

VERTICAL OBSTRUCTIONS SHALL BE RELOCATED OUTSIDE OF THE REQUIRED SIDEWALK. VERTICAL OBSTRUCTIONS ARE ONLY PERMITTED WITHIN THE REQUIRED GRASS STRIP OR FRONTAGE ZONE.

2. IF A DEVELOPMENT STANDARD, NOT INCLUDING PERMITTED USES, IS ABSENT FROM THE SP PLAN AND/OR COUNCIL APPROVAL, THE PROPERTY SHALL BE SUBJECT TO THE STANDARDS, REGULATIONS AND REQUIREMENTS OF THE RMZ ZONING DISTRICT AS OF THE DATE OF THE APPLICABLE REQUEST OR APPLICATION.

3. MINOR MODIFICATIONS TO THE PRELIMINARY SP PLAN MAY BE APPROVED BY THE PLANNING COMMISSION OR ITS DESIGNEE BASED UPON FINAL ARCHITECTURAL, ENGINEERING OR SITE DESIGN AND ACTUAL SITE CONDITIONS. ALL MODIFICATIONS SHALL BE CONSISTENT WITH THE PRINCIPLES AND FURTHER THE OBJECTIVES OF THE APPROVED PLAN. MODIFICATIONS SHALL NOT BE PERMITTED, EXCEPT THROUGH AN ORDINANCE APPROVED BY METRO COUNCIL, THAT INCREASE THE PERMITTED DENSITY OR FLOOR AREA. ADD USES NOT OTHERWISE PERMITTED, ELIMINATE SPECIFIC CONDITIONS OR REQUIREMENTS CONTAINED IN THE PLAN AS ADOPTED THROUGH THIS ENACTING ORDINANCE, OR ADD VEHICULAR ACCESS POINTS NOT CURRENTLY PRESENT OR APPROVED. THE REQUIREMENTS OF THE METRO FIRE MARSHAL'S OFFICE FOR EMERGENCY VEHICLE ACCESS AND ADEQUATE WATER SUPPLY FOR FIRE PROTECTION MUST BE MET PRIOR TO THE ISSUANCE OF ANY BUILDING PERMITS.

NOTE: 1. Cross-slope of sidewalk shall not exceed 1:48 (vertical/horizontal).
2. Fiber mesh reinforcement is on 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

GENERAL NOTES

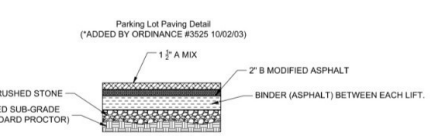
1. 4" MINIMUM SIDEWALK WITH A MINIMUM CROSS SLOPE OF 1:16 THROUGH DRIVEWAYS.
2. DRIVEWAYS SHALL BE CONCRETE WITH A MINIMUM CROSS SLOPE OF 1:16 THROUGH DRIVEWAYS.
3. THE SLOPE OF THE LANDED AREA SHALL NOT EXCEED 1:16 IN THE SIDEWALK AREA.
4. ALL DRIVEWAYS TO BE 4" MINIMUM THICKNESS, UNLESS OTHERWISE SPECIFIED ON PLAN.
5. ALL DRIVEWAYS TO BE 4" MINIMUM THICKNESS, UNLESS OTHERWISE SPECIFIED ON PLAN.
6. THE DRIVEWAY DESIGNER SHALL CONSIDER THE USE OF A CURB BOARD OR FURROW BOARD AT THE CURB LINE TO PROVIDE A CURB BOARD TO BE 4" MINIMUM THICKNESS AND 4" MINIMUM HEIGHT.
7. ALL DRIVEWAYS TO BE 4" MINIMUM THICKNESS, UNLESS OTHERWISE SPECIFIED ON PLAN.
8. ALL DRIVEWAYS TO BE 4" MINIMUM THICKNESS, UNLESS OTHERWISE SPECIFIED ON PLAN.

FOOTNOTES

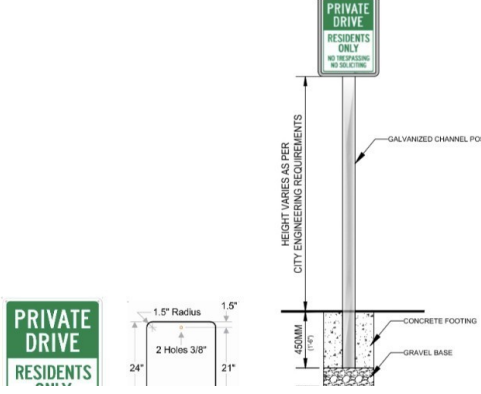
1. SIDE WALK SHALL BE 4" MINIMUM THICKNESS.
2. DRIVEWAY SHALL BE 4" MINIMUM THICKNESS.
3. DRIVEWAY SHALL BE 4" MINIMUM THICKNESS.

1. ST-324 COMMERCIAL DRIVEWAY RAMP
SCALE: N.T.S.

2. RP-D-15 STANDARD CONCRETE DRIVEWAY
SCALE: N.T.S.



3. STANDARD ASPHALT DRIVEWAY CROSS-SECTION
SCALE: N.T.S.



\$500,000

- 3 beds
- 2 baths
- Residential
- Single Family Residence
- Active
- 1296 sq ft

212 SUNSET DR, NASHVILLE, TN, US,

<https://therealtorken.com>

BUILDER'S DREAM! Fantastic Investment Opportunity Zoned SP with 5 APPROVED buildable pads ready and set to go! Incredible location just minutes from the planned Dickerson Pike Development and Oracle campus with easy access to the interstate and only 10 minutes from Downtown Nashville.

Rooms



3/13/2023

RE ENGINEERING AND ENVIRONMENTAL SERVICES, LLC

11 CHANGELING BELLS SIZE AND PARKING AREA

NO.	DATE	DESCRIPTION
1	03/13/2023	ISSUED FOR PERMIT
2	03/13/2023	ISSUED FOR PERMIT
3	03/13/2023	ISSUED FOR PERMIT
4	03/13/2023	ISSUED FOR PERMIT
5	03/13/2023	ISSUED FOR PERMIT
6	03/13/2023	ISSUED FOR PERMIT
7	03/13/2023	ISSUED FOR PERMIT
8	03/13/2023	ISSUED FOR PERMIT
9	03/13/2023	ISSUED FOR PERMIT
10	03/13/2023	ISSUED FOR PERMIT

REVA & MANISH KHANNA
MNHOMES
1100 NASHVILLE, TN 37207
LAN DETAILS

Room type	Dimensions
Bedroom 1	12x12
Kitchen	8x12
Living Room	10x10

Building Details

Cooling features: Central Air, Electric

Heating: Central, Electric

Exterior material: Vinyl Siding

NewConstructionYN: No

Basement: Crawl Space

Amenities & Features

Waterfront available: No **GarageYN:** No

AttachedGarageYN: No **FireplaceYN:** No

PoolPrivateYN: No **Utilities:** Electricity Available, Water Available

