Fiddlers Glenn Subdivision

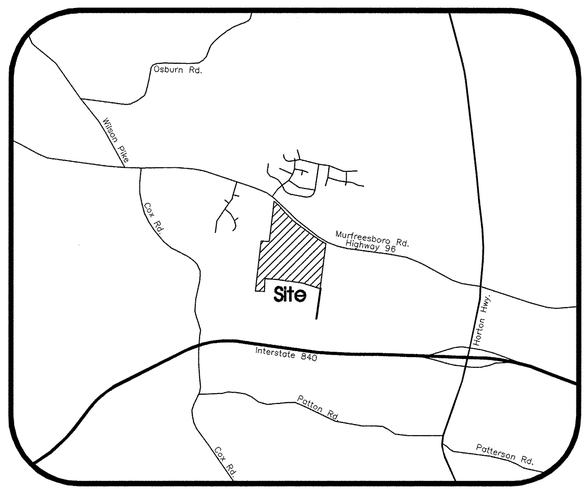
4915 Murfreesboro Road
Williamson County, Tennessee

Concept Plan

SOP No. 17001

Drawing Index

Sheet No.	Title
C0.0	Cover Sheet
C0.1	Master Concept Plan
C1.0 - C1.8	Concept Plans
C2.0	Turnlane Improvements



Site Location Map
Not To Scale

Watershed: Tributary To Arrington Creek And Wilson Branch

NOTES:

1. This property has been reviewed for the existence of intermittent and perennial streams. Streams that would require Waterway Natural Areas as described in Section 4 of the Williamson County Storm Water Management Regulations have been located as shown.
2. Within the Waterway Natural Area, there shall be no clearing, grading, construction or disturbance of vegetation except as permitted by the Williamson County Engineering Department.
3. This property has been evaluated in relation to Article 13 of the Williamson County Zoning Ordinance for Resource Protection. The resources include, but are not limited to, Woodland and Tree Protection, Waterway Protection, Wetland Protection, and Steep Slope Protection. The resources not found on the property are Historic and Cultural Resources Protection, Karst Topographic Protection, Special Flood Hazard Area Protection, and Slippage Slopes Protection.
4. There are no critical lots within this development.
5. Request for 40' Right Of Way width to place sidewalk outside Right Of Way.
6. Request 25 mph design speed limit for internal subdivision roads.
7. Request for 12% roadway slopes.

Fiddlers Glenn Subdivision
Owner:
Chrisman Family Trust
P.O. Box 723597
Atlanta, GA 31139-0597

Developer:
Steve Gillum
Pulte Homes Tennessee Limited Partership
370 Mallory Station Road, Suite 500
Franklin, TN 37067

Floodplain Note:
This site lies within Zone X, not in the 100 Year Floodplain per Community Panel 47187C0380F and 47187C0385F Dated September 29, 2014.

Land Data:
182.03 Ac.±
Zoning: RD-1 (Rural Development 1)

Deed Reference:
The property shown hereon is Tax Map 114, Parcel 11 and 12, in Williamson County, as recorded in D.B. 5008, Pg. 76.

Tax Map and Parcel Table for Properties Served	
Tax Map	Parcel
114	11.00
114	12.00

Approved by the Williamson County Planning Commission, with such conditions as are indicated in the minutes of the Commission on _____.

Contacts:
Middle Tennessee Electric Membership Corp.
2156 Edward Curd Lane
Franklin, TN 37067
Phone: (615) 794-3561
Contact: Jacob Cain

Engineer/Surveyor:
Site Engineering Consultants, Inc.
850 Middle Tennessee Blvd.
Murfreesboro, TN 37129
Phone: (615) 890-7901
Contact: Jamie Reed

County Engineering:
Williamson County Engineering Dept.
Suite 400
1320 West Main St.
Franklin, TN 37064
Phone: (615) 790-5809
Contact: Floyd Heflin

Milcrofton Utility District:
6333 Arno Rd.
Franklin, TN 37064
Phone: (615) 794-5947
Contact: Mike Jones

Nolensville College Grove Utility District
2002 Johnson Industrial Blvd.
Nolensville, TN 37135
Phone: (615) 776-2511
Contact: Mike Polston

Tennessee Wastewater Systems, Inc.
851 Aviation Pkwy.
Smyrna, TN 37167
Phone: (615) 220-7200
Contact: Jeff Risden

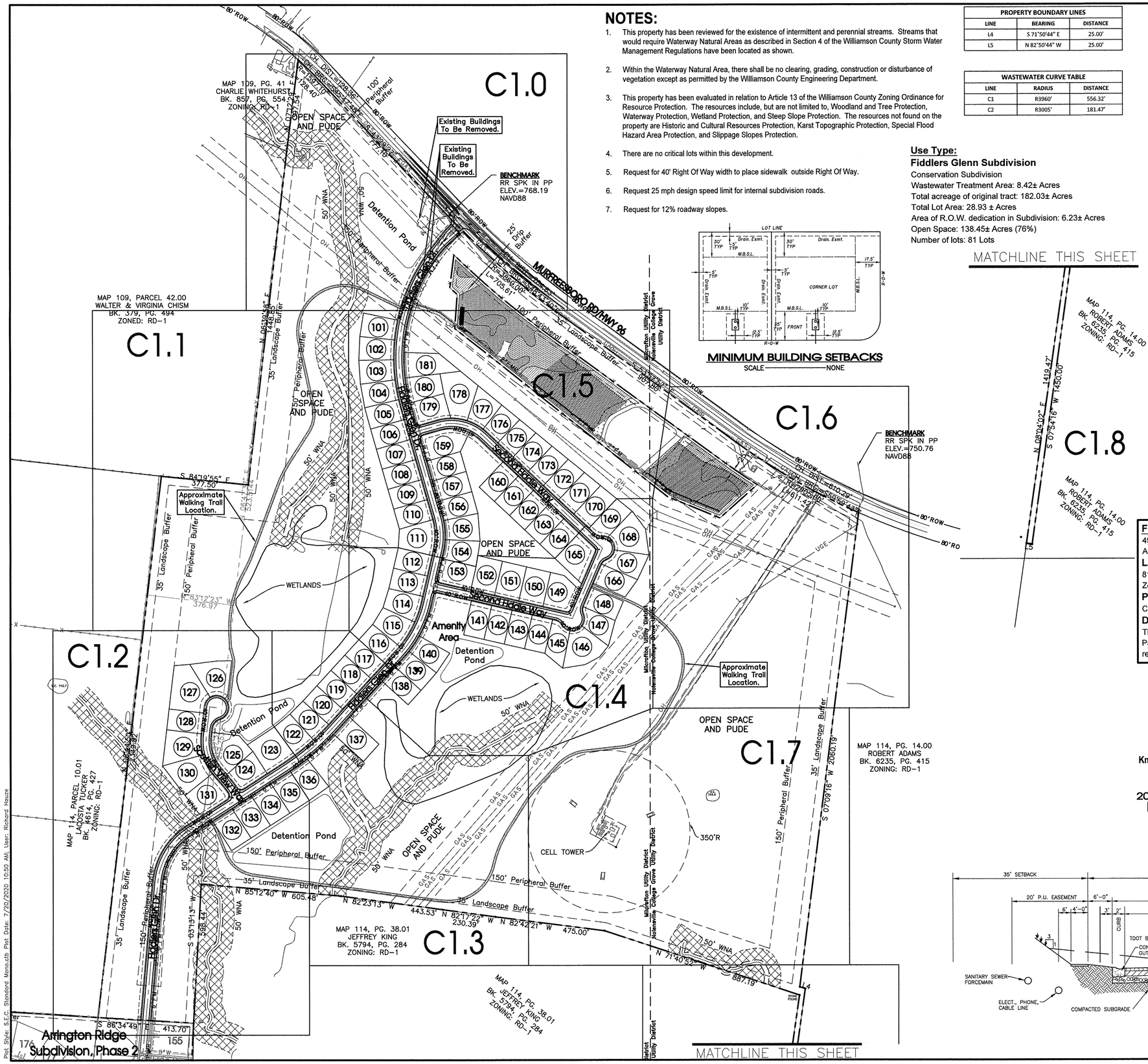
SEC, Inc. SITE ENGINEERING CONSULTANTS
ENGINEERING • SURVEYING • LAND PLANNING
LANDSCAPE ARCHITECTURE
850 MIDDLE TENNESSEE BOULEVARD MURFREESBORO, TENNESSEE 37129
PHONE: (615) 890-7901 E-MAIL: RHOUZE@SEC-CIVIL.COM FAX: (615) 895-2567

NO PORTION OF THIS DRAWING MAY BE REPRODUCED WITHOUT THE EXPRESSED WRITTEN CONSENT OF S.E.C. INC.
COPYRIGHT SEC, INC. 2020

By: Richard Houze Date: 7/28/2020
Richard Houze, P.E. TN. Reg. #108494

RICHARD HOUZE REGISTERED ENGINEER NO. 108494 STATE OF TENNESSEE

Sheet C0.0
Fiddlers Glenn Subdivision
S.E.C. Project #15064
Date:06-24-2020
Revised: 7-14-2020 Comments



NOTES:

1. This property has been reviewed for the existence of intermittent and perennial streams. Streams that would require Waterway Natural Areas as described in Section 4 of the Williamson County Storm Water Management Regulations have been located as shown.
2. Within the Waterway Natural Area, there shall be no clearing, grading, construction or disturbance of vegetation except as permitted by the Williamson County Engineering Department.
3. This property has been evaluated in relation to Article 13 of the Williamson County Zoning Ordinance for Resource Protection. The resources include, but are not limited to, Woodland and Tree Protection, Waterway Protection, Wetland Protection, and Steep Slope Protection. The resources not found on the property are Historic and Cultural Resources Protection, Karst Topographic Protection, Special Flood Hazard Area Protection, and Slippage Slopes Protection.
4. There are no critical lots within this development.
5. Request for 40' Right Of Way width to place sidewalk outside Right Of Way.
6. Request 25 mph design speed limit for internal subdivision roads.
7. Request for 12% roadway slopes.

