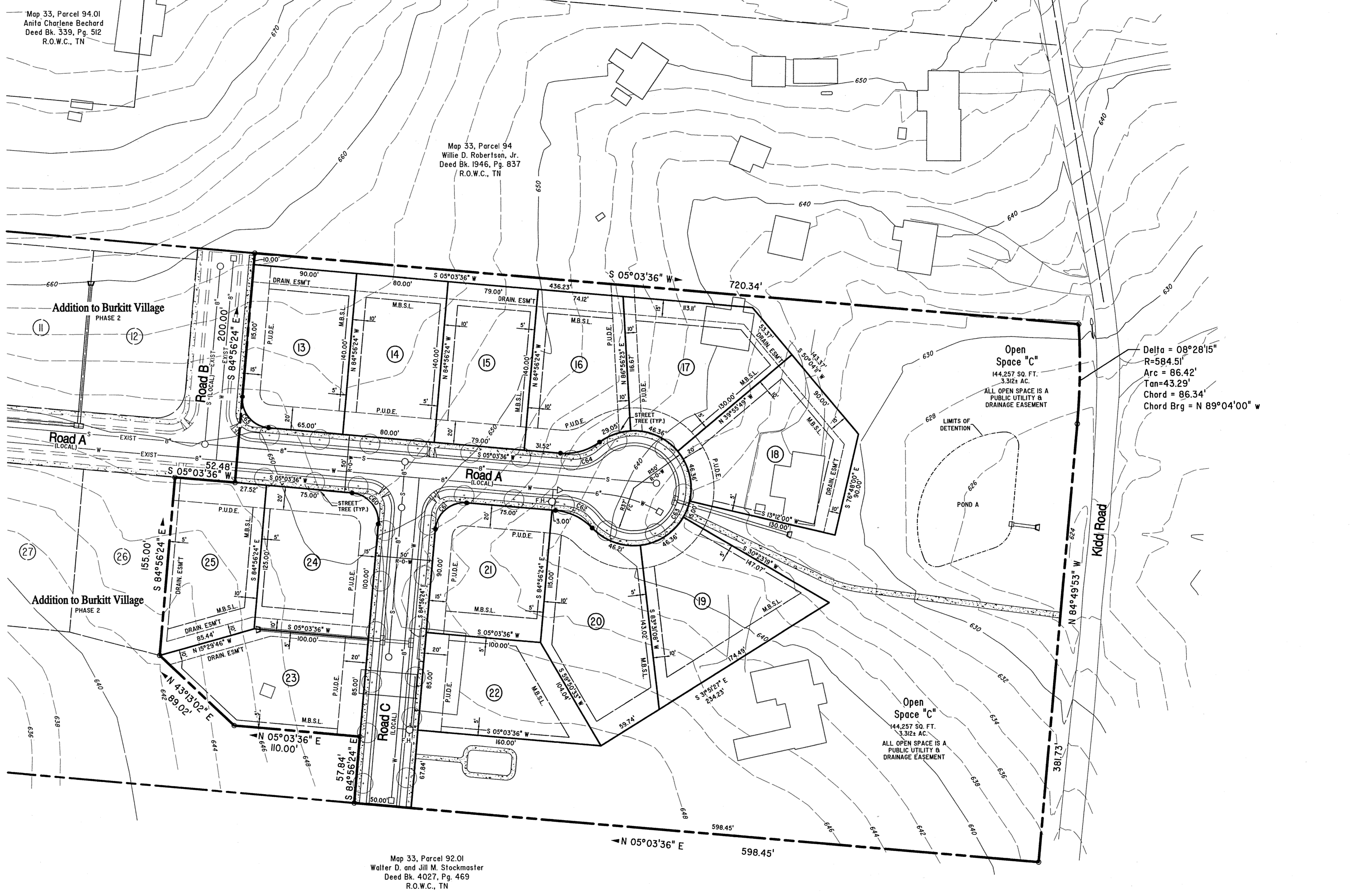


- Notes:**
- PROPERTY MAP 33, PARCELS 92 AND 93, 17TH CIVIL DISTRICT, WILLIAMSON COUNTY, TENNESSEE
 - PROPERTY OWNERS: MAP 33, PARCEL 92 THE GRANDVIEW EIGHT, O.P. DEED BOOK 579, PAGE 226, R.O.W.C., TN
MAP 33, PARCEL 93 SIROOS YAZDIAN DEED BOOK 4053, PAGE 208, R.O.W.C., TN
 - DEVELOPER: LIFESTYLE HOME BUILDERS, INC. 808 HARPETH TRACE PLACE NASHVILLE, TENNESSEE 37205 (615) 513-2229
 - CONSULTANT: ANDERSON, DELK, EPPS & ASSOCIATES, INC. 616 GRASSMERE PARK DRIVE, SUITE 4 NASHVILLE, TENNESSEE 37211 (615) 259-2031
 - EXISTING ZONING: P.U.D. - BASE ZONING - SR
 - TOTAL NUMBER OF LOTS PROPOSED: 36
LOTS PROPOSED IN PHASE ONE = 14 LOTS
LOTS PROPOSED IN PHASE TWO = 9 LOTS
LOTS PROPOSED IN PHASE THREE = 13 LOTS
 - TOTAL SITE CONTAINS 20.67± ACRES.
PHASE ONE = 7.15± ACRES
PHASE TWO = 4.56± ACRES
PHASE THREE = 7.93± ACRES
 - MINIMUM BUILDING SETBACKS: FRONT = 20' (LOCAL STREET)
SIDE = 5' @ 10' OR 7.5' @ 7.5' (ADJ. TO LOT)
(15' TOTAL BETWEEN ADJACENT LOT BUILDING ENVELOPES)
15' (ADJ. TO R-O-W)
REAR = 20'
 - MAXIMUM DENSITY PERMITTED: 18 du/ac
 - MINIMUM PERMITTED LOT SIZE: 10,000 SQ. FT.
 - SUBJECT PROPERTY IS LOCATED IN ZONE "Y" PER F.E.M.A. MAP NO. 47187C0235F, EFFECTIVE DATE SEPTEMBER 29, 2006.
 - ALL PROPOSED ROADWAYS SHOWN WILL BE CLASSIFIED AS "LOCAL."
 - O.S. INDICATES OPEN SPACE.
 - ALL LOTS TO BE SERVED BY PUBLIC SANITARY SEWER, WATER AND SANITARY SEWER SERVICE TO BE PROVIDED BY METRO NASHVILLE DEPT. OF WATER & SEWERAGE SERVICES.
 - SIDEWALKS WILL BE CONSTRUCTED AS SHOWN ON THIS PLAN.
 - ALL RESIDENTIAL DWELLING UNITS ARE REQUIRED TO HAVE TWO OFF STREET PARKING SPACES.
 - MINIMUM AMOUNT OF SIDE ENTRY OR REAR ENTRY GARAGES SHALL BE 70%.
 - FRONT ENTRY GARAGE FACINGS SHALL BE SETBACK A MINIMUM OF 3' FROM THE FRONT BUILDING FACADE.
 - CONTOURS 1/2 FT. INTERVAL TAKEN FROM AERIAL TOPO PROVIDED BY OTHERS.
 - STREET TREES SHALL BE PROVIDED ALONG ROADWAYS AT AN AVERAGE SPACING OF 50 FT. EXISTING TREES WITHIN 5 FEET OF THE R-O-W MAY BE USED TO MEET THIS REQUIREMENT. TREES TO BE PLACED IN GRASS STRIP BETWEEN THE CURB AND SIDEWALK.
