

LEGEND

1000 --- EXISTING GRADE CONTOUR / ELEVATION
 1000 --- NEW GRADE CONTOUR / ELEVATION

OFFICE & WAREHOUSE BUILDING FOR DYNAMIS, INC.

PROJECT DATA:

DYNAMIS, INC. provides petroleum and environmental services for various industries and businesses involving wastewater treatment, pollution prevention and control, groundwater protection, spill prevention, stormwater pollution prevention, fire safety, and other related services.

EXISTING LOCATION: 3707 Henson Road, Knoxville, TN 37921
 Parcel ID 093PA003

PROPOSED NEW FACILITY LOCATION: 3701 Henson Road, Knoxville, TN 37921
 Parcel ID 093PA004

PROPERTY OWNER: Danny B. Jones

ZONING DISTRICT: I 3 INDUSTRIAL

OCCUPANCY TYPE: Business Offices and Warehouse for special trades contractor.

OCCUPANCY AREAS: OFFICES, 3485 sq. ft. WAREHOUSE, 3458 sq. ft.

PARKING REQUIREMENT: 14 per area plus 6 per largest shift = 20 spaces minimum.

STORMWATER REQUIREMENTS: Detention is not required.
 New impervious surfaces total less than 1/2 acre at 21,398 sq. ft. or 0.49 acre.
 Disturbed areas total less than 1 acre at approximately 41,871 sq. ft. or 0.96 acre.

PROPERTY REVISIONS: The property is to remain as two separate parcels with redistribution and revision of separating lot lines to enlarge Parcel 4 to better accommodate the new building and parking areas. The revisions with replatting will also remove unused small lots on record and remove the unused, unnamed road right-of-way as approved by MPC on April 14, 2016 as Agenda Item 6, 4-A-16-SC, and by City Council on May 10, 2016. The R.O.W. property will be divided equally between Parcels 3, 4, and the property adjacent to the R.O.W.

The TVA power transmission easement access and clearances are to be maintained with review and approval of final plans by TVA.

SITE PLAN NOTES:

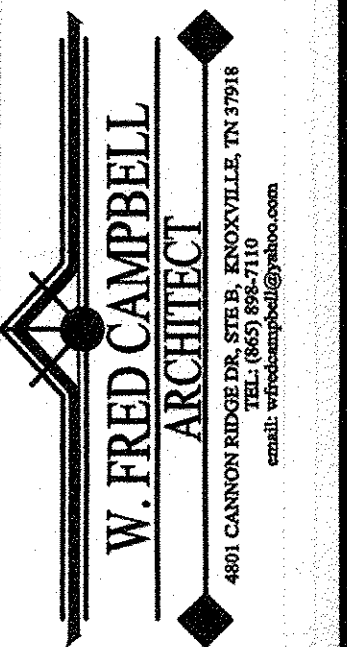
1. SITE PROPERTY DATA IS TAKEN FROM A SURVEY BY ACRE BY ACRE SURVEYING, SCOTT UMSTEAD, RLS TN NO. 1861, DATED AUGUST 28, 2015.
2. EXISTING UTILITY POLES ARE TO BE RELOCATED OR REPLACED AS NECESSARY. COORDINATE WITH POWER, COMMUNICATIONS, AND OTHER SERVICE PROVIDERS AS REQUIRED.
3. REMOVE EXISTING TREES, STUMPS, ROCKS, AND YARD STRUCTURES WHERE INDICATED AND AS REQUIRED BY NEW SITEWORK AND CONSTRUCTION. REFER TO LANDSCAPE PLAN.
4. CONFINE GRADING TO NEW BUILDING AND PAVING AREAS AND REQUIRED GRADE ELEVATION MODIFICATION AS INDICATED. TAKE CARE TO NOT DISTURB EXISTING TOPSOIL WHERE POSSIBLE.
5. PROVIDE TOPSOIL AND GRASS SEEDING AT NEW LANDSCAPE AREAS AND OTHER AREAS DISTURBED BY GRADING AND OTHER SITEWORK. REFER TO LANDSCAPE PLAN AND PROJECT SPECIFICATIONS.
6. REFER TO LANDSCAPE PLAN, SHEET G2, FOR PLANTING AND OTHER SITEWORK.
7. INSTALL FABRIC SILT FENCE PROTECTION AROUND AREAS AFFECTED BY STORMWATER RUNOFF FROM GRADING AND OTHER SITEWORK AND LANDSCAPING AS NECESSARY AND IN ACCORDANCE WITH REGULATIONS.

SITE PLAN

SCALE: 1" = 30' OR



REVISIONS	BY
MARCH 8, 2017	WFC
APRIL 24, 2017	WFC
JULY 12, 2017	WFC
AUG. 16, 2017	WFC
OCT. 17, 2017	WFC
DEC. 1, 2017	WFC
MAR. 12, 2018	WFC
MAY 31, 2018	WFC
AUG. 20, 2018	WFC



OFFICE & WAREHOUSE BUILDING FOR
DYNAMIS, INC.
 3701 HENSON ROAD <- KNOXVILLE, TENNESSEE 37921
SITE PLAN

DRAWN WFC
CHECKED
DATE JAN. 20, 2017
SCALE AS NOTED
JOB NO. 1507
SHEET

C1.1

OF SHEETS