DR. JAMES D. GILLISPIE
GILLISPIE EYECARE
4130 ANDREW JACKSON PKWY,
HERMITAGE, TN 37076
ACRES = 2.04
PARCEL ID: 08600003501

SPECIAL UTILITY AND EPSC NOTE:

1. WATER AND SEWER SERVICE CONNECTIONS TO BE UNCHANGED. ALL PLUMBING PLANS INSIDE OF NEW ADDITION. NO UTILITY PLAN NEEDED.

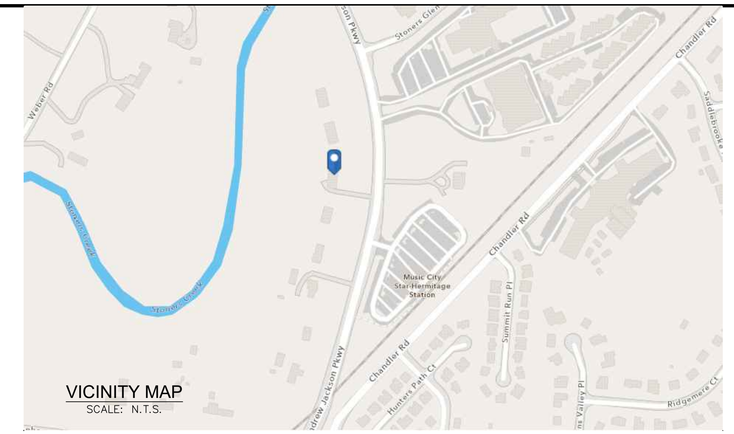
2. EPSC SHEETS NOT NEEDED AS NO CUT AND FILL EXCEPT FOR SMALL SWALES. ADD SF TO WEST END OF SWALE AS SHOWN ON C-3.0. LESS THAN 0.05 ACRES AFFECTED/DISTURBED THEREFORE NO OTHER EPSC MEASURES ARE WARRANTED.

THE PURPOSE OF THIS SP AMENDMENT IS TO APPROVE THE ADDITION OF GILLISPIE EYECARE FOR 1,962 SQ. FT. ADDITION

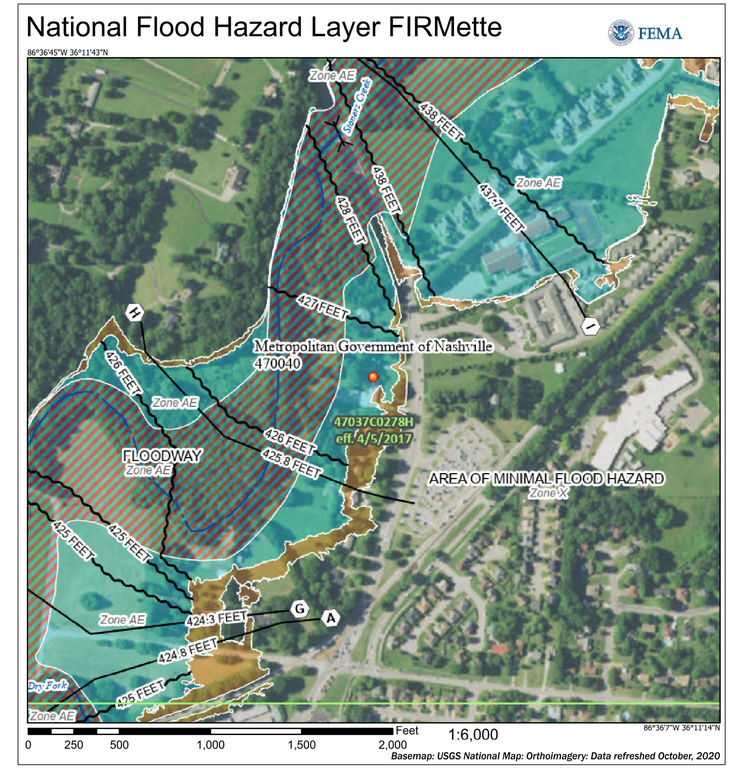
EXISTING BUILDING S.F. = 3,017
ADDITION S.F. = 1,962
426.7 B.F.E
427.87 REQUIRED FINISH FLOOR
427.87 EXISTING FINISH FLOOR

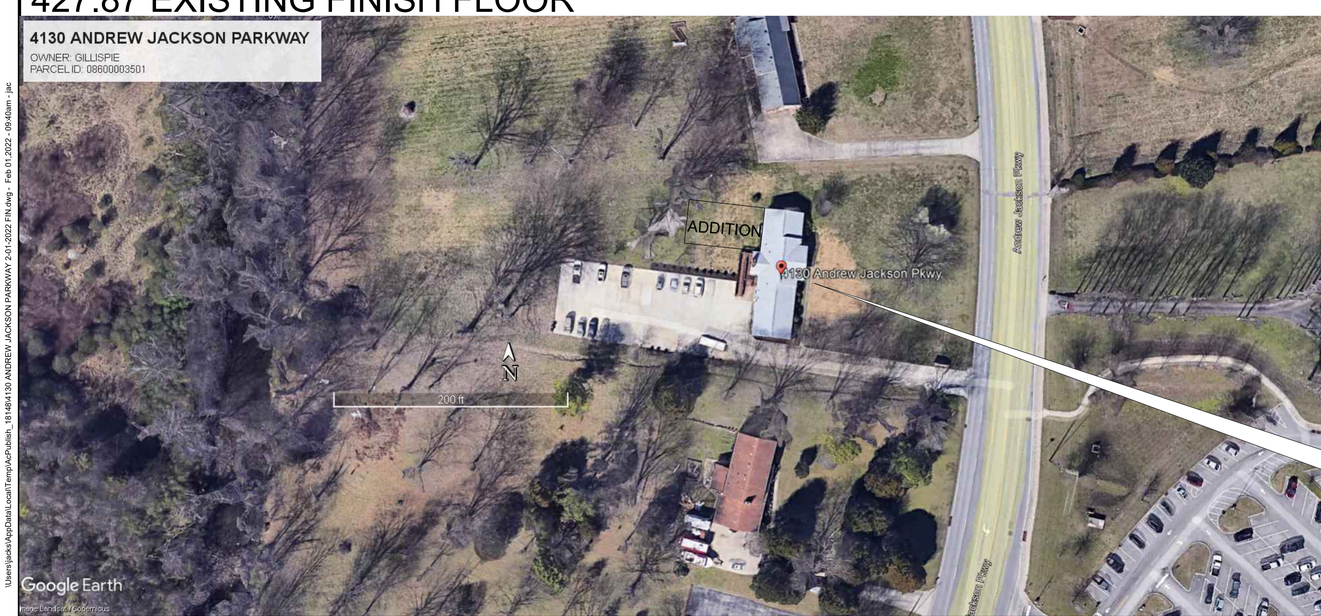
SITE DATA TABLE		
TOTAL PROJECT SITE AREA	=	2.04 ACRES (88,862.40 sf)
ZONING	=	OV-AIR
PARCEL	=	08600003501
BUILDING AREA	=	4,979 sf
PERVIOUS	=	69,628.31 sf / 1.60 acres
IMPERVIOUS	=	19,234.09 sf / 0.44 acres
GRASS/LANDSCAPE	=	78.00%
BUILDING SETBACKS FOR AN SP ZONING FOR THIS PROPERTY	FRONT	STREET SETBACKS SHALL BE AS SPECIFICALLY LISTED IN THE SITE SPECIFIC SP ORDINANCE
	SIDE	
	REAR	
FLOOR AREA RATIO (FAR)	ENTIRITY	(0.056) 4,979/88 = 52 FT
PARKING SPACES		14
LISTING OF ALL EXISTING AND PROPOSED LAND USES AS CATEGORIZED BY THE ZONING CODE (E.G. RETAIL, RESTAURANT, OFFICE, WAREHOUSE, MANUFACTURING, APARTMENTS, TOWNHOUSES, TWO-FAMILY STRUCTURES, SINGLE-FAMILY HOMES).	=	1. ADDITION TO EXISTING BUSINESS
		2.
		3.
		4.
		5.

FIRM
FEMA COMMUNITY PANEL
47037C0278H
EFFECTIVE DATE 4/5/2017
100 YR FLOODPLAIN INFO
SITE HAS A PORTION IN FLOODPLAIN



VICINITY MAP
SCALE: N.T.S.