 - ALL EXISTING STRUCTURES LOCATED ONSITE TO BE REMOVED.
 - AREA IN R.O.W. PHASE 3 = 0.843 AC. ±
 - L.F. ROADWAY PHASE 3 = 614 11
 - THIS DEVELOPMENT WILL FOLLOW ALL REQUIREMENTS AND CONDITIONS SET FORTH IN THE TOWN'S APPROVAL OF THE PUD CONCEPT PLAN FOR THIS PROJECT.
 - PHASE LINES ARE SUBJECT TO CHANGE.



Delta = 08°28'15"
R=584.51'
Arc = 86.42'
Tan=43.29'
Chord = 86.34'
Chord Brg = N 89°04'00" W

Open Space "C"
144,257 SQ. FT.
3.312± AC.
ALL OPEN SPACE IS A PUBLIC UTILITY & DRAINAGE EASEMENT

Open Space "C"
144,257 SQ. FT.
3.312± AC.
ALL OPEN SPACE IS A PUBLIC UTILITY & DRAINAGE EASEMENT

Map 33, Parcel 92.01
Walter D. and Jill M. Stockmaster
Deed Bk. 4027, Pg. 469
R.O.W.C., TN

Lot #	Square Feet	Acres
13	12466	0.286
14	11200	0.257
15	10660	0.254
16	10880	0.254
17	12976	0.298
18	15041	0.345
19	14056	0.323
20	14381	0.330
21	11366	0.261
22	10550	0.254
23	12175	0.279
24	12366	0.284
25	11200	0.257
26	11200	0.257
27	144257	3.312

Curve #	Delta	Radius	Length	Tangent	Chord	Chord Bearing
C60	090°00'00"	25.00	39.27	25.00	35.36	N 50°03'36" E
C61	090°00'00"	25.00	39.27	25.00	35.36	N 39°56'24" W
C62	04°24'35"	50.00	36.14	18.90	35.36	N 25°45'53" E
C63	262°49'09"	50.00	229.35	56.69	75.00	S 84°56'24" E
C64	04°24'35"	50.00	36.14	18.90	35.36	S 15°38'41" E
C65	090°00'00"	25.00	39.27	25.00	35.36	S 50°03'36" W

PHASE NUMBER	3
NUMBER OF LOTS	36
GROSS DENSITY PERMITTED	18 du/ac
GROSS AREA REQUIRED	7.222 Ac. ±
OPEN SPACE PROVIDED BY PHASE 3	3.312 Ac. ±
OPEN SPACE FROM PREVIOUS PHASES	1.810 Ac. ±
OPEN SPACE REQUIRED FOR PHASE 3	2.167 Ac. ±
OPEN SPACE RESERVED FOR FUTURE PHASES	2.955 Ac. ±
AREA PROVIDED BY PHASE 3	7.837 Ac. ±
AREA FROM PREVIOUS PHASES	0.055 Ac. ±
AREA REQUIRED FOR PHASE 3	7.222 Ac. ±
AREA RESERVED FOR FUTURE PHASES	0.670 Ac. ±

FINAL PUD PLAT & PRELIMINARY PLAN

Lifestyle Home Builders, Inc.
DEVELOPER
Anderson, Delk, Epps & Associates, Inc.
ENGINEERING/PLANNING/SURVEYING



Addition to Burkitt Village

Nolensville, Tennessee