PROJECT NOTES:
1. The purpose of this SP is to receive Preliminary Approval to permit the development of 100 single family detached and townhome units for a total of 100 dwelling units.
2. Any excavation fill or disturbance of the existing ground elevation must be done in accordance with Metro Public Works design standards.
3. All public sidewalks shall be installed in accordance with Metro Public Works design standards.
4. The structure, foundation, and driveway are to comply with the Metro Acceptable Design Manual.
5. The final site plan/building permit site plan shall depict the required tree protection and replacement.
6. Metro Water Services shall be provided sufficient and unencumbered access.
7. The final site plan/building permit site plan shall depict the required stormwater management systems.
8. Final construction plans shall comply with the design regulations established by the Department of Public Works.
9. A raised foundation of 18" - 36" is required for all residential structures.
10. Vertical obstructions are to comply with the Metro Acceptable Design Manual.
11. Final construction plans shall comply with the design regulations established by the Department of Public Works.
12. The development of this project shall comply with the requirements of the Metro Acceptable Design Manual and Metro Code Chapter 7, Article 6, Tree Protection Section.
13. The final site plan/building permit site plan shall depict the required stormwater management systems.
14. Metro Water Services shall be provided sufficient and unencumbered access.
15. The final site plan/building permit site plan shall depict the required tree protection and replacement.
16. Final construction plans shall comply with the design regulations established by the Department of Public Works.
17. Metro Water Services shall be provided sufficient and unencumbered access.
18. The final site plan/building permit site plan shall depict the required stormwater management systems.
19. The development of this project shall comply with the requirements of the Metro Acceptable Design Manual and Metro Code Chapter 7, Article 6, Tree Protection Section.
20. Final construction plans shall comply with the design regulations established by the Department of Public Works.
21. Metro Water Services shall be provided sufficient and unencumbered access.
22. The final site plan/building permit site plan shall depict the required stormwater management systems.
23. The development of this project shall comply with the requirements of the Metro Acceptable Design Manual and Metro Code Chapter 7, Article 6, Tree Protection Section.
24. Final construction plans shall comply with the design regulations established by the Department of Public Works.
25. Metro Water Services shall be provided sufficient and unencumbered access.
26. The final site plan/building permit site plan shall depict the required stormwater management systems.
27. The development of this project shall comply with the requirements of the Metro Acceptable Design Manual and Metro Code Chapter 7, Article 6, Tree Protection Section.
28. Final construction plans shall comply with the design regulations established by the Department of Public Works.
29. Metro Water Services shall be provided sufficient and unencumbered access.
30. The final site plan/building permit site plan shall depict the required stormwater management systems.
31. The development of this project shall comply with the requirements of the Metro Acceptable Design Manual and Metro Code Chapter 7, Article 6, Tree Protection Section.
NOTES:

1. DRAWING IS FOR ILLUSTRATION PURPOSES TO INDICATE THE BASIC PREMISE OF THE DEVELOPMENT. ALL DRAWINGS TO ENSURE WATER APPROVAL/COMMENTS ONLY. THE FINAL LOT COUNT AND DETAILS OF THE PLAN MUST BE GOVERNED BY THE APPROPRIATE STORM WATER REGULATIONS AT THE TIME OF FINAL APPLICATION.

2. THE BUFFER ALONG WATERWAYS WILL BE AN AREA WHERE THE SURFACE IS LEFT IN A NATURAL STATE AND IS NOT DISTURBED BY CONSTRUCTION ACTIVITY. THIS IS IN ACCORDANCE WITH THE STORM WATER MANAGEMENT MANUAL ACCORDINGLY.