SITE LOCATION

N

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SHEET INDEX

C-0.0	COVER SHEET
C-1.0	EXISTING CONDITIONS
C-2.0	SITE PLAN
C-3.0	GRADING PLAN (METRO FINAL)
C-4.0	DETAILS
A-1.0	FLOOR PLAN
A-1.1	ELEVATIONS N & S
A-1.2	ELEVATIONS E & W
A-1.3	SECTIONS
L-1.0	LANDSCAPE PLAN (BY KITA LANDSCAPING)

DR. JAMES D. GILLISPIE
4130 ANDREW JACKSON PKWY
HERMITAGE, TN 37076
James D. Gillispie
OFFICE # (615)-885-2027
GILLISPIEEYECARE@COMCAST.NET
CROSSROADS ARCHITECTURE
CONTACT: ROBIN E. HOOD
Ph CELL # 615-957-4291
OFFICE # 615-255-7796
EMAIL:
ROBIN@CROSSROADSARCHITECTURE.COM
COUNCIL DISTRICT: 11
COUNCILMEMBER: LARRY HAGAR

CHESTER A. RHODES, JR. REGISTERED ENGINEER AGRICULTURE NO. 102911 STATE OF TENNESSEE

2/01/2022

ENGINEER:
RHODES ENGINEERING AND ENVIRONMENTAL SERVICES, LLC
PHONE: 615.480.7535
EMAIL: RhodesEngineering@gmail.com
1117 WHITNEY DRIVE
COLUMBIA, TN 38401
CIVIL ENVIRONMENTAL
SITE DEVELOPMENT WATER/WASTEWATER

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No.	REVISIONS	DATE	DRWN	CHKD	DESIGN	APPD
	PREPARATION	12/28/2021				
	REVISION	2/01/2022				

APPROVAL		
DRAWN	PWB	00/00/0000
DESIGN	ATD	00/00/00
CHECKED	CAR	00/00/00
APPROVED	CAR	00/00/00

DR. JAMES D. GILLISPIE
GILLISPIE EYECARE
4130 ANDREW JACKSON PARKWAY HERMITAGE, TN 37076
COVER SHEET

DWG. No.
C-0.0

SCALE: NOTED

CADFILE: 4130 ANDREW JACKSON PARKWAY 2-01-2022 FIN

JOB No. 2010SP-005-003

REV.

\\Users\jacks\AppData\Local\Temp\AcPublish_18148\4130 ANDREW JACKSON PARKWAY 2-01-2022 FIN.dwg - Feb 01,2022 - 09:40am - jac

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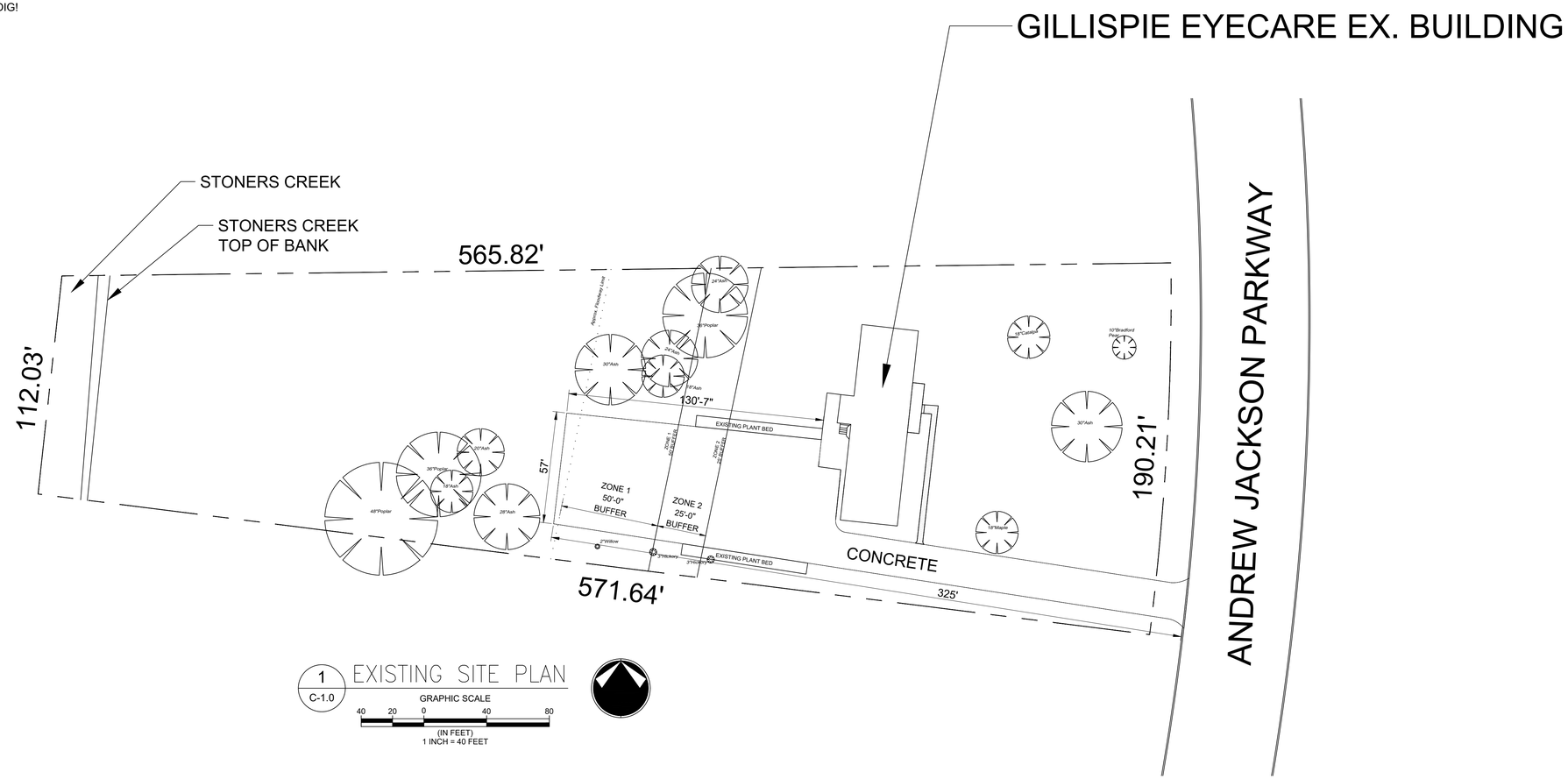

1
C-1.0
EXISTING SITE PLAN

GRAPHIC SCALE
40 20 0 40 80
(IN FEET)
1 INCH = 40 FEET

GILLISPIE EYECARE
4130 ANDREW JACKSON PARKWAY
HERMITAGE, TN

DR. JAMES D. GILLISPIE
4130 ANDREW JACKSON PKWY
HERMITAGE, TN 37076
James D. Gillispie
OFFICE # (615)-885-2027
GILLISPIEEYECARE@COMCAST.NET
CROSSROADS ARCHITECTURE
CONTACT: ROBIN E. HOOD
Ph CELL # 615-957-4291
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EMAIL:
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REGISTERED ENGINEER
AGRICULTURE
NO. 102911
STATE OF TENNESSEE

2/01/2022

ENGINEER:
RHODES ENGINEERING AND ENVIRONMENTAL SERVICES, LLC
PHONE: 615.480.7535
EMAIL: RhodesEngineering@gmail.com
1117 WHITNEY DRIVE
COLUMBIA, TN 38401
CIVIL ENVIRONMENTAL
SITE DEVELOPMENT WATER/WASTEWATER

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CHECKED	CAR	00/00/00
APPROVED	CAR	00/00/00

GILLISPIE
GILLISPIE EYECARE
4130 ANDREW JACKSON PARKWAY HERMITAGE, TN 37076
EXISTING CONDITIONS

DWG. No.
C-1.0

SCALE: NOTED
CADFILE: 4130 ANDREW JACKSON PARKWAY 2-01-2022 FIN
JOB No.
REV.

