County, Tennessee
PRESENTED TO
CROSSVILLE REGIONAL PLANNING COMMISSION

DEVELOPER:	Josh Becker	SURVEYOR:	MID STATE SURVEYING
ADDRESS:	13407 HWY 127 South CROSSVILLE, TN 38572	ADDRESS:	107 LIVINGSTON ROAD CROSSVILLE, TENNESSEE 38555
TELEPHONE:	(931) 200–7053	TELEPHONE:	(931) 484–7702
ENGINEER:	TARE, INC.		
ADDRESS:	P.O. BOX 846 CROSSVILLE, TENNESSEE 38557		
TELEPHONE:	(931) 484–7543		

SCALE: 1"= 50' DATE: June, 2026 Rev 6–26

TAX MAP REFERENCE: TAX MAP 113F, GROUP "E" PARCEL 004.00