MINIMUM BUILDING SETBACKS
SCALE — NONE

PROPERTY BOUNDARY LINES		
LINE	BEARING	DISTANCE
L4	S 71°50'44" E	25.00'
L5	N 82°50'44" W	25.00'

WASTEWATER CURVE TABLE		
LINE	RADIUS	DISTANCE
C1	R3960'	556.32'
C2	R3005'	181.47'

WASTEWATER BOUNDARY LINES		
LINE	BEARING	DISTANCE
L7	N 47°30'53" W	43.31'

LOT AREAS			
LOT #	AREA (SF)	LOT #	AREA (SF)
101	14388	142	13770
102	14388	143	13770
103	14388	144	13770
104	14388	145	13932
105	14016	146	21805
106	13770	147	13274
107	13770	148	13785
108	13770	149	18268
109	13770	150	16371
110	13770	151	16371
111	18562	152	16285
112	13770	153	15931
113	13770	154	14720
114	15626	155	15116
115	16214	156	14190
116	14296	157	13770
117	13803	158	13770
118	13793	159	20577
119	13784	160	13770
120	13775	161	13770
121	13237	162	13770
122	14764	163	13770
123	21508	164	13770
124	15333	165	20270
125	13770	166	14642
126	20422	167	14860
127	24436	168	20167
128	15917	169	14810
129	18981	170	15691
130	15047	171	15114
131	22362	172	14536
132	15300	173	13959
133	15300	174	13382
134	15300	175	12805
135	15264	176	12640
136	14724	177	14777
137	17500	178	23705
138	12795	179	16157
139	14553	180	15186
140	13903	181	19089
141	13770		

Use Type:

Fiddlers Glenn Subdivision

Conservation Subdivision
Wastewater Treatment Area: 8.42± Acres
Total acreage of original tract: 182.03± Acres
Total Lot Area: 28.93 ± Acres
Area of R.O.W. dedication in Subdivision: 6.23± Acres
Open Space: 138.45± Acres (76%)
Number of lots: 81 Lots

Fiddlers Glenn Address:
4915 Murfreesboro Road
Arrington, TN. 37014

Land Data:
81 Lots on 182.03 Ac.±
Zoned: RD-1 - Rural Development 1

Proposed Use:
Conservation Subdivision

Deed Reference:
The property shown hereon is Tax Map 114, Parcel 11 and 12, in Williamson County, as recorded in D.B. 5008 Pg. 76.

Know what's **below.** **Call** before you dig.

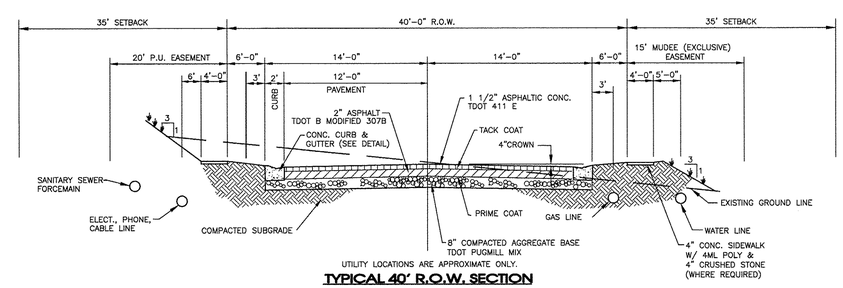
N

200' 0 200' 400'
SCALE: 1"= 200'

Legend:

	EXIST. CONCRETE MONUMENT		BENCHMARK
	IRON PIN SET (I.P.S.)		HANDICAP SYMBOL
	IRON PIN FOUND (I.P.F.)	V.A.	VAN ACCESSIBLE HANDICAP DESIGNATION
	EXIST. SIGN POST		HC SIGN
	EXIST. SEWER CLEANOUT		PROPOSED SIGN POST
	EXIST. MANHOLE (SEWER & PHONE)		CONCRETE BOLLARD
	EXIST. CATCH BASIN (STORM SEWER)		WHEEL STOP
	EXIST. WATER/GAS VALVE		CONCRETE SIDEWALK
	EXIST. TELEPHONE RISER		EXTRUDED CURB
	EXIST. GAS RISER		CURB & GUTTER
	ELECTRICAL ENCLOSURE		TRAFFIC ARROW
	EXIST. WATER METER		TURN LANE ARROWS
	EXIST. UTILITY POLE		REVISION NUMBER
	EXIST. FIRE HYDRANT	#1	DRAINAGE STRUCTURE DESIGNATION
	POST INDICATOR VALVE	A	DRAINAGE PIPE DESIGNATION
	BLOW OFF VALVE		RIP RAP
	REDUCER		RUNOFF FLOW ARROW
	REMOTE FIRE DEPT. CONNECTION		INLET FILTER PROTECTION
	CONCRETE THRUST BLOCK	63.25 ×	PROPOSED SPOT ELEVATION
	DOUBLE DETECTOR CHECK VALVE	(63.25) ×	EXIST. SPOT ELEVATION
	FIRE DEPT. CONNECTION		SEWER/STORM FLOW DIRECTION
	FIRE HYDRANT		CATCH BASIN
	GATE VALVE & BOX		CURB INLET
	WATER METER		AREA DRAIN
	GAS METER		HEADWALL
	GREASE TRAP		WINGED HEADWALL
	EXTERIOR CLEANOUT ECO		CONCRETE SWALE
	MANHOLE		TYPE-X-HEADWALL

EXISTING PHONE	PH
EXISTING ELECTRIC	OH
PROPERTY LINE	
EASEMENTS	
RIGHT OF WAY	ROW
EROSION CONTROL SILT FENCE	SF SF
EROSION EEL	E E E
EXISTING TREELINE	
EXISTING FENCELINE	X X
MINIMUM BUILDING SETBACK LINE	MBSL
PHASE BOUNDARY	
EXISTING GAS LINE	GAS
PROPOSED GAS LINE	GAS
EXISTING STORM	STM
PROPOSED STORM	STM
EXISTING CONTOUR LINES	601
PROPOSED CONTOUR LINES	601
EXISTING SANITARY SEWER	SS
PROPOSED SANITARY SEWER	SS
EXISTING WATER	W W
PROPOSED WATER	W W
FORCEMAIN	FM FM
FORCEMAIN RETURN	FMR FMR



UTILITY LOCATIONS ARE APPROXIMATE ONLY.
TYPICAL 40' R.O.W. SECTION
SCALE — NONE

SITE ENGINEERING CONSULTANTS
ENGINEERING • SURVEYING • LAND PLANNING
LANDSCAPE ARCHITECTURE
SEC, Inc.
650 MIDDLE TENNESSEE BOULEVARD MURFREESBORO, TENNESSEE 37129
PHONE: (615) 896-7901 E-MAIL: REHOUZE@SEC-EVERSON.COM FAX: (615) 896-2577

NO PORTION OF THIS DRAWING MAY BE REPRODUCED WITHOUT THE EXPRESSED WRITTEN CONSENT OF S.E.C. INC.
COPYRIGHT S.E.C. INC. 2020

The site as shown on these construction drawings is intended to achieve specific engineering design criteria and objectives. It is the sole responsibility of the contractor to construct the site in accordance with the construction plans. Any deviations from the construction plans shall be noted, described and illustrated. The engineer assumes no administrative liability or responsibility in the assurance that the site is constructed in accordance with the construction plans.

RICHARD HOUZE — TENNESSEE — STATE OF TENNESSEE

Fiddlers Glen Subdivision
4915 Murfreesboro Road
Concept Plan
Williamson County, Tennessee