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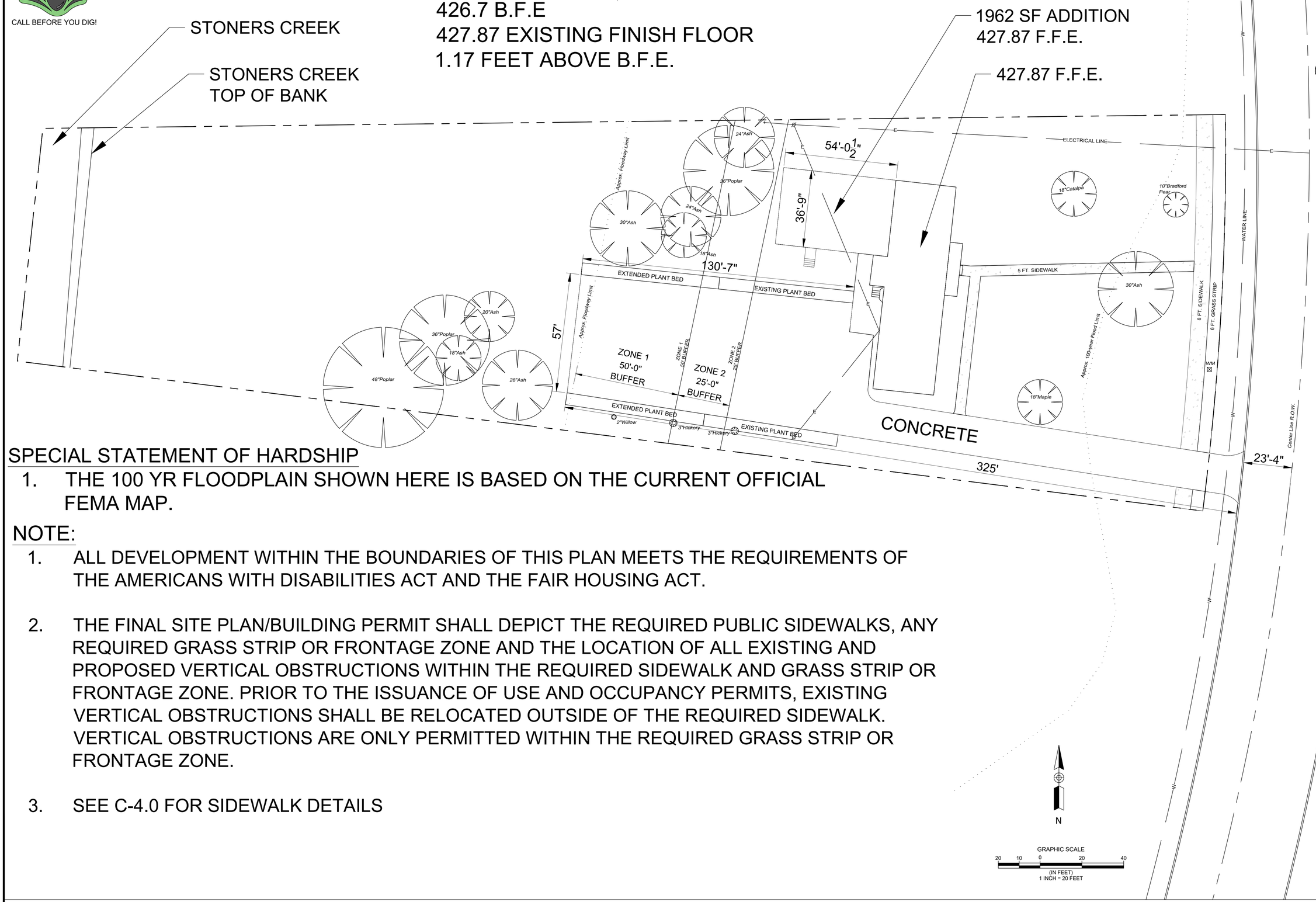
EXISTING BUILDING S.F. = 3,017
ADDITION S.F. = 1,962
426.7 B.F.E
427.87 EXISTING FINISH FLOOR
1.17 FEET ABOVE B.F.E.



SPECIAL STATEMENT OF HARDSHIP

1. THE 100 YR FLOODPLAIN SHOWN HERE IS BASED ON THE CURRENT OFFICIAL FEMA MAP.

NOTE:

1. ALL DEVELOPMENT WITHIN THE BOUNDARIES OF THIS PLAN MEETS THE REQUIREMENTS OF THE AMERICANS WITH DISABILITIES ACT AND THE FAIR HOUSING ACT.

2. THE FINAL SITE PLAN/BUILDING PERMIT SHALL DEPICT THE REQUIRED PUBLIC SIDEWALKS, ANY REQUIRED GRASS STRIP OR FRONTAGE ZONE AND THE LOCATION OF ALL EXISTING AND PROPOSED VERTICAL OBSTRUCTIONS WITHIN THE REQUIRED SIDEWALK AND GRASS STRIP OR FRONTAGE ZONE. PRIOR TO THE ISSUANCE OF USE AND OCCUPANCY PERMITS, EXISTING VERTICAL OBSTRUCTIONS SHALL BE RELOCATED OUTSIDE OF THE REQUIRED SIDEWALK. VERTICAL OBSTRUCTIONS ARE ONLY PERMITTED WITHIN THE REQUIRED GRASS STRIP OR FRONTAGE ZONE.

3. SEE C-4.0 FOR SIDEWALK DETAILS

GRAPHIC SCALE
20 10 0 20 40
(IN FEET)
1 INCH = 20 FEET

DR. JAMES D. GILLISPIE
4130 ANDREW JACKSON PKWY
HERMITAGE, TN 37076
James D. Gillispie
OFFICE # (615)-885-2027
GILLISPIEEYECARE@COMCAST.NET
CROSSROADS ARCHITECTURE
CONTACT: ROBIN E. HOOD
Ph CELL # 615-957-4291
OFFICE # 615-255-7796
EMAIL:
ROBIN@CROSSROADSARCHITECTURE.COM
COUNCIL DISTRICT: 11
COUNCILMEMBER: LARRY HAGAR

CHESTER A. RHODES
REGISTERED ENGINEER
AGRICULTURE
No. 102
STATE OF TENNESSEE
2/01/2022

ENGINEER:
RHODES ENGINEERING AND ENVIRONMENTAL SERVICES, LLC
PHONE: 615.480.7535
EMAIL: RhodesEngineering@gmail.com
1117 WHITNEY DRIVE
COLUMBIA, TN 38401
CIVIL ENVIRONMENTAL
SITE DEVELOPMENT WATER/WASTEWATER

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APPROVED	CAR	00/00/00

GILLISPIE
GILLISPIE EYECARE
4130 ANDREW JACKSON PARKWAY HERMITAGE, TN 37076
SITE PLAN

DWG. No.
C-2.0

SCALE: NOTED
CADFILE: 4130 ANDREW JACKSON PARKWAY 2-01-2022 FIN
JOB No.
REV.

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SPECIAL UTILITY AND EPSC NOTE:

