



- LEGEND:**
- INDEX CONTOUR 5'
 - EXISTING CONTOUR 2'
 - PROPERTY LINE
 - BUILDING SETBACK
 - EXISTING EDGE OF PAVEMENT
 - PROPOSED EDGE OF PAVEMENT
 - EXISTING POWER POLE
 - EXISTING OVERHEAD ELECTRIC
 - EXISTING FIRE HYDRANT
 - EXISTING WATER LINE
 - EXISTING SEWER MANHOLE
 - EXISTING GRAVITY SEWER
 - EXISTING LPSS
 - EXISTING NATURAL GAS LINE
 - PROPOSED WATER LINE
 - PROPOSED HYDRANT
 - PROPOSED SEWER PUMP STATION
 - PROPOSED GRAVITY SEWER LINE
 - PROPOSED SEWER CLEAN OUT
 - PROPOSED LOW PRESSURE SEWER LINE
 - PROPOSED UNDERGROUND ELECTRIC
 - PROPOSED UTILITY POLE
 - PROPOSED STORM WATER MANAGEMENT AREA(S)
 - PROPOSED CULVERT
 - DRAINAGE FLOW
 - DRAIN WAY
 - WATERSHED PEAK

- 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 UNIT IN DRIVE AND A GARAGE.
 5. PROPERTY BOUNDARIES WERE SURVEYED.

OPEN SPACE CALCULATIONS:
REQUIRED: 19 2 FAMILY UNITS X 300 SF/ EACH UNIT= 11,400 SF
PROVIDED: 276,911 SF(TOTAL LOT AREA) -109,780 SF(INFRASTRUCTURE AREA USED)
= 167,130 SF (OPEN SPACE PROVIDED)

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

SITE PLAN FOR COOK ROAD DEVELOPMENT PHASE II Located in the First Civil District of Cumberland County, Tennessee PRESENTED TO CROSSVILLE REGIONAL PLANNING COMMISSION			
DEVELOPER: Glenn Clark ADDRESS: 348 Crabtree Road CROSSVILLE, TN 38571 TELEPHONE: (931) 267-9868		SURVEYOR: TIMOTHY L. GOAD ADDRESS: 3824 MT HELEN ROAD ALLART, TN 38504 TELEPHONE: (931) 879-6393	
ENGINEER: TARE, INC. ADDRESS: P.O. BOX 846 CROSSVILLE, TENNESSEE 38557 TELEPHONE: (931) 484-7543		SCALE: 1"= 50' DATE: May, 2025 TAX MAP REFERENCE: Tax Map 101 Parcel 012.03	