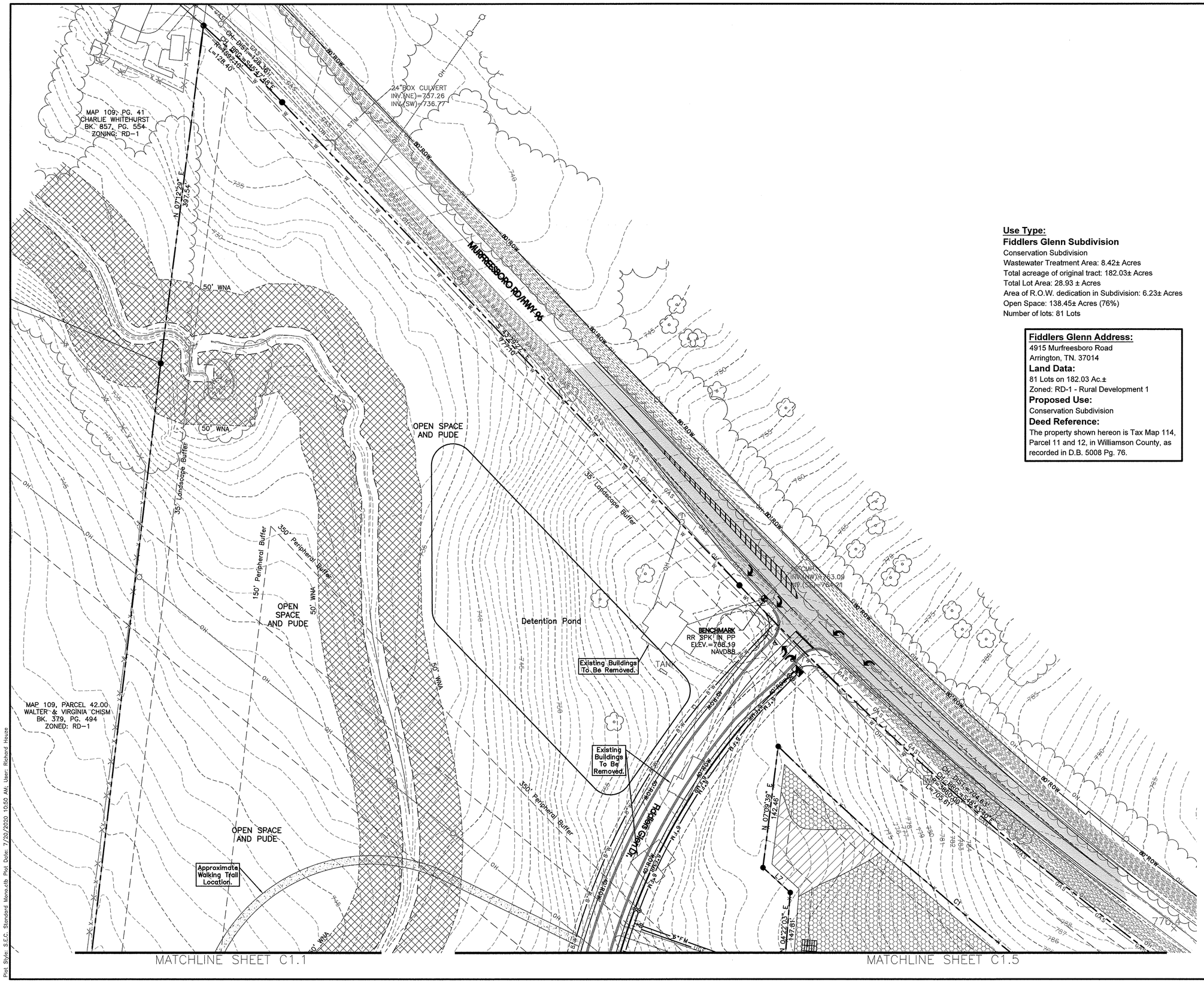
REVISED: 7-14-2020: Comments

DRAWN: MLG
DATE: 6-24-2020
CHECKED: JFR
FILE NAME: 15064project.dwg
SCALE: 1"=200'
JOB NO. 15064

Master Concept Plan

SHEET: C0.1

Plot Style: S.E.C. Standard Mono.ctb Plot Date: 7/20/2020 10:59 AM User: Richard Houze



Use Type:

Fiddlers Glenn Subdivision

Conservation Subdivision
Wastewater Treatment Area: 8.42± Acres
Total acreage of original tract: 182.03± Acres
Total Lot Area: 28.93 ± Acres
Area of R.O.W. dedication in Subdivision: 6.23± Acres
Open Space: 138.45± Acres (76%)
Number of lots: 81 Lots

Fiddlers Glenn Address:

4915 Murfreesboro Road
Arrington, TN. 37014

Land Data:

81 Lots on 182.03 Ac.±
Zoned: RD-1 - Rural Development 1

Proposed Use:

Conservation Subdivision

Deed Reference:

The property shown hereon is Tax Map 114, Parcel 11 and 12, in Williamson County, as recorded in D.B. 5008 Pg. 76.

Legend:

	EXIST. CONCRETE MONUMENT		BENCHMARK
	IRON PIN SET (I.P.S.)		HANDICAP SYMBOL
	IRON PIN FOUND (I.P.F.)	V.A.	VAN ACCESSIBLE HANDICAP DESIGNATION
	EXIST. SIGN POST		HC SIGN
	EXIST. SEWER CLEANOUT		PROPOSED SIGN POST
	EXIST. MANHOLE (SEWER & PHONE)		CONCRETE BOLLARD
	EXIST. CATCH BASIN (STORM SEWER)		WHEEL STOP
	EXIST. WATER/GAS VALVE		CONCRETE SIDEWALK
T	EXIST. TELEPHONE RISER		EXTRUDED CURB
G	EXIST. GAS RISER		CURB & GUTTER
E	ELECTRICAL ENCLOSURE		TRAFFIC ARROW
W	EXIST. WATER METER		TURN LANE ARROWS
	EXIST. UTILITY POLE		REVISION NUMBER
	EXIST. FIRE HYDRANT	#1	DRAINAGE STRUCTURE DESIGNATION
	POST INDICATOR VALVE	A	DRAINAGE PIPE DESIGNATION
	BLOW OFF VALVE		RIP RAP
	REDUCER		RUNOFF FLOW ARROW
	REMOTE FIRE DEPT. CONNECTION		INLET FILTER PROTECTION
	CONCRETE THRUST BLOCK	63.25 ×	PROPOSED SPOT ELEVATION
	DOUBLE DETECTOR CHECK VALVE	(63.25) ×	EXIST. SPOT ELEVATION
	FIRE DEPT. CONNECTION	>	SEWER/STORM FLOW DIRECTION
	FIRE HYDRANT		CATCH BASIN
	GATE VALVE & BOX		CURB INLET
W	WATER METER		AREA DRAIN
G	GAS METER		HEADWALL
	GREASE TRAP		WINGED HEADWALL
	EXTERIOR CLEANOUT ECO		CONCRETE SWALE
	MANHOLE		TYPE-X-HEADWALL

EXISTING PHONE	PH
EXISTING ELECTRIC	OH
PROPERTY LINE	
EASEMENTS	
RIGHT OF WAY	ROW
EROSION CONTROL SILT FENCE	SF SF
EROSION EEL	E E E
EXISTING TREELINE	
EXISTING FENCELINE	X X
MINIMUM BUILDING SETBACK LINE	MBSL
PHASE BOUNDARY	
EXISTING GAS LINE	GAS
PROPOSED GAS LINE	GAS
EXISTING STORM	STM
PROPOSED STORM	STM
EXISTING CONTOUR LINES	601
PROPOSED CONTOUR LINES	601
EXISTING SANITARY SEWER	SS
PROPOSED SANITARY SEWER	SS
EXISTING WATER	W W
PROPOSED WATER	W W
FORCEMAIN	FM FM
FORCEMAIN RETURN	FMR FMR

Know what's **below.**
Call before you dig.

N

50' 0 50' 100'
SCALE: 1"= 50'

SITE ENGINEERING CONSULTANTS
ENGINEERING • SURVEYING • LAND PLANNING
LANDSCAPE ARCHITECTURE
SEC, Inc.
850 MIDDLE TENNESSEE BOULEVARD MURFREESBORO, TENNESSEE 37129
PHONE: (615) 890-7901 FAX: (615) 890-7948 WWW.SEC-CIVIL.COM

NO PORTION OF THIS DRAWING MAY BE REPRODUCED WITHOUT THE EXPRESSED WRITTEN CONSENT OF S.E.C. INC.
COPYRIGHT S.E.C. INC. 2020

*This site as shown on these construction drawings is intended to achieve specific engineering design criteria and objectives. It is the sole responsibility of the owner/developer or his representative to insure that the design drawings are in compliance with the design as noted, described, and illustrated. The engineer assumes no administrative liability or responsibility in the assurance that the site is constructed in accordance with the construction plans.

RICHARD HOUZE
REGISTERED ENGINEER
No. 115900
STATE OF TENNESSEE

Fiddlers Glen Subdivision
4915 Murfreesboro Road
Concept Plan
Williamson County, Tennessee