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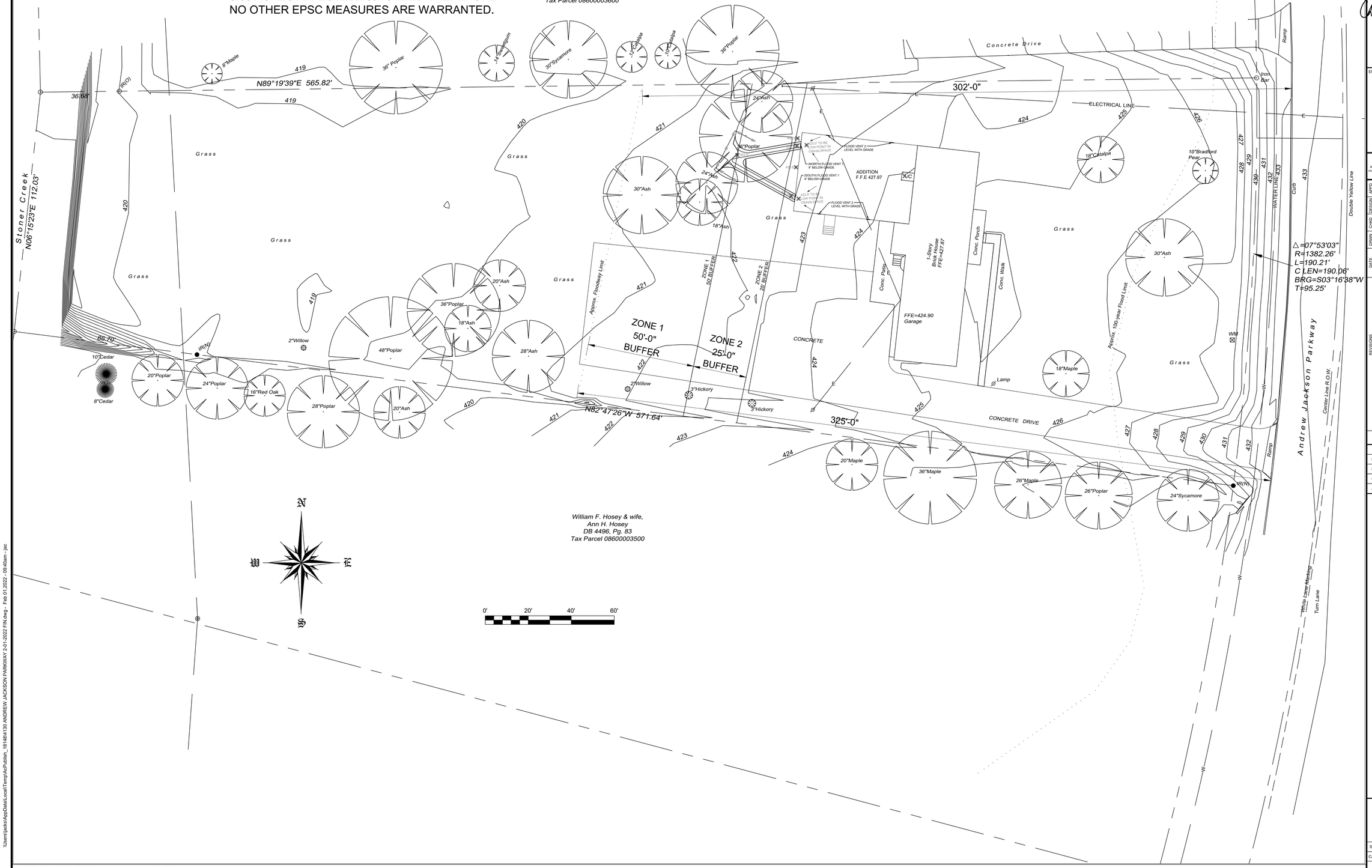
2. EPSC SHEETS NOT NEEDED AS NO CUT AND FILL EXCEPT FOR SMALL SWALES. ADD SF TO WEST END OF SWALE AS SHOWN ON C-3.0. LESS THAN 0.05 ACRES AFFECTED/DISTURBED THEREFORE NO OTHER EPSC MEASURES ARE WARRANTED.

NOTE

- BASED ON METRO'S CURRENT DETERMINATION AS OF 11 / 05 / 2021 THERE IS NO ENCROACHMENT INTO ZONE 1 AND ZONE 2 BUFFER
- LET ZONE 1 NATURALLY GROW



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4130 ANDREW JACKSON PKWY
HERMITAGE, TN 37076
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CROSSROADS ARCHITECTURE
CONTACT: ROBIN E. HOOD
Ph CELL # 615-957-4291
OFFICE # 615-255-7796
EMAIL:
ROBIN@CROSSROADSARCHITECTURE.COM
COUNCIL DISTRICT: 11
COUNCILMEMBER: LARRY HAGAR

CHESTER A. RHODES
LICENSED PROFESSIONAL ENGINEER
No. 102811
AGRICULTURE
STATE OF TENNESSEE
2/01/2022

ENGINEER:
RHODES ENGINEERING AND ENVIRONMENTAL SERVICES, LLC
PHONE: 615.480.7535
EMAIL: RhodesEngineering@gmail.com
1117 WHITNEY DRIVE
COLUMBIA, TN 38401
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DRAWN	PWB	00/00/0000
DESIGN	ATD	00/00/00
CHECKED	CAR	00/00/00
APPROVED	CAR	00/00/00

GILLISPIE

GILLISPIE EYECARE

4130 ANDREW JACKSON PARKWAY HERMITAGE, TN 37076

GRADING PLAN (METRO)

DWG. No.

C-3.1

SCALE: NOTED

CADFILE: 4130 ANDREW JACKSON PARKWAY 2-01-2022 FIN

JOB No.

REV.

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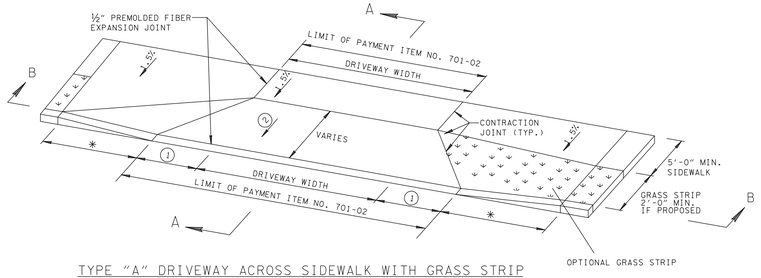
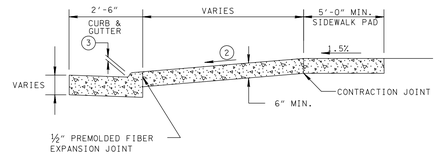
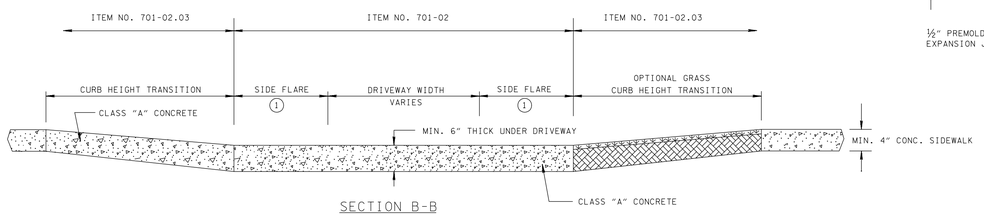


TYPE "A" DRIVEWAY ACROSS SIDEWALK WITH GRASS STRIP

* DIMENSION VARIES RELATIVE TO LONGITUDINAL ROADWAY GRADE



SECTION A-A



SECTION B-B

* DIMENSION VARIES RELATIVE TO LONGITUDINAL ROADWAY GRADE

GENERAL NOTES

(A) 5'-0" MINIMUM SIDEWALK WITH A MAXIMUM CROSS SLOPE OF 1.5% THROUGH DRIVEWAYS.

(B) DESIGNER TO CHECK GUTTER FLOW DEPTH AT DRIVEWAY LOCATIONS TO ASSURE THAT THE DESIGN FLOW DOES NOT OVERTOP THE SIDEWALK AREA. IF OVERTOPPING OCCURS, PLACE AN INLET AT THE UPSTREAM SIDE OF THE DRIVEWAY OR PERFORM OTHER DESIGN MITIGATION.

(C) THE SLOPE OF THE LANDING AREA SHALL NOT EXCEED 1.5% IN THE SIDEWALK AREA.

(D) DRIVEWAYS TO BE BUILT COMPLETE OR IN PART AS INDICATED ON THE PLANS OR AS DIRECTED BY THE ENGINEER.

(E) ALL DRIVEWAYS TO BE 6" UNIFORM THICKNESS, UNLESS OTHERWISE SHOWN ON PLANS.

(F) EXPANSION JOINTS TO BE PLACED AS INDICATED ON THE PLANS EXCEPT JOINT AT BACK OF DRIVEWAY WHICH WILL BE PLACED WHEN DRIVEWAY ABUTS A RIGID DRIVEWAY OR BUILDING.

(G) THE ROADWAY DESIGNER SHALL CONSIDER THE USE OF A CATCH BASIN ON EITHER SIDE OF THE DRIVEWAY. CAREFUL CONSIDERATION TO THE PLACEMENT OF CATCH BASINS SHALL BE TAKEN IF THE DRIVEWAY IS IN A VERTICAL SAG CURVE.

(H) ITEM NOS:

701-02	CONCRETE DRIVEWAY	PER SF
701-02.03	CONCRETE RAMP	PER SF

(I) TYPICAL DRIVEWAY WIDTHS ARE 12' (14' TWO WAY) FOR RESIDENTIAL AND 24' (40' MAX.) FOR COMMERCIAL

(J) REFER TO SECTION 5.1.3. IN THE MANUAL FOR CONSTRUCTING DRIVEWAY ENTRANCES ON STATE HIGHWAYS (2015) FOR RADIUS OF CURVATURE GUIDANCE.

FOOTNOTES

(1) SIDE FLARE WIDTH SHOULD BE A MINIMUM 7'-0" FOR COMMERCIAL DRIVEWAYS. SIDE FLARE WIDTH SHOULD BE A MINIMUM 3'-6" FOR RESIDENTIAL DRIVEWAYS.

(2) DRIVEWAY RAMP GRADE VARIES, 15% MAX. (10% RECOMMENDED) APRON GRADE FOR RESIDENTIAL DRIVEWAYS. 8% MAX. (5% RECOMMENDED) APRON GRADE FOR COMMERCIAL DRIVEWAYS.

