

Unless otherwise specified, all comments shall be addressed on Sheet C2.0 and the newly added Title Sheet.

Location of sewer line

The Traffic Impact Analysis shall be submitted for review.

Letter of Water Availability shall be submitted.  
Letter of Sewer Availability from the City of Franklin shall be submitted.  
A Title Sheet shall be added.

A Location Map shall be shown.

Current Zoning shall be added.

Setbacks shall be placed directly onto the property.

Open Space percentage shall be shown

This needs to indicate you did a site visit and none were found.

Ensure this is correct

Ensure this is the proper name.

Please note that additional comments may be forthcoming from the County's Road Superintendent regarding the widening of Arno Road. His comments, although not shown in this letter, shall be made part of any resubmittal.

In speaking with the Highway Superintendent, he has determined that a right hand deceleration lane should be installed in this area.

In speaking with the Highway Superintendent, he has determined that a right hand deceleration lane should be installed in this area. This decel should be at 200 feet in length.

SITE DATA

TAX MAP: 105 PARCEL: 28.03  
DEED BOOK: 2425 PAGE: 447  
DEED BOOK: 395 PAGE: 658  
CURRENT ZONING:

SETBACKS: FRONT YARD 60'  
SIDE YARD 35'  
REAR YARD 60'

SITE AREA: 34.98 AC.±  
OPEN SPACE: (DEVELOPED AREA)  
IMPERVIOUS AREA: AC / 34.98 AC =  $\frac{1}{34.98}$  OPEN SPACE  
PROJECT AREA: AC.±  
NUMBER OF EMPLOYEES: 90  
PARKING REQUIRED: 1 SPACE PER EMPLOYEE (90)  
1 SPACE PER 2 CLASSROOMS (60)  
120 SPACES REQUIRED

PROPOSED PARKING SPACES PROVIDED:  
12 (REGULAR) + 8 H.C. SPACES = 320 SPACES  
33 BUS PARKING SPACES

PROPOSED MIDDLE SCHOOL (1st) 131,558 SQ. FT.  
(2nd) 65,441 SQ. FT.  
(TOTAL) 196,999 SQ. FT.

STUDENT CAPACITY: 1,000 STUDENTS  
HEIGHT: 2 STORY

ARTICLE 13 NOTES:

NO KARST, HILLTOP/RIDGETOP, VERY STEEP SLOPES,  
SUPPAGE SOILS IDENTIFIED OR SHOWN ON NRCS OR  
GEOLOGIC MAPS.

W.N.A. NOTE: WITHIN THE WATERWAY NATURAL AREAS, THERE  
SHALL BE NO CLEARING, GRADING, CONSTRUCTION, OR  
DISTURBANCE OF VEGETATION EXCEPT AS PERMITTED BY  
THE WILLIAMSON COUNTY ENGINEERING DEPARTMENT.

DEVELOPER: WILLIAMSON COUNTY SCHOOL DISTRICT  
OWNER:

FLOOD NOTE: THIS PROPERTY IS LOCATED IN  
ZONE X AREAS DETERMINED TO BE OUTSIDE THE LIMITS OF A  
1% ANNUAL CHANCE FLOOD ACCORDING TO F.I.R.M. MAP  
WILLIAMSON COUNTY, TENNESSEE PANEL 47187C0213F &  
47187C0355F, FROM FEMA FLOOD MAP SERVICE CENTER,  
DATED 9-29-2006

Map 105, Parcel 28.02  
Alan Robertson  
Deed Book 2156, Page 268  
R.O.W.C., TN

- STANDARD PARKING SPACES ARE 9'-0" WIDE BY 18'-0" LONG. PAVEMENT SLOPE AT ALL HANDICAPPED PARKING & AISLES SHALL NOT EXCEED 1:50 (2% SLOPE) IN ANY DIRECTIONS.
- ALL PARKING AND DRIVES, UNLESS OTHERWISE NOTED, ARE ASPHALTIC PAVING ON STONE BASE. SEE 9-C7.0 FOR THICKNESS OF BASE AND ASPHALTIC SURFACE.
- TRAFFIC CONTROL SIGNS ARE TO BE AS FOLLOWS:  
OW - ONE WAY  
DNE - DO NOT ENTER  
STP - STOP  
STP/DNE - COMBINATION DO NOT ENTER WITH STOP ON OPPOSITE SIDE  
Y - YIELD  
HC - HANDICAPPED PARKING SIGN, COMPLY WITH ADA REQUIREMENTS, SEE DETAIL 2-C7.0

- TRAFFIC MESSAGE SIGNS (T.M.S. #X) ARE TO READ AS FOLLOWS:

BUS TRAFFIC ONLY T.M.S. #3  
VISITOR PARKING T.M.S. #7  
CAR RIDER PICK-UP T.M.S. #8

- MAXIMUM SLOPE OF SIDEWALKS TO BE 1:20 WITH MAXIMUM CROSS SLOPE OF 1:50.

- MAXIMUM SLOPE OF SIDEWALKS AT EXTERIOR DOORS SHALL BE 1:50 FOR A DISTANCE OF 5'-0" BEYOND DOOR & 1'-6" ON BOTH SIDES OF DOOR.

- ALL PAVEMENT MARKING ON HENPECK LN. SHALL BE THERMOPLASTIC. ALL MARKING ON SITE SHALL BE PAINTED.

MARKING LEGEND

S.S.W.L. - SINGLE SOLID WHITE LINE  
S.S.Y.L. - SINGLE SOLID YELLOW LINE  
D.S.Y.L. - DOUBLE SOLID YELLOW LINE  
S.D.Y.L. - SINGLE DASHED YELLOW LINE  
D.W.L. - DASHED WHITE LINE  
H.W.L. - HATCHED WHITE LINE  
H.Y.L. - HATCHED YELLOW LINE  
24" STOP BAR  
PAVEMENT ARROW

GENERAL SITE NOTES

OWNER/APPLICANT:  
WILLIAMSON COUNTY SCHOOLS  
ATTN: MR. KEVIN FORTNEY (DIR. OF FACILITIES/CONSTRUCTION)  
1320 W. MAIN STREET  
FRANKLIN, TN 37064

22 middleton street nashville, tennessee 37210

KLINE SWINNEY ASSOCIATES  
architecture + interior design + planning



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PLANNING COMMISSION SUBMITTAL  
CENTRAL EAST MIDDLE SCHOOL  
HENPECK LANE  
FRANKLIN, TENNESSEE  
PROJECT NO. 1812  
DATE 02/27/19  
SHEET NO. C2.0

REVISIONS

PROJECT NO. 1812  
DATE 02/27/19  
SHEET NO. C2.0

PROJECT NO. 1812  
DATE 02/27/19  
SHEET NO. C2.0

C2.0