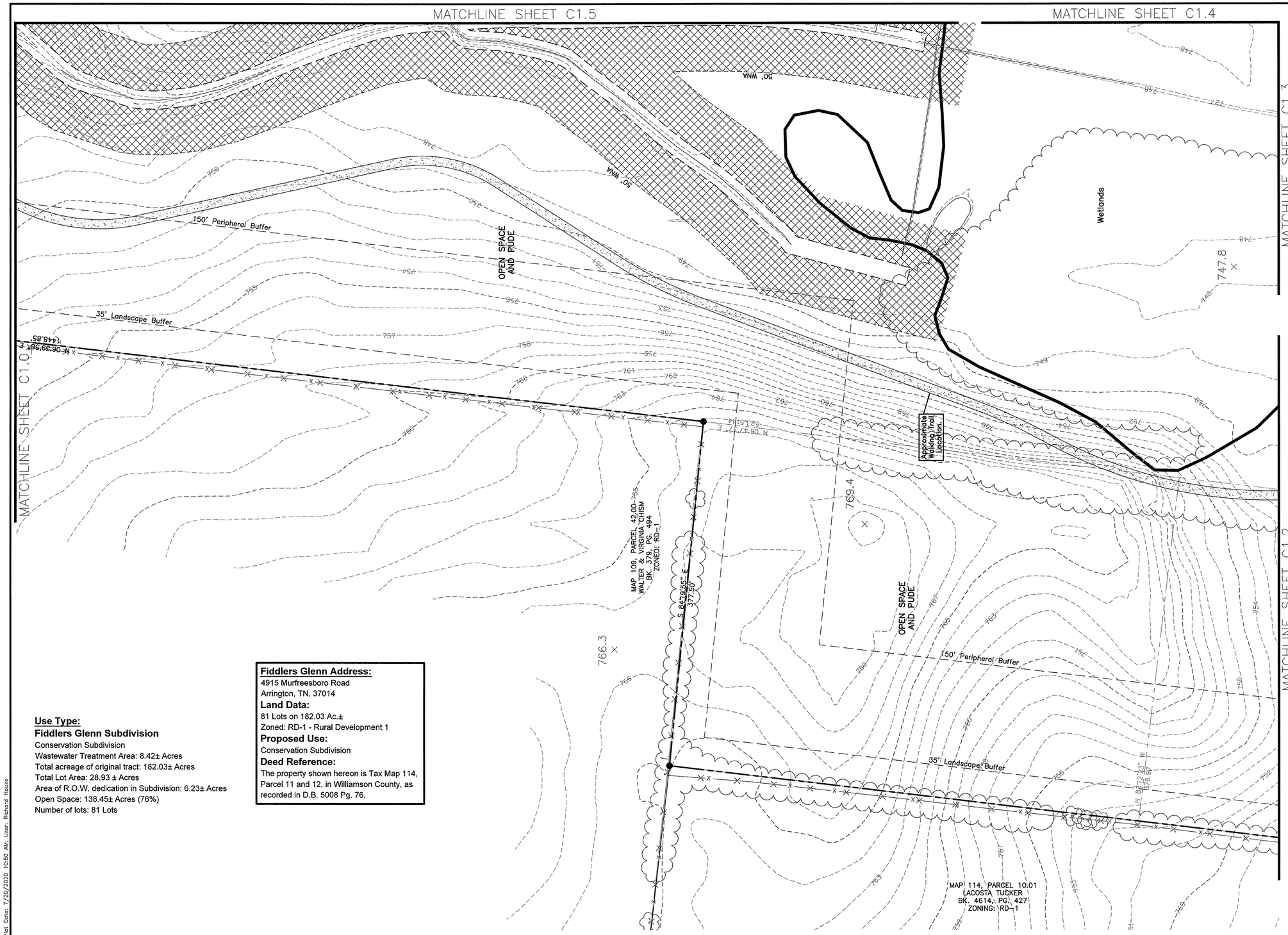
REVISED: 7-14-2020: Comments

DRAWN: MLG
DATE: 6-24-2020
CHECKED: JFR
FILE NAME: 15064project.dwg
SCALE: 1"=50'
JOB NO. 15064

Concept Plan

SHEET: C1.0

Plot Style: S.E.C. Standard Monocatb Plot Date: 7/20/2020 10:50 AM, User: Richard Houze



Use Type:

Fiddlers Glenn Subdivision

Conservation Subdivision
Wastewater Treatment Area: 8.42± Acres
Total acreage of original tract: 182.03± Acres
Total Lot Area: 28.93 ± Acres
Area of R.O.W. dedication in Subdivision: 6.23± Acres
Open Space: 138.45± Acres (76%)
Number of lots: 81 Lots

Fiddlers Glenn Address:
4915 Murfreesboro Road
Arrington, TN. 37014

Land Data:
81 Lots on 182.03 Ac.±
Zoned: RD-1 - Rural Development 1

Proposed Use:
Conservation Subdivision

Deed Reference:
The property shown hereon is Tax Map 114, Parcel 11 and 12, in Williamson County, as recorded in D.B. 5008 Pg. 76.

Legend:

	EXIST. CONCRETE MONUMENT		BENCHMARK
	IRON PIN SET (I.P.S.)		HANDICAP SYMBOL
	IRON PIN FOUND (I.P.F.)	V.A.	VAN ACCESSIBLE HANDICAP DESIGNATION
	EXIST. SIGN POST		HC SIGN
	EXIST. SEWER CLEANOUT		PROPOSED SIGN POST
	EXIST. MANHOLE (SEWER & PHONE)		CONCRETE BOLLARD
	EXIST. CATCH BASIN (STORM SEWER)		WHEEL STOP
	EXIST. WATER/GAS VALVE		CONCRETE SIDEWALK
T	EXIST. TELEPHONE RISER		EXTRUDED CURB
G	EXIST. GAS RISER		CURB & GUTTER
E	ELECTRICAL ENCLOSURE		TRAFFIC ARROW
W	EXIST. WATER METER		TURN LANE ARROWS
	EXIST. UTILITY POLE	1	REVISION NUMBER
	EXIST. FIRE HYDRANT	#1	DRAINAGE STRUCTURE DESIGNATION
	POST INDICATOR VALVE	A	DRAINAGE PIPE DESIGNATION
	BLOW OFF VALVE		RIP RAP
	REDUCER		RUNOFF FLOW ARROW
	REMOTE FIRE DEPT. CONNECTION		INLET FILTER PROTECTION
	CONCRETE THRUST BLOCK	63.25 ×	PROPOSED SPOT ELEVATION
	DOUBLE DETECTOR CHECK VALVE	(63.25) ×	EXIST. SPOT ELEVATION
	FIRE DEPT. CONNECTION	>	SEWER/STORM FLOW DIRECTION
	FIRE HYDRANT		CATCH BASIN
	GATE VALVE & BOX		CURB INLET
W	WATER METER		AREA DRAIN
G	GAS METER		HEADWALL
	GREASE TRAP		WINGED HEADWALL
	EXTERIOR CLEANOUT ECO		CONCRETE SWALE
	MANHOLE		TYPE-X-HEADWALL

EXISTING PHONE	PH
EXISTING ELECTRIC	OH
PROPERTY LINE	
EASEMENTS	
RIGHT OF WAY	ROW
EROSION CONTROL SILT FENCE	SF SF
EROSION EEL	E E E
EXISTING TREELINE	
EXISTING FENCELINE	X X
MINIMUM BUILDING SETBACK LINE	MBSL
PHASE BOUNDARY	
EXISTING GAS LINE	GAS
PROPOSED GAS LINE	GAS
EXISTING STORM	STM
PROPOSED STORM	STM
EXISTING CONTOUR LINES	601
PROPOSED CONTOUR LINES	601
EXISTING SANITARY SEWER	SS
PROPOSED SANITARY SEWER	SS
EXISTING WATER	W W
PROPOSED WATER	W W
FORCEMAIN	FM FM
FORCEMAIN RETURN	FMR FMR

Know what's **below.**
Call before you dig.

50' 0 50' 100'
SCALE: 1"= 50'

SITE ENGINEERING CONSULTANTS
ENGINEERING • SURVEYING • LAND PLANNING
LANDSCAPE ARCHITECTURE
SEC, Inc.
850 MIDDLE TENNESSEE BOULEVARD MURFREESBORO, TENNESSEE 37129
PHONE: (615) 890-7901 FAX: (615) 890-7926 EMAIL: sec@sec-inc.com

NO PORTION OF THIS DRAWING MAY BE REPRODUCED WITHOUT THE EXPRESSED WRITTEN CONSENT OF S.E.C. INC.
COPYRIGHT S.E.C. INC. 2020

The site as shown on these construction drawings is intended to achieve specific engineering design criteria and objectives. It is the sole responsibility of the contractor to verify the adequacy of these drawings for the intended purpose and to assure that the work performed is in accordance with the design as noted, described, and illustrated. The engineer assumes no administrative liability or responsibility in the assurance that the site is constructed in accordance with the construction plans.

RICHARD HOYZE REGISTERED ENGINEER STATE OF TENNESSEE

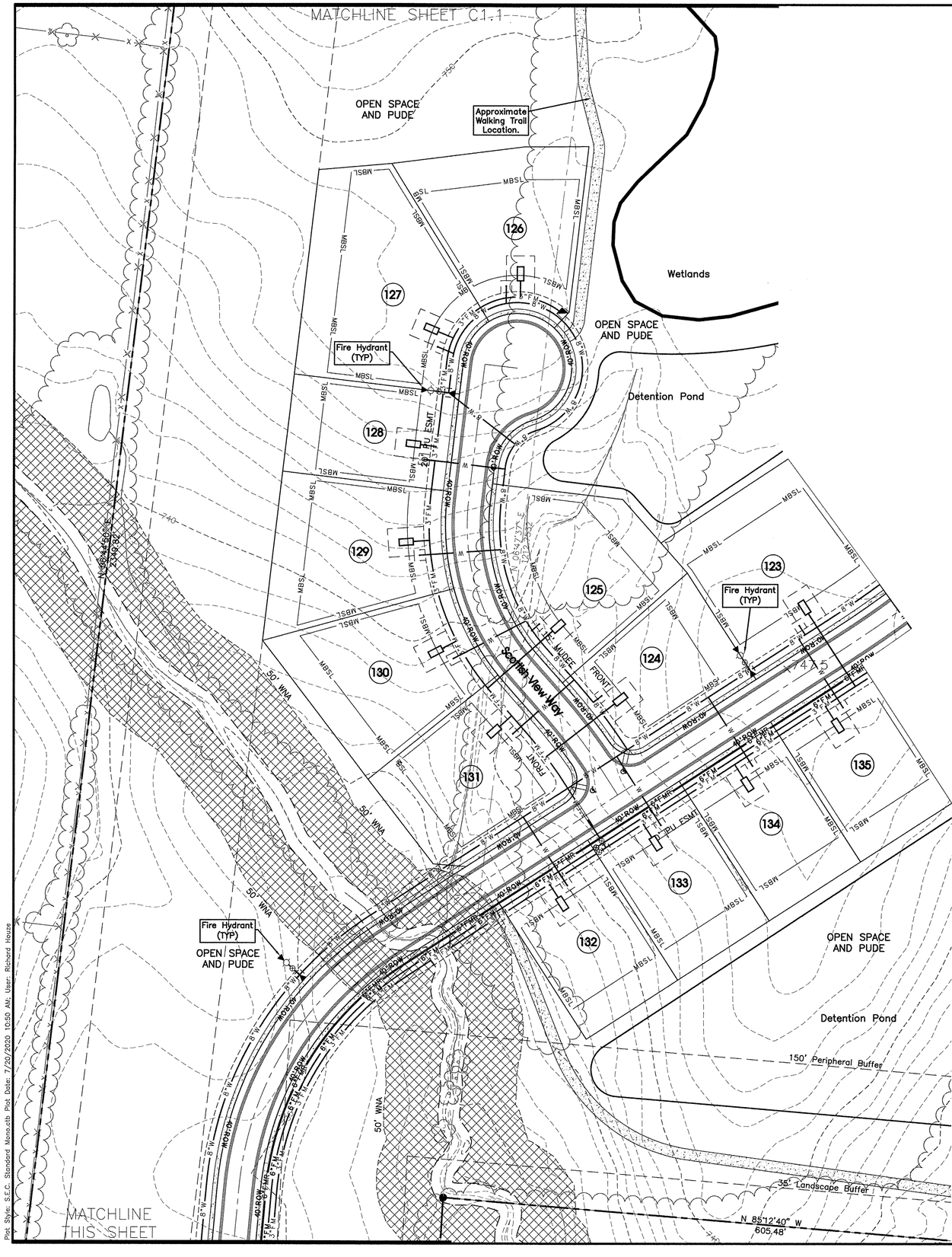
Fiddlers Glen Subdivision
4915 Murfreesboro Road
Concept Plan
Williamson County, Tennessee