(3) HEIGHT OF LOWERED CURB SHALL BE 2.25 INCHES. SEE STD. DWG. RP-NMC-10.

REV. 7-15-08: UPDATED SIDEWALK DIMENSIONS.

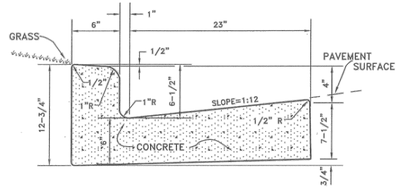
REV. 4-8-16: ADDED ITEM NUMBERS. UPDATED SLOPES AND DIMENSIONS. UPDATED NOTES.

MINOR REVISION -- FHWA APPROVAL NOT REQUIRED.

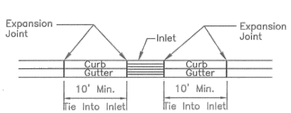
STATE OF TENNESSEE
DEPARTMENT OF TRANSPORTATION

DETAILS OF STANDARD CONCRETE DRIVEWAYS

2-15-07 RP-D-15



TYPICAL CROSS - SECTION



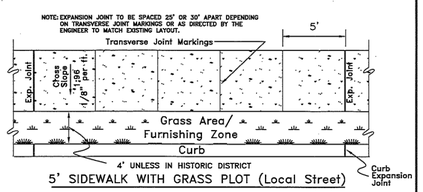
FRONT VIEW

GENERAL NOTES
1. Expansion joints to be spaced a maximum of 100 feet apart or as directed by the Engineer.
2. Expansion joints will also be required at tangent points, ramps, and inlets.
3. Contraction joints are to be cut into curb and gutter every 10 feet to a depth of D/4, where D equals the thickness of the section. The spacing of 10 feet may be reduced at closures but no section of curb and gutter shall be less than 10 feet.
4. There will be a minimum of 10 feet tie in at curb inlets on each side of the inlet. An expansion joint will be used on each side of the tie in.
5. Cost of contraction joints to be included in the unit bid price for concrete curb with gutter.

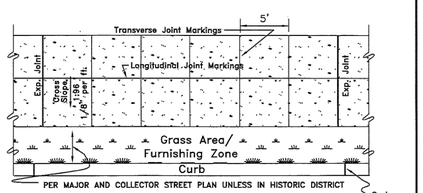
NOT TO SCALE

METROPOLITAN GOVERNMENT OF NASHVILLE AND DAVIDSON COUNTY DEPARTMENT OF PUBLIC WORKS	STANDARD CURB WITH GUTTER	DWG. NO. ST-200
DIR. OF ENG.: Mark Macy	DATE: 5/12/03	REVISED: 07/21/00 REVISED: 05/02/03 REVISED:

NOTE: EXPANSION JOINT TO BE SPACED 35' OR 39' APART DEPENDING ON TRANSVERSE JOINT MARKINGS OR AS DIRECTED BY THE ENGINEER TO MATCH EXISTING LAYOUT.



5' SIDEWALK WITH GRASS PLOT (Local Street)

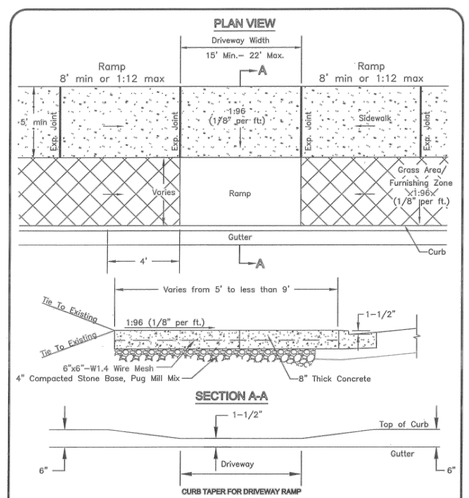


SIDEWALK WIDTH GREATER THAN 6'

GENERAL NOTES
1. SIDEWALKS SHALL BE A MINIMUM OF 4 INCHES IN THICKNESS.
2. MAXIMUM CROSS SLOPE FOR SIDEWALKS SHALL NOT EXCEED 1:48 (VERTICAL:HORIZONTAL).
3. IN HISTORIC DISTRICTS THE STANDARD SHALL BE THE PREVAILING CHARACTERISTIC OF THE BLOCK FACE.
4. SIDEWALK SHALL BE CONSTRUCTED OF WHITE CONCRETE, BRICK, OR EXPOSED AGGREGATE PER METRO DEPARTMENT OF PUBLIC WORKS TECHNICAL SPECIFICATIONS, SECTION 02522.
5. IF APPROVED THE FURNISHING ZONE MAY CONTAIN HARDSCAPE MATERIALS SUCH AS CONCRETE, BRICK, OR PAVERS.
6. COMPACTED STONE BASE, PUG MILL MIX, 4" THICK SHALL BE APPLIED TO SUB GRADE PRIOR TO INSTALLING SIDEWALK.
7. FURNISHING ZONE IS AN AREA FOR OBSTRUCTIONS IN THE SIDEWALK. EXAMPLES ARE OUTDOOR CAFES, POWER POLES, FIRE HYDRANTS, SIGNS, ETC.
8. IN THE EVENT OF ANY CONFLICT, DISCREPANCY, OR INCONSISTENCY AMONG THE PLANS AND THESE STANDARD DETAILS, THE REQUIREMENTS OF THE STANDARD DETAILS SHALL GOVERN.

NTS

METROPOLITAN GOVERNMENT OF NASHVILLE AND DAVIDSON COUNTY DEPARTMENT OF PUBLIC WORKS	SIDEWALK CONSTRUCTION	DWG. NO. ST-210
DIR. OF ENG.: [illegible]	DATE: 9/12/17	REVISED: 05/02/03 REVISED: 11/24/03 REVISED: 06/23/04 REVISED: 09/11/17



NOTE: 1. Cross-slope of sidewalk shall not exceed 1:48 (vertical:horizontal).
2. Fiber mesh reinforcement is an approved alternative for the wire mesh. Fiber mesh reinforcement will be added to the concrete at the batch plant at the rate of 1 1/2 pounds per cubic yard.
3. Concrete shall be 8 inches thick.

NOT TO SCALE

METROPOLITAN GOVERNMENT OF NASHVILLE AND DAVIDSON COUNTY DEPARTMENT OF PUBLIC WORKS	ALTERATION CONSTRUCTION COMMERCIAL DRIVEWAY RAMP WITH SIDEWALK LESS THAN 9 FEET	DWG. NO. ST-325
DIR. OF ENG.: Mark Macy	DATE: 5/12/03	REVISED: 01/27/03 REVISED: 05/08/03 REVISED:

DR. JAMES D. GILLISPIE
4130 ANDREW JACKSON PKWY
HERMITAGE, TN 37076
James D. Gillispie
OFFICE # (615)-885-2027
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COUNCIL DISTRICT: 11
COUNCILMEMBER LARRY HAGAR

CHESTER A. RHODES, REGISTERED ENGINEER, AGRICULTURE, COMMERCIAL, STATE OF TENNESSEE

2/01/2022

ENGINEER:
RHODES ENGINEERING AND ENVIRONMENTAL SERVICES, LLC
PHONE: 615.480.7535
EMAIL: RhodesEngineering@gmail.com
1117 WHITNEY DRIVE
COLUMBIA, TN 38401
CIVIL ENVIRONMENTAL
SITE DEVELOPMENT WATER/WASTEWATER

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DESIGN	ATD	00/00/00
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GILLISPIE
GILLISPIE EYECARE
4130 ANDREW JACKSON PARKWAY HERMITAGE, TN 37076
DETAILS

DWG. No.
C-4.0

SCALE: NOTED

CADFILE: 4130 ANDREW JACKSON PARKWAY 2-01-2022 FIN

JOB No.

REV.

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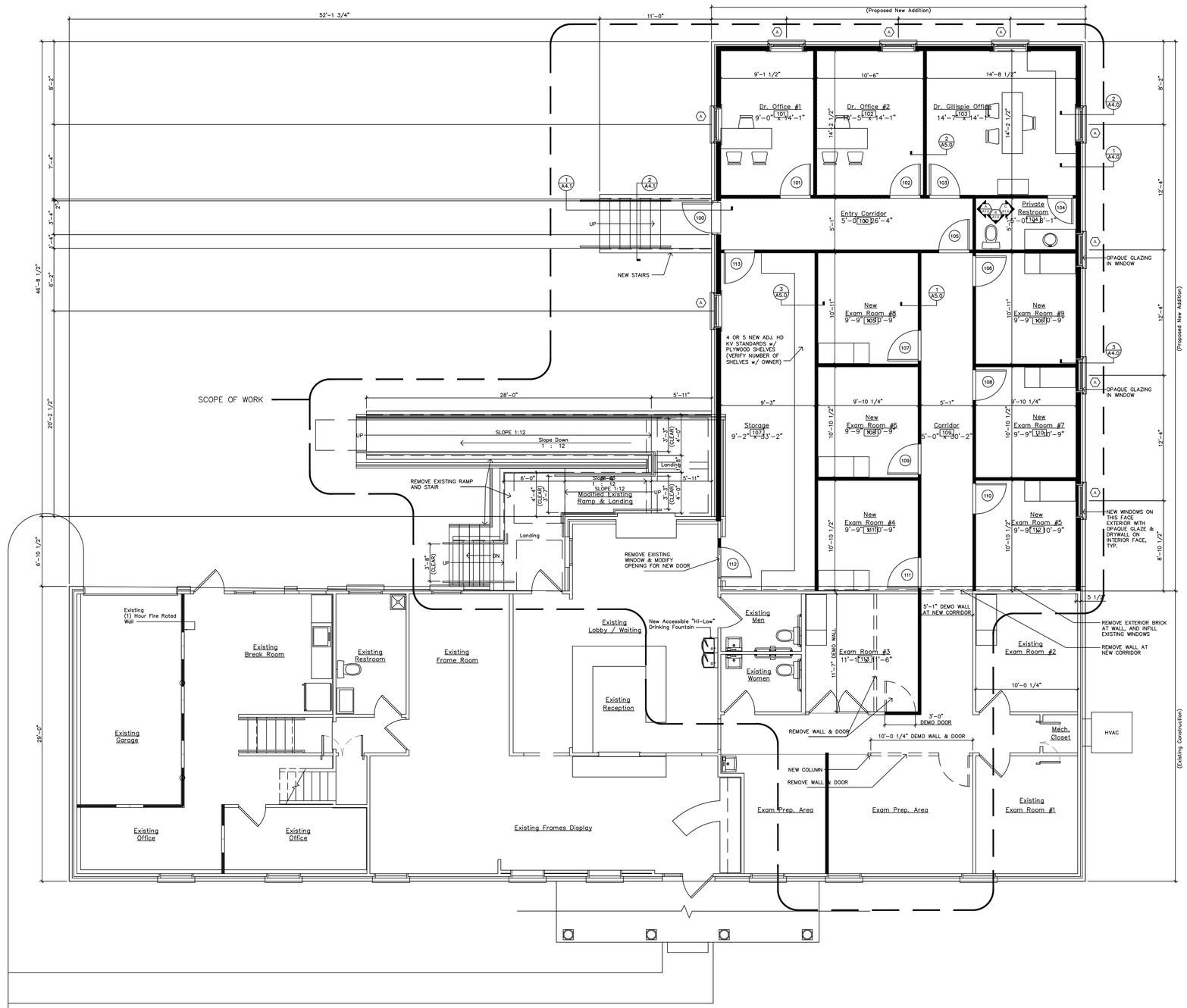

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THIS IS ONLY USED AS REFERENCE TO THE BUILDING LAYOUT AND SIZE.
THE original FLOOR PLAN IS BEING SUBMITTED BY CROSSROADS ARCHITECTURE.

FLOOR PLAN

NOTED

DR. JAMES D. GILLISPIE
4130 ANDREW JACKSON PKWY
HERMITAGE, TN 37076
James D. Gillispie
OFFICE # (615)-885-2027
GILLISPIEEYECARE@COMCAST.NET
CROSSROADS ARCHITECTURE
CONTACT: ROBIN E. HOOD
Ph CELL # 615-957-4291
OFFICE # 615-255-7796
EMAIL:
ROBIN@CROSSROADSARCHITECTURE.COM
COUNCIL DISTRICT: 11
COUNCILMEMBER: LARRY HAGAR

CHESTER A. RHODES, REGISTERED ENGINEER, AGRICULTURE, NO. 0291, STATE OF TENNESSEE

2/01/2022

ENGINEER:
RHODES ENGINEERING AND ENVIRONMENTAL SERVICES, LLC
PHONE: 615.480.7535
EMAIL: RhodesEngineering@gmail.com
1117 WHITNEY DRIVE
COLUMBIA, TN 38401
CIVIL ENVIRONMENTAL
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FLOOR PLAN

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A-1.0

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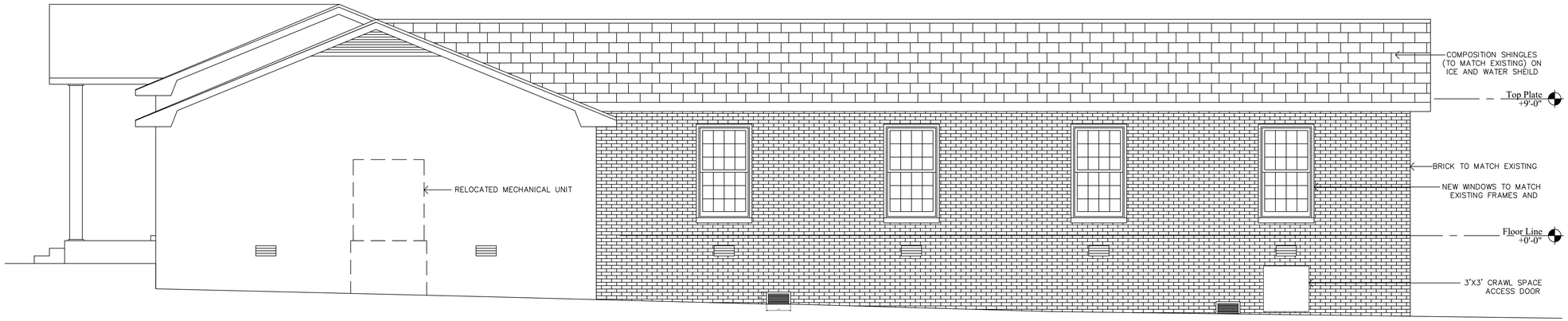
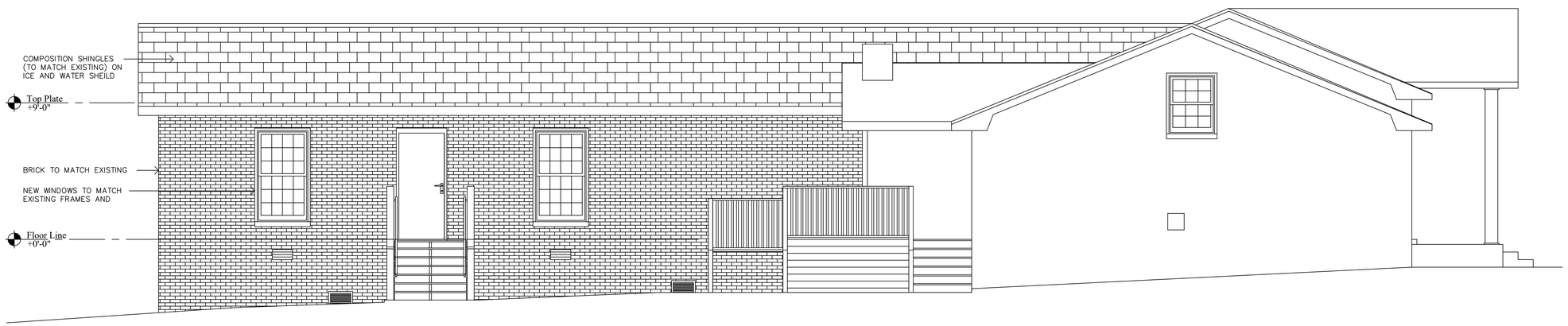


North Elevation
Scale: 1/4" = 1'-0"



South Elevation
Scale: 1/4" = 1'-0"

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DR. JAMES D. GILLISPIE
4130 ANDREW JACKSON PKWY
HERMITAGE, TN 37076
James D. Gillispie
OFFICE # (615)-885-2027
GILLISPIEEYECARE@COMCAST.NET
CROSSROADS ARCHITECTURE
CONTACT: ROBIN E. HOOD
Ph CELL # 615-957-4291
OFFICE # 615-255-7796
EMAIL:
ROBIN@CROSSROADSARCHITECTURE.COM
COUNCIL DISTRICT: 11
COUNCILMEMBER: LARRY HAGAR

CHESTER A. RHODES
LICENSED ENGINEER
AGRICULTURE
NO. 102
STATE OF TENNESSEE
2/01/2022

ENGINEER:
RHODES ENGINEERING AND ENVIRONMENTAL SERVICES, LLC
PHONE: 615.480.7535
EMAIL: RhodesEngineering@gmail.com
1117 WHITNEY DRIVE
COLUMBIA, TN 38401
CIVIL ENVIRONMENTAL
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4130 ANDREW JACKSON PARKWAY HERMITAGE, TN 37076
ELEVATIONS N & S

DWG. No.
A-1.1

SCALE: NOTED
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ELEVATIONS N & S

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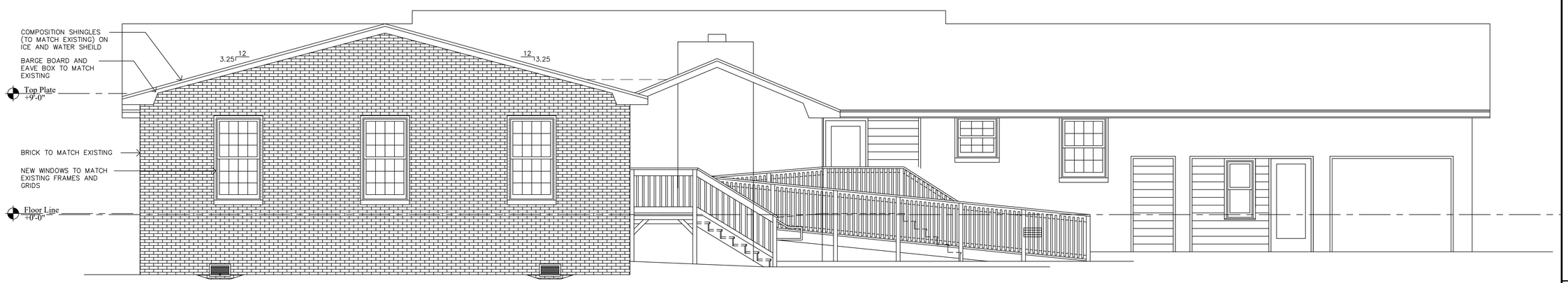
East Elevation
Scale: 1/4" = 1'-0"



West Elevation
Scale: 1/4" = 1'-0"

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ELEVATIONS E & W

NOTED

DR. JAMES D. GILLISPIE
4130 ANDREW JACKSON PKWY
HERMITAGE, TN 37076
James D. Gillispie
OFFICE # (615)-885-2027
GILLISPIEEYECARE@COMCAST.NET
CROSSROADS ARCHITECTURE
CONTACT: ROBIN E. HOOD
Ph CELL # 615-957-4291
OFFICE # 615-255-7796
EMAIL:
ROBIN@CROSSROADSARCHITECTURE.COM
COUNCIL DISTRICT: 11
COUNCILMEMBER: LARRY HAGAR

CHESTER A. RHODES
REGISTERED ENGINEER
AGRICULTURE
No. 102911
STATE OF TENNESSEE

2/01/2022

ENGINEER:
RE
RHODES ENGINEERING AND ENVIRONMENTAL SERVICES, LLC
PHONE: 615.480.7535
EMAIL: RhodesEngineering@gmail.com
1117 WHITNEY DRIVE
COLUMBIA, TN 38401
CIVIL ENVIRONMENTAL
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ELEVATIONS E & W

DWG. No.
A-1.2

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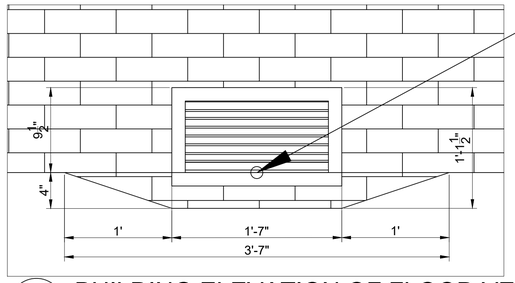
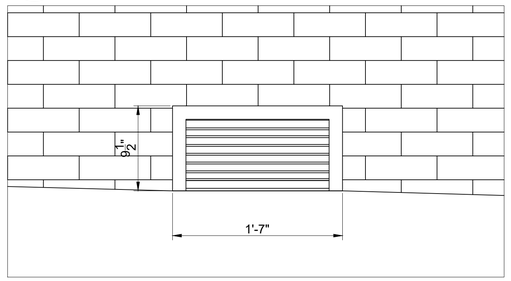
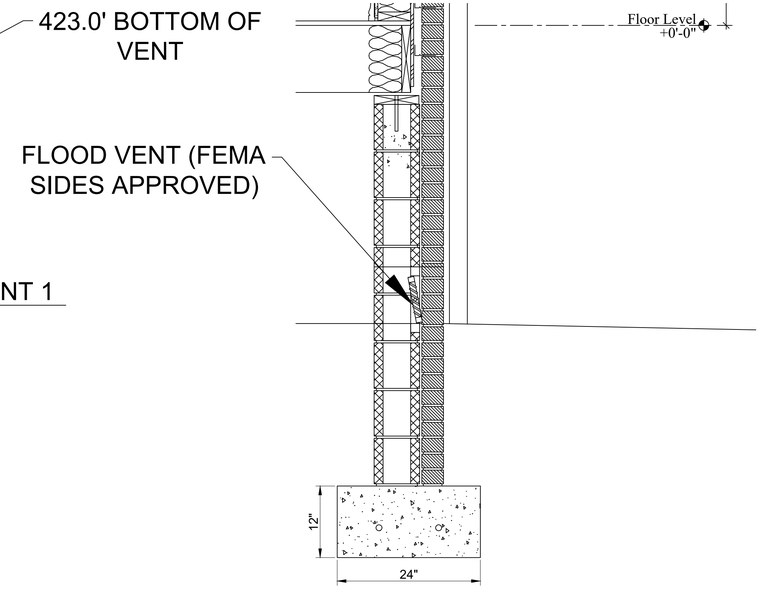


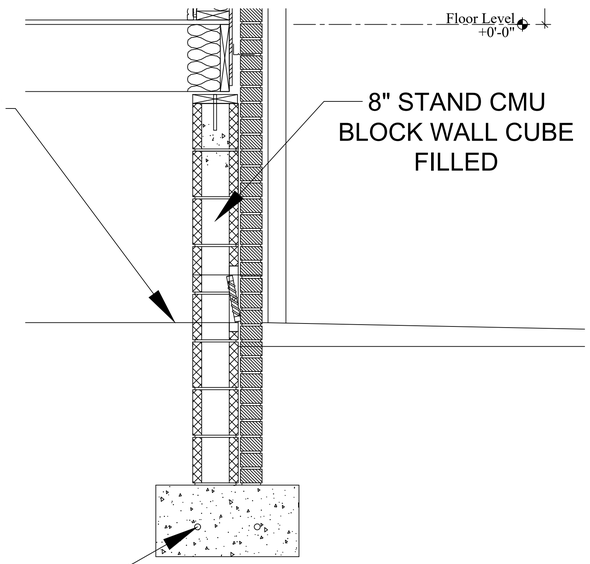
1 A-1.3 BUILDING ELEVATION OF FLOOD VENT 1
Scale: 1 1/2" = 1'-0"



2 A-1.3 BUILDING ELEVATION OF FLOOD VENT 2
Scale: 1 1/2" = 1'-0"

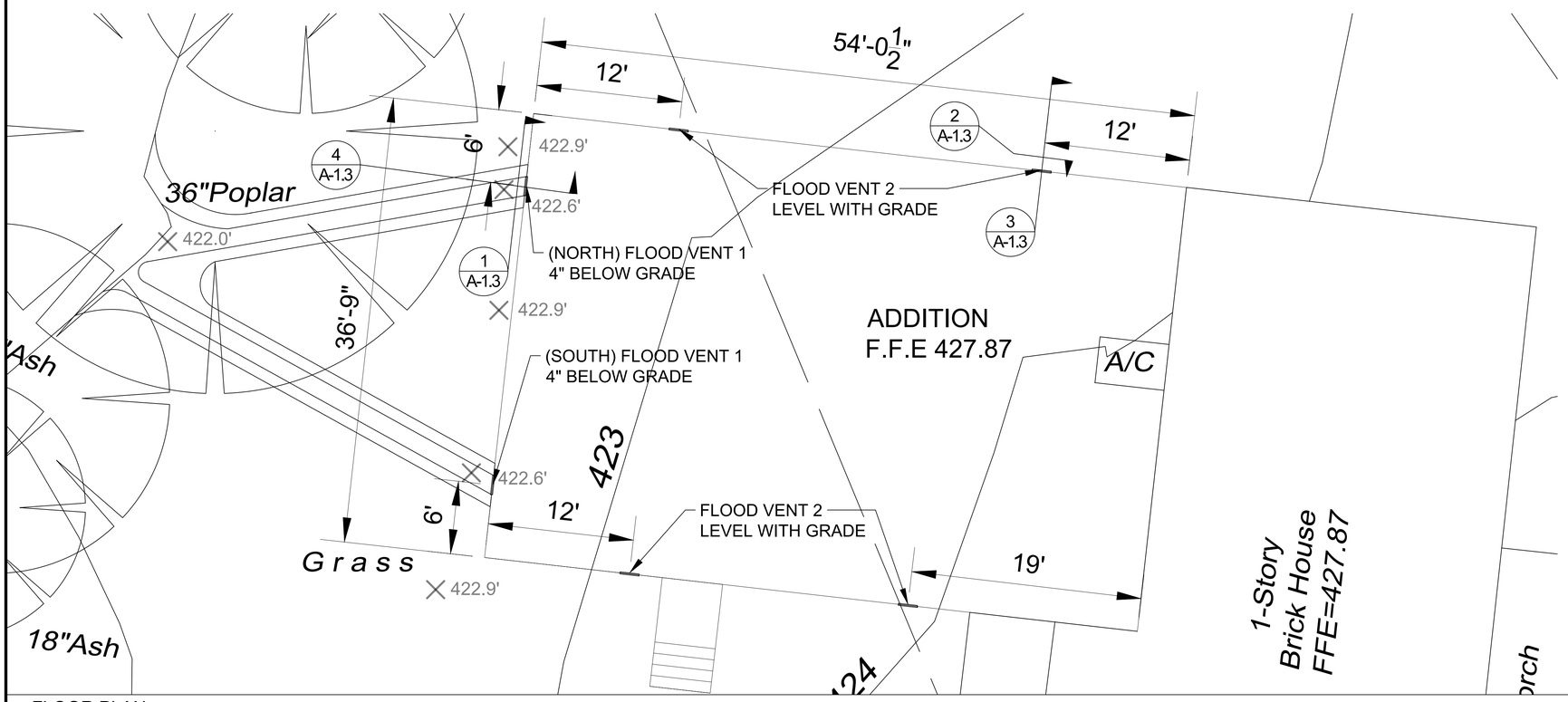


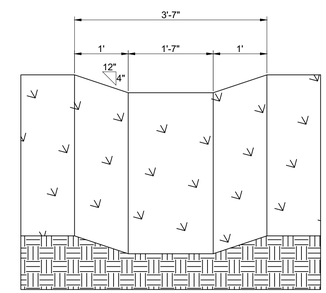
3 A-1.3 BUILDING SECTION OF FLOOD VENT
Scale: 1 1/2" = 1'-0"



4 A-1.3 BUILDING SECTION OF FLOOD VENT
Scale: 1 1/2" = 1'-0"

#5 REINFORCING STEELBARS
24" WIDE & 12" DEEP FOOTER
(3500 PSI MIN CONCRETE)





GRASS LINE CHANNEL

ON NORTHERN SWELL DIG
APPROXIMATELY 32 FT + OR -
ON SOUTHERN SWELL DIG
APPROXIMATELY 34 FT + OR -

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HERMITAGE, TN 37076
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OFFICE # (615)-885-2027
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CROSSROADS ARCHITECTURE
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No. 102
STATE OF TENNESSEE

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FLOOR PLAN

NOTED

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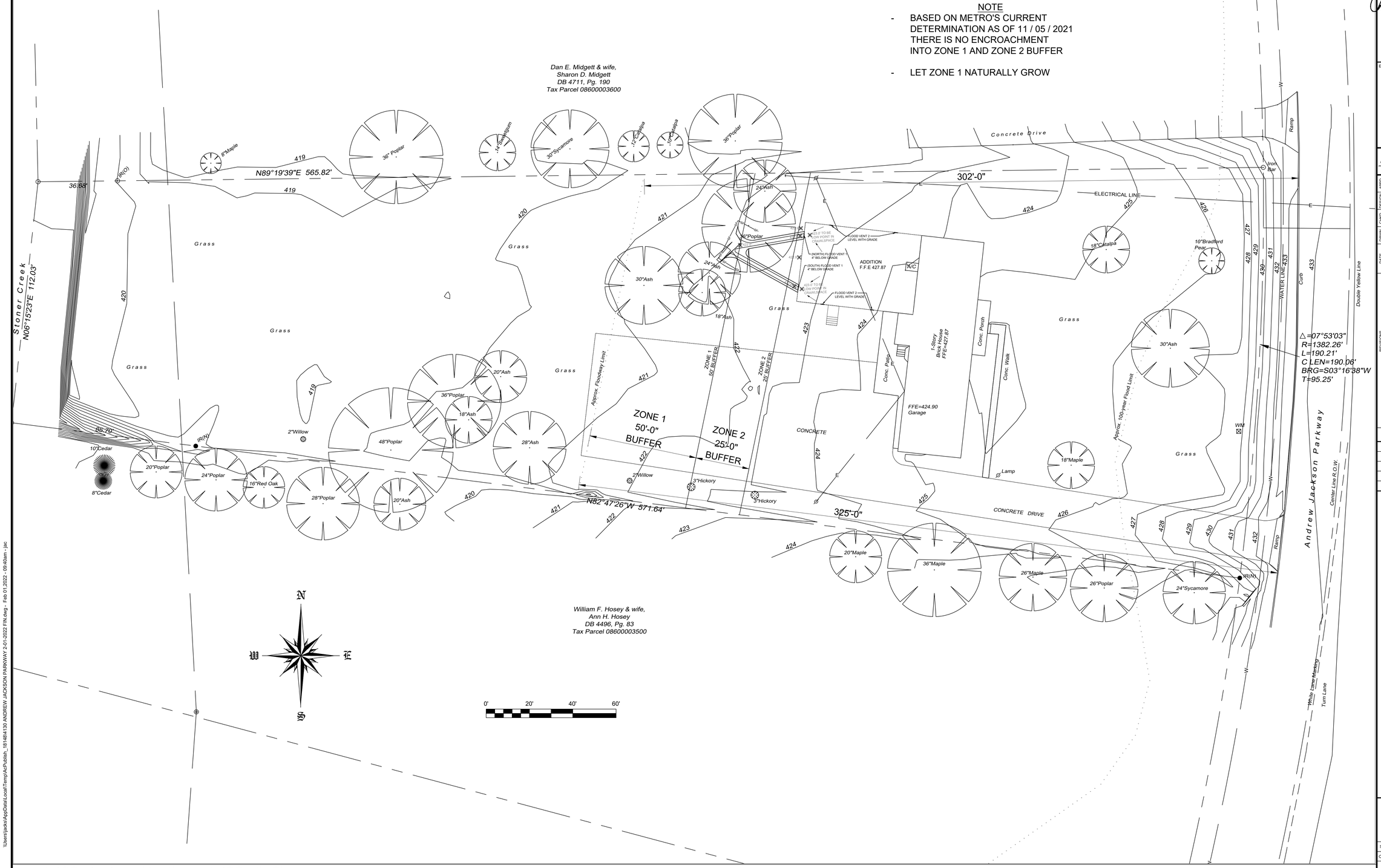
NOTE

- BASED ON METRO'S CURRENT DETERMINATION AS OF 11 / 05 / 2021 THERE IS NO ENCROACHMENT INTO ZONE 1 AND ZONE 2 BUFFER
- LET ZONE 1 NATURALLY GROW



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GILLISPIE EYECARE

4130 ANDREW JACKSON PARKWAY HERMITAGE, TN 37076

LANDSCAPE PLAN (BY KITA LANDSCAPING)

DWG. No.

L-1.0

SCALE: NOTED

CADFILE: 4130 ANDREW JACKSON PARKWAY 2-01-2022 FIN

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LANDSCAPE PLAN (BY KITA LANDSCAPING)

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