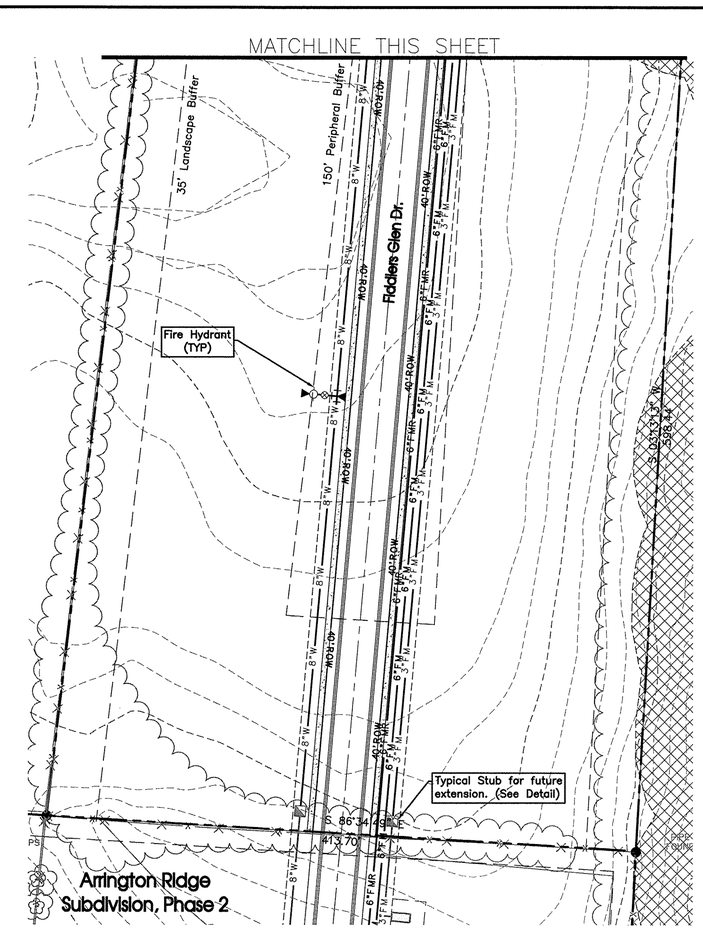
REVISED: 7-14-2020: Comments

DRAWN: MLG
DATE: 6-24-2020
CHECKED: JFR
FILE NAME: 15064project.dwg
SCALE: 1"=50'
JOB NO. 15064
SHEET: C1.1

Concept Plan

Plot Style: S.E.C. Standard Mono.ctb Plot Date: 7/20/2020 10:50 AM, User: Richard Hoyze





Legend:

	EXIST. CONCRETE MONUMENT		BENCHMARK
	IRON PIN SET (I.P.S.)		HANDICAP SYMBOL
	IRON PIN FOUND (I.P.F.)	V.A.	VAN ACCESSIBLE HANDICAP DESIGNATION
	EXIST. SIGN POST		HC SIGN
	EXIST. SEWER CLEANOUT		PROPOSED SIGN POST
	EXIST. MANHOLE (SEWER & PHONE)		CONCRETE BOLLARD
	EXIST. CATCH BASIN (STORM SEWER)		WHEEL STOP
	EXIST. WATER/GAS VALVE		CONCRETE SIDEWALK
	EXIST. TELEPHONE RISER		EXTRUDED CURB
	EXIST. GAS RISER		CURB & GUTTER
	ELECTRICAL ENCLOSURE		TRAFFIC ARROW
	EXIST. WATER METER		TURN LANE ARROWS
	EXIST. UTILITY POLE		REVISION NUMBER
	EXIST. FIRE HYDRANT	#1	DRAINAGE STRUCTURE DESIGNATION
	POST INDICATOR VALVE	A	DRAINAGE PIPE DESIGNATION
	BLOW OFF VALVE		RIP RAP
	REDUCER		RUNOFF FLOW ARROW
	REMOTE FIRE DEPT. CONNECTION		INLET FILTER PROTECTION
	CONCRETE THRUST BLOCK	63.25 ×	PROPOSED SPOT ELEVATION
	DOUBLE DETECTOR CHECK VALVE	(63.25) ×	EXIST. SPOT ELEVATION
	FIRE DEPT. CONNECTION	>	SEWER/STORM FLOW DIRECTION
	FIRE HYDRANT		CATCH BASIN
	GATE VALVE & BOX		CURB INLET
	WATER METER		AREA DRAIN
	GAS METER		HEADWALL
	GREASE TRAP		WINGED HEADWALL
	EXTERIOR CLEANOUT ECO		CONCRETE SWALE
	MANHOLE		TYPE-X-HEADWALL
EXISTING PHONE	PH		
EXISTING ELECTRIC	OH		
PROPERTY LINE			
EASEMENTS			
RIGHT OF WAY	ROW		
EROSION CONTROL SILT FENCE	SF SF		
EROSION EEL	E E E		
EXISTING TREELINE			
EXISTING FENCELINE	X X		
MINIMUM BUILDING SETBACK LINE	MBSL		
PHASE BOUNDARY			
EXISTING GAS LINE	GAS		
PROPOSED GAS LINE	GAS		
EXISTING STORM	STM		
PROPOSED STORM	STM		
EXISTING CONTOUR LINES	601		
PROPOSED CONTOUR LINES	601		
EXISTING SANITARY SEWER	SS		
PROPOSED SANITARY SEWER	SS		
EXISTING WATER	W W		
PROPOSED WATER	W W		
FORCEMAIN	FM FM		
FORCEMAIN RETURN	FMR FMR		

SITE ENGINEERING CONSULTANTS
ENGINEERING • SURVEYING • LAND PLANNING
LANDSCAPE ARCHITECTURE
SEC, Inc.
850 MIDDLE TENNESSEE BOULEVARD MURFREESBORO, TENNESSEE 37129
PHONE: (615) 890-7901 E-MAIL: RHOUZE@SEC-CIVIL.COM FAX: (615) 895-2567

NO PORTION OF THIS DRAWING MAY BE REPRODUCED WITHOUT THE EXPRESSED WRITTEN CONSENT OF S.E.C. INC.
COPYRIGHT S.E.C. INC. 2020

The site as shown on these construction drawings is intended to achieve specific engineering design criteria and objectives. It is the sole responsibility of the owner/developer to ensure that the construction of the site shown on these construction drawings is in total accordance with the design as noted, described, and specified in the construction drawings. Any deviations shall be approved by the engineer of record prior to the site is constructed in accordance with the construction plans.

Fiddlers Glen Subdivision
4915 Murfreesboro Road
Concept Plan
Williamson County, Tennessee

Use Type:
Fiddlers Glenn Subdivision
Conservation Subdivision
Wastewater Treatment Area: 8.42± Acres
Total acreage of original tract: 182.03± Acres
Total Lot Area: 28.93 ± Acres
Area of R.O.W. dedication in Subdivision: 6.23± Acres
Open Space: 138.45± Acres (76%)
Number of lots: 81 Lots

Fiddlers Glenn Address:
4915 Murfreesboro Road
Arrington, TN. 37014
Land Data:
81 Lots on 182.03 Ac.±
Zoned: RD-1 - Rural Development 1
Proposed Use:
Conservation Subdivision
Deed Reference:
The property shown hereon is Tax Map 114, Parcel 11 and 12, in Williamson County, as recorded in D.B. 5008 Pg. 76.

811 Know what's **below.** **Call** before you dig.

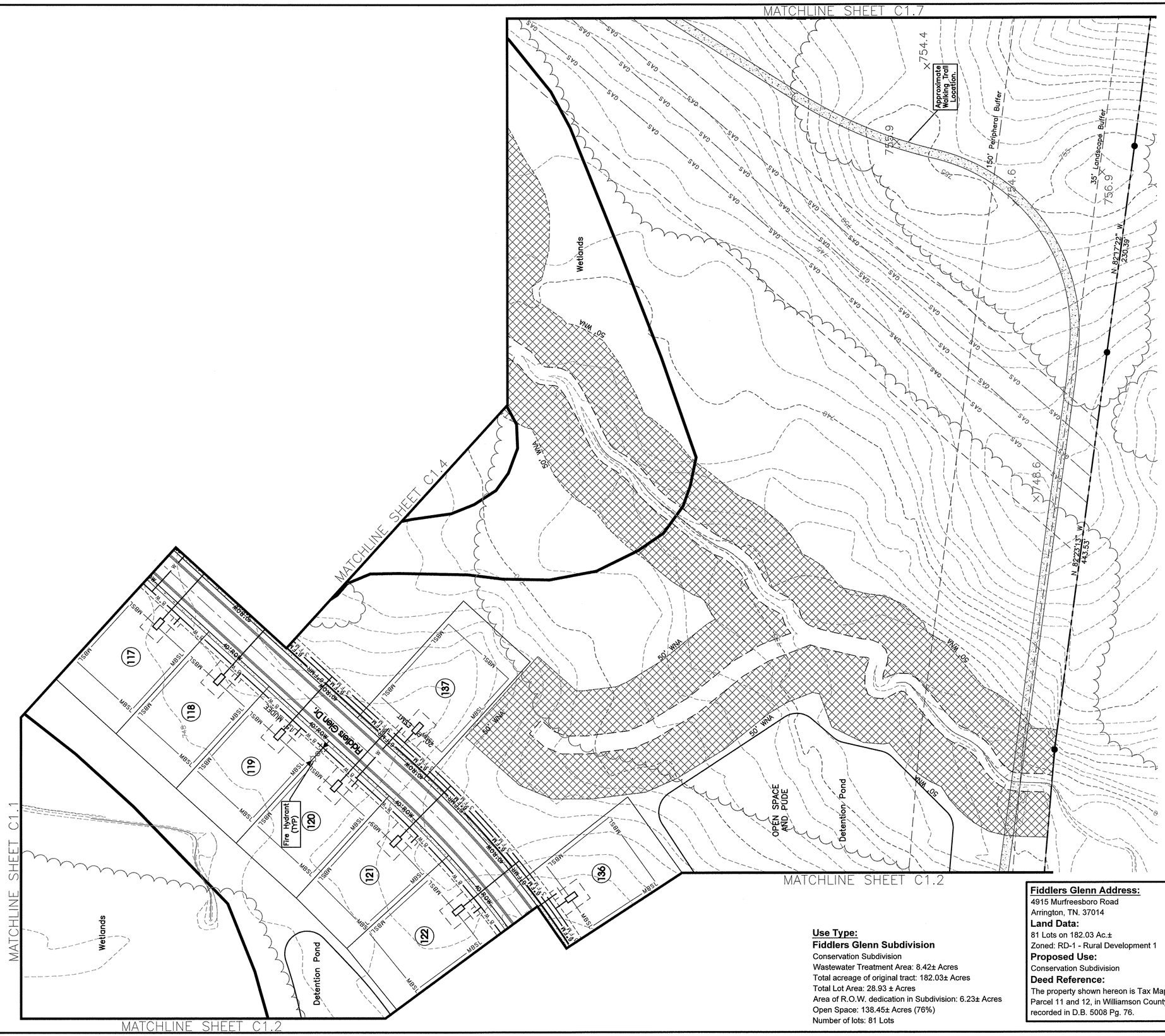
N

200' 0 200' 400'
SCALE: 1"= 200'

REVISED: 7-14-2020: Comments
DRAWN: MLG
DATE: 6-24-2020
CHECKED: JFR
FILE NAME: 15064project.dwg
SCALE: 1"=50'
JOB NO. 15064
SHEET: C1.2

Concept Plan

Plot Style: S.E.C. Standard Mono.ctb Plot Date: 7/20/2020 10:50 AM User: Richard Houze



Legend:

	EXIST. CONCRETE MONUMENT		BENCHMARK
	IRON PIN SET (I.P.S.)		HANDICAP SYMBOL
	IRON PIN FOUND (I.P.F.)	V.A.	VAN ACCESSIBLE HANDICAP DESIGNATION
	EXIST. SIGN POST		HC SIGN
	EXIST. SEWER CLEANOUT		PROPOSED SIGN POST
	EXIST. MANHOLE (SEWER & PHONE)		CONCRETE BOLLARD
	EXIST. CATCH BASIN (STORM SEWER)		WHEEL STOP
	EXIST. WATER/GAS VALVE		CONCRETE SIDEWALK
	EXIST. TELEPHONE RISER		EXTRUDED CURB
	EXIST. GAS RISER		CURB & GUTTER
	ELECTRICAL ENCLOSURE		TRAFFIC ARROW
	EXIST. WATER METER		TURN LANE ARROWS
	EXIST. UTILITY POLE		REVISION NUMBER
	EXIST. FIRE HYDRANT	#1	DRAINAGE STRUCTURE DESIGNATION
	POST INDICATOR VALVE	A	DRAINAGE PIPE DESIGNATION
	BLOW OFF VALVE		RIP RAP
	REDUCER		RUNOFF FLOW ARROW
	REMOTE FIRE DEPT. CONNECTION		INLET FILTER PROTECTION
	CONCRETE THRUST BLOCK	63.25 ×	PROPOSED SPOT ELEVATION
	DOUBLE DETECTOR CHECK VALVE	(63.25) ×	EXIST. SPOT ELEVATION
	FIRE DEPT. CONNECTION	>	SEWER/STORM FLOW DIRECTION
	FIRE HYDRANT		CATCH BASIN
	GATE VALVE & BOX		CURB INLET
	WATER METER		AREA DRAIN
	GAS METER		HEADWALL
	GREASE TRAP		WINGED HEADWALL
	EXTERIOR CLEANOUT ECO		CONCRETE SWALE
	MANHOLE		TYPE-X-HEADWALL

EXISTING PHONE	PH
EXISTING ELECTRIC	OH
PROPERTY LINE	
EASEMENTS	
RIGHT OF WAY	ROW
EROSION CONTROL SILT FENCE	SF SF
EROSION EEL	E E E
EXISTING TREELINE	
EXISTING FENCELINE	X X
MINIMUM BUILDING SETBACK LINE	MBSL
PHASE BOUNDARY	
EXISTING GAS LINE	GAS
PROPOSED GAS LINE	GAS
EXISTING STORM	STM
PROPOSED STORM	STM
EXISTING CONTOUR LINES	601
PROPOSED CONTOUR LINES	601
EXISTING SANITARY SEWER	SS
PROPOSED SANITARY SEWER	SS
EXISTING WATER	W W
PROPOSED WATER	W W
FORCEMAIN	FM FM
FORCEMAIN RETURN	FMR FMR

Use Type:

Fiddlers Glenn Subdivision

Conservation Subdivision
Wastewater Treatment Area: 8.42± Acres
Total acreage of original tract: 182.03± Acres
Total Lot Area: 28.93 ± Acres
Area of R.O.W. dedication in Subdivision: 6.23± Acres
Open Space: 138.45± Acres (76%)
Number of lots: 81 Lots

Fiddlers Glenn Address:

4915 Murfreesboro Road
Arrington, TN. 37014

Land Data:

81 Lots on 182.03 Ac.±
Zoned: RD-1 - Rural Development 1

Proposed Use:

Conservation Subdivision

Deed Reference:

The property shown hereon is Tax Map 114, Parcel 11 and 12, in Williamson County, as recorded in D.B. 5008 Pg. 76.

Know what's **below.**
Call before you dig.

50' 0 50' 100'
SCALE: 1"= 50'

SITE ENGINEERING CONSULTANTS
ENGINEERING • SURVEYING • LAND PLANNING
LANDSCAPE ARCHITECTURE
SEC, Inc.
850 MIDDLE TENNESSEE BOULEVARD MURFREESBORO, TENNESSEE 37129
PHONE: (615) 890-7901 FAX: (615) 895-2567
EMAIL: RICH@SEC-CIVIL.COM EMAIL: JOE@SEC-CIVIL.COM

NO PORTION OF THIS DRAWING MAY BE REPRODUCED WITHOUT THE EXPRESSED WRITTEN CONSENT OF S.E.C. INC.
COPYRIGHT S.E.C. INC. 2020

The site as shown on these construction drawings is intended to achieve specific engineering design criteria and objectives. It is the sole responsibility of the owner/developer to ensure that the construction drawings are in full compliance with the design as noted, described, and illustrated. The engineer assumes no administrative liability or responsibility in the assurance that the site is constructed in accordance with the construction plans.

RICHARD L. HOUZE
REGISTERED ENGINEER
No. 101577
STATE OF TENNESSEE
10/20/2020

Fiddlers Glen Subdivision
4915 Murfreesboro Road
Concept Plan
Williamson County, Tennessee

REVISED: 7-14-2020: Comments

DRAWN: MLG
DATE: 6-24-2020
CHECKED: JFR
FILE NAME: 15064project.dwg
SCALE: 1"=50'
JOB NO. 15064

Concept Plan

SHEET: C1.3

Plot Style: S.E.C. Standard Mono.ctb Plot Date: 7/20/2020 10:50 AM; User: Richard Houze

Legend:

	EXIST. CONCRETE MONUMENT		BENCHMARK
	IRON PIN SET (I.P.S.)		HANDICAP SYMBOL
	IRON PIN FOUND (I.P.F.)	V.A.	VAN ACCESSIBLE HANDICAP DESIGNATION
	EXIST. SIGN POST		HC SIGN
	EXIST. SEWER CLEANOUT		PROPOSED SIGN POST
	EXIST. MANHOLE (SEWER & PHONE)		CONCRETE BOLLARD
	EXIST. CATCH BASIN (STORM SEWER)		WHEEL STOP
	EXIST. WATER/GAS VALVE		CONCRETE SIDEWALK
	EXIST. TELEPHONE RISER		EXTRUDED CURB
	EXIST. GAS RISER		CURB & GUTTER
	ELECTRICAL ENCLOSURE		TRAFFIC ARROW
	EXIST. WATER METER		TURN LANE ARROWS
	EXIST. UTILITY POLE		REVISION NUMBER
	EXIST. FIRE HYDRANT	#1	DRAINAGE STRUCTURE DESIGNATION
	POST INDICATOR VALVE	A	DRAINAGE PIPE DESIGNATION
	BLOW OFF VALVE		RIP RAP
	REDUCER		RUNOFF FLOW ARROW
	REMOTE FIRE DEPT. CONNECTION		INLET FILTER PROTECTION
	CONCRETE THRUST BLOCK	63.25 ×	PROPOSED SPOT ELEVATION
	DOUBLE DETECTOR CHECK VALVE	(63.25) ×	EXIST. SPOT ELEVATION
	FIRE DEPT. CONNECTION	>	SEWER/STORM FLOW DIRECTION
	FIRE HYDRANT		CATCH BASIN
	GATE VALVE & BOX		CURB INLET
W	WATER METER		AREA DRAIN
G	GAS METER		HEADWALL
	GREASE TRAP		WINGED HEADWALL
	EXTERIOR CLEANOUT ECO		CONCRETE SWALE
	MANHOLE		TYPE-X-HEADWALL

EXISTING PHONE	PH
EXISTING ELECTRIC	OH
PROPERTY LINE	
EASEMENTS	
RIGHT OF WAY	ROW
EROSION CONTROL SILT FENCE	SF SF
EROSION EEL	E E E
EXISTING TREELINE	
EXISTING FENCELINE	X X
MINIMUM BUILDING SETBACK LINE	MBSL
PHASE BOUNDARY	
EXISTING GAS LINE	GAS
PROPOSED GAS LINE	GAS
EXISTING STORM	STM
PROPOSED STORM	STM
EXISTING CONTOUR LINES	601
PROPOSED CONTOUR LINES	601
EXISTING SANITARY SEWER	SS
PROPOSED SANITARY SEWER	SS
EXISTING WATER	W W
PROPOSED WATER	W W
FORCEMAIN	FM FM
FORCEMAIN RETURN	FMR FMR

Use Type:

Fiddlers Glenn Subdivision

Conservation Subdivision
Wastewater Treatment Area: 8.42± Acres
Total acreage of original tract: 182.03± Acres
Total Lot Area: 28.93 ± Acres
Area of R.O.W. dedication in Subdivision: 6.23± Acres
Open Space: 138.45± Acres (76%)
Number of lots: 81 Lots

Fiddlers Glenn Address:

4915 Murfreesboro Road
Arrington, TN. 37014

Land Data:

81 Lots on 182.03 Ac.±
Zoned: RD-1 - Rural Development 1

Proposed Use:

Conservation Subdivision

Deed Reference:

The property shown hereon is Tax Map 114, Parcel 11 and 12, in Williamson County, as recorded in D.B. 5008 Pg. 76.

Know what's **below.** **Call** before you dig.

N

50' 0 50' 100'
SCALE: 1"= 50'

SITE ENGINEERING CONSULTANTS
ENGINEERING • SURVEYING • LAND PLANNING
LANDSCAPE ARCHITECTURE
SEC, Inc.
850 MIDDLE TENNESSEE BOULEVARD MURFREESBORO, TENNESSEE 37129
PHONE: (615) 890-7901 E-MAIL: RHOUZE@SEC-CIVIL.COM FAX: (615) 890-2557

NO PORTION OF THIS DRAWING MAY BE REPRODUCED WITHOUT WRITTEN CONSENT OF S.E.C. INC.
COPYRIGHT S.E.C. INC. 2020

The site as shown on these construction drawings is intended to achieve specific engineering design criteria and objectives. It is the sole responsibility of the contractor to construct the site in accordance with the construction plans. Any deviation from the construction plans shall be approved with the design engineer. The site is staked, described, and illustrated. The engineer assumes no administrative liability or responsibility in the assurance that the site is constructed in accordance with the construction plans.

RICHARD HOUZE — TENNESSEE — STATE OF TENNESSEE

Fiddlers Glen Subdivision
4915 Murfreesboro Road
Concept Plan
Williamson County, Tennessee

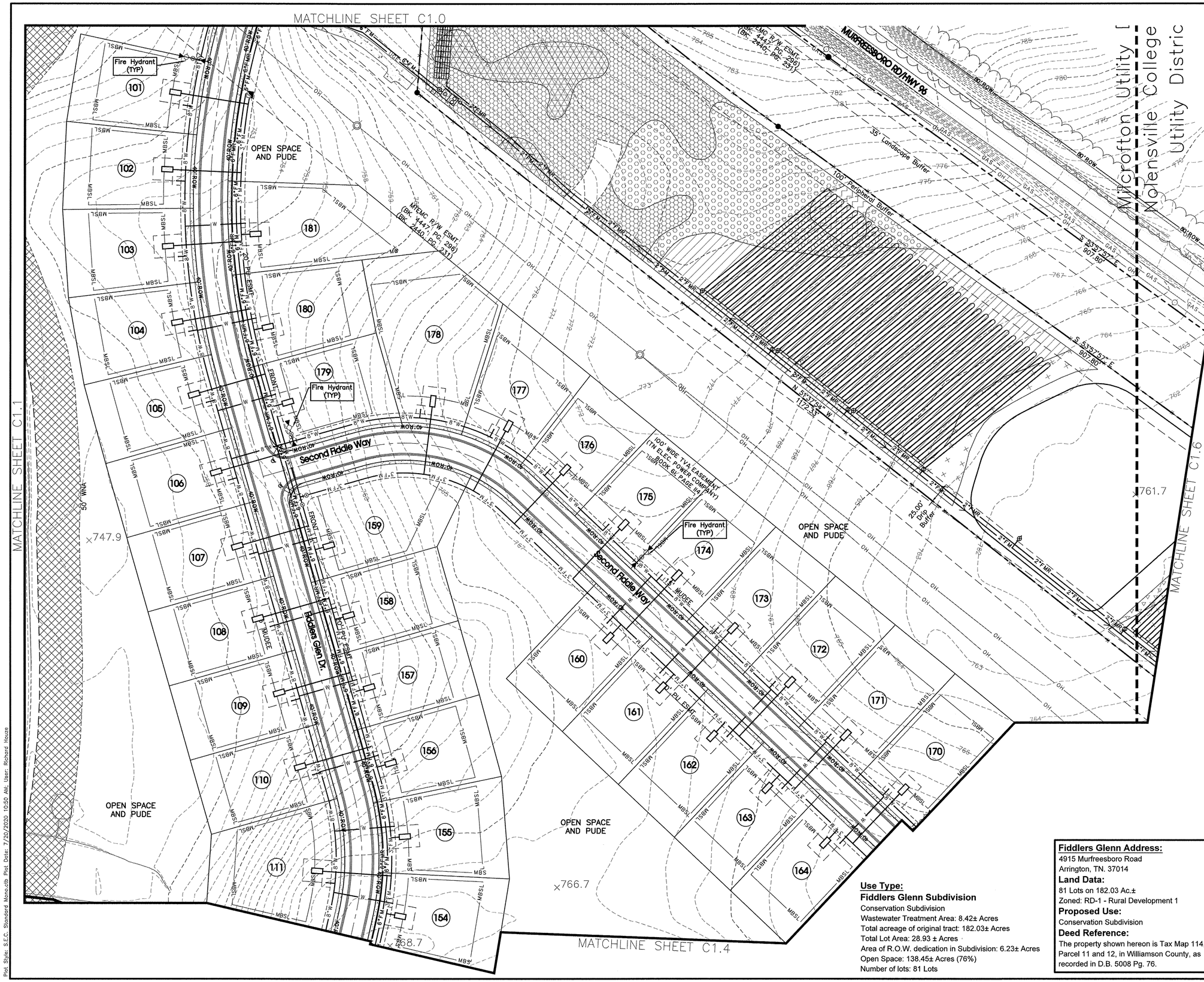
REVISED: 7-14-2020: Comments

DRAWN: MLG
DATE: 6-24-2020
CHECKED: JFR
FILE NAME: 15064project.dwg
SCALE: 1"=50'
JOB NO. 15064

Concept Plan

SHEET: C1.4

Plot Style: S.E.C. Standard Mono.ctb Plot Date: 7/20/2020 10:50 AM User: Richard Houze



Legend:

	EXIST. CONCRETE MONUMENT		BENCHMARK
	IRON PIN SET (I.P.S.)		HANDICAP SYMBOL
	IRON PIN FOUND (I.P.F.)	V.A.	VAN ACCESSIBLE HANDICAP DESIGNATION
	EXIST. SIGN POST		HC SIGN
	EXIST. SEWER CLEANOUT		PROPOSED SIGN POST
	EXIST. MANHOLE (SEWER & PHONE)		CONCRETE BOLLARD
	EXIST. CATCH BASIN (STORM SEWER)		WHEEL STOP
	EXIST. WATER/GAS VALVE		CONCRETE SIDEWALK
	EXIST. TELEPHONE RISER		EXTRUDED CURB
	EXIST. GAS RISER		CURB & GUTTER
	ELECTRICAL ENCLOSURE		TRAFFIC ARROW
	EXIST. WATER METER		TURN LANE ARROWS
	EXIST. UTILITY POLE		REVISION NUMBER
	EXIST. FIRE HYDRANT	#1	DRAINAGE STRUCTURE DESIGNATION
	POST INDICATOR VALVE	A	DRAINAGE PIPE DESIGNATION
	BLOW OFF VALVE		RIP RAP
	REDUCER		RUNOFF FLOW ARROW
	REMOTE FIRE DEPT. CONNECTION		INLET FILTER PROTECTION
	CONCRETE THRUST BLOCK	63.25 ×	PROPOSED SPOT ELEVATION
	DOUBLE DETECTOR CHECK VALVE	(63.25) ×	EXIST. SPOT ELEVATION
	FIRE DEPT. CONNECTION	>	SEWER/STORM FLOW DIRECTION
	FIRE HYDRANT		CATCH BASIN
	GATE VALVE & BOX		CURB INLET
	WATER METER		AREA DRAIN
	GAS METER		HEADWALL
	GREASE TRAP		WINGED HEADWALL
	EXTERIOR CLEANOUT ECO		CONCRETE SWALE
	MANHOLE		TYPE-X-HEADWALL

EXISTING PHONE	PH
EXISTING ELECTRIC	OH
PROPERTY LINE	
EASEMENTS	
RIGHT OF WAY	ROW
EROSION CONTROL SILT FENCE	SF SF
EROSION EEL	E E E
EXISTING TREELINE	
EXISTING FENCELINE	X X
MINIMUM BUILDING SETBACK LINE	MBSL
PHASE BOUNDARY	
EXISTING GAS LINE	GAS
PROPOSED GAS LINE	GAS
EXISTING STORM	STM
PROPOSED STORM	STM
EXISTING CONTOUR LINES	601
PROPOSED CONTOUR LINES	601
EXISTING SANITARY SEWER	SS
PROPOSED SANITARY SEWER	SS
EXISTING WATER	W W
PROPOSED WATER	W W
FORCEMAIN	FM FM
FORCEMAIN RETURN	FMR FMR

Use Type:
Fiddlers Glenn Subdivision
Conservation Subdivision
Wastewater Treatment Area: 8.42± Acres
Total acreage of original tract: 182.03± Acres
Total Lot Area: 28.93 ± Acres
Area of R.O.W. dedication in Subdivision: 6.23± Acres
Open Space: 138.45± Acres (76%)
Number of lots: 81 Lots

Fiddlers Glenn Address:
4915 Murfreesboro Road
Arrington, TN. 37014
Land Data:
81 Lots on 182.03 Ac.±
Zoned: RD-1 - Rural Development 1
Proposed Use:
Conservation Subdivision
Deed Reference:
The property shown hereon is Tax Map 114, Parcel 11 and 12, in Williamson County, as recorded in D.B. 5008 Pg. 76.

Know what's **below.** **Call** before you dig.

N

50' 0 50' 100'
SCALE: 1"= 50'

SITE ENGINEERING CONSULTANTS
ENGINEERING • SURVEYING • LAND PLANNING
LANDSCAPE ARCHITECTURE
MURFREESBORO, TENNESSEE 37129
PHONE: (615) 896-4179 FAX: (615) 896-4567
SEC, Inc.
850 MIDDLE TENNESSEE BOULEVARD

NO PORTION OF THIS DRAWING MAY BE REPRODUCED WITHOUT THE EXPRESSED WRITTEN CONSENT OF S.E.C. INC.
COPYRIGHT S.E.C. INC. 2020

The site as shown on these construction drawings is intended to achieve specific engineering design criteria and objectives. It is the sole responsibility of the contractor to construct the site in accordance with the plans and specifications. Any deviations from the design as noted, described, and illustrated. The engineer assumes no administrative liability or responsibility in the assurance that the site is constructed in accordance with the construction plans.

RICHARD HOUZE — STATE OF TENNESSEE

Fiddlers Glen Subdivision
4915 Murfreesboro Road
Concept Plan
Williamson County, Tennessee

REVISED: 7-14-2020: Comments

DRAWN: MLG
DATE: 6-24-2020
CHECKED: JFR
FILE NAME: 15064project.dwg
SCALE: 1"=50'
JOB NO. 15064

Concept Plan

SHEET: C1.5

Plot Style: S.E.C. Standard Monocolor.ctb Plot Date: 7/20/2020 10:50 AM, User: Richard Houze

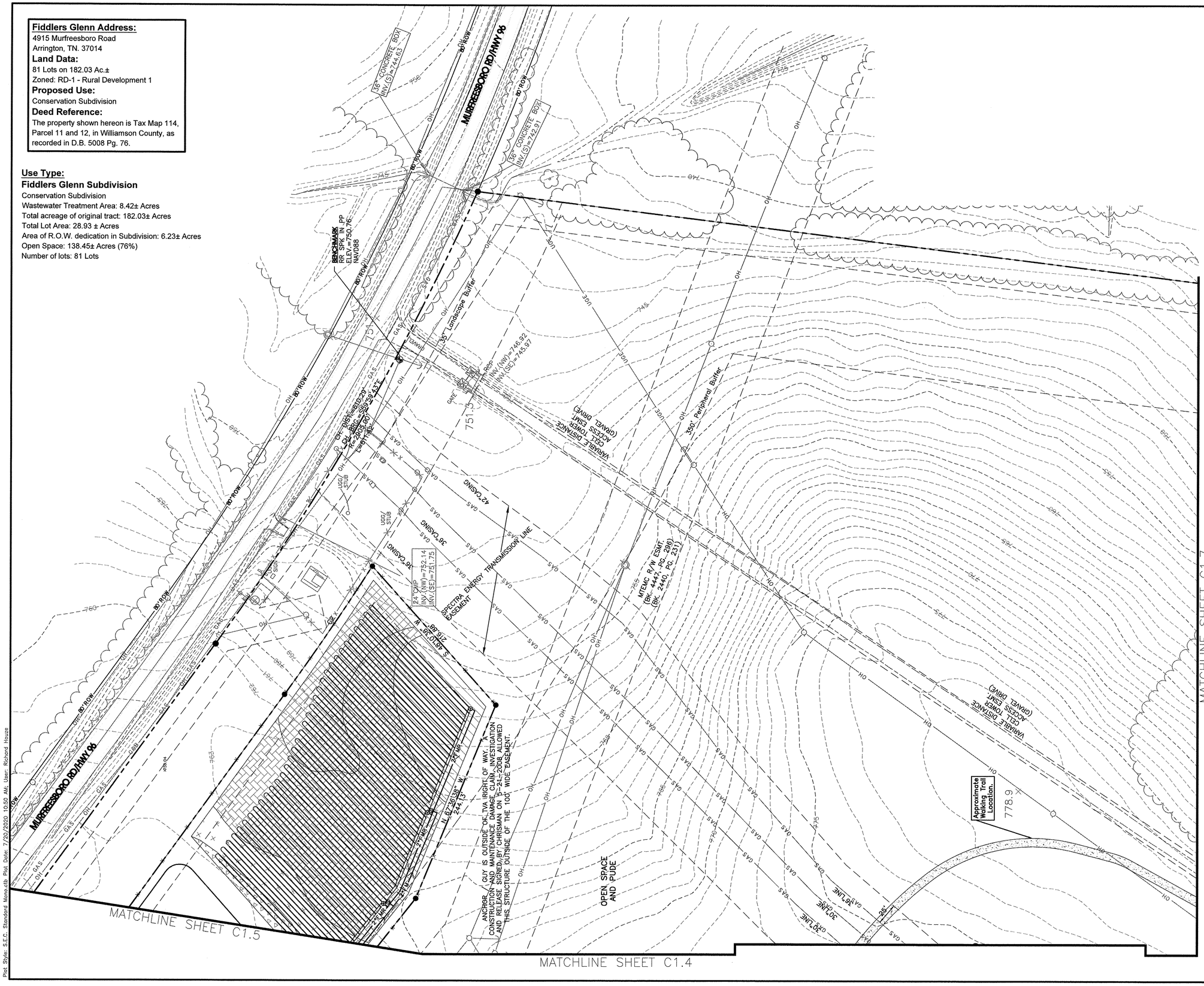
Fiddlers Glenn Address:
4915 Murfreesboro Road
Arrington, TN. 37014

Land Data:
81 Lots on 182.03 Ac.±
Zoned: RD-1 - Rural Development 1

Proposed Use:
Conservation Subdivision

Deed Reference:
The property shown hereon is Tax Map 114, Parcel 11 and 12, in Williamson County, as recorded in D.B. 5008 Pg. 76.

Use Type:
Fiddlers Glenn Subdivision
Conservation Subdivision
Wastewater Treatment Area: 8.42± Acres
Total acreage of original tract: 182.03± Acres
Total Lot Area: 28.93 ± Acres
Area of R.O.W. dedication in Subdivision: 6.23± Acres
Open Space: 138.45± Acres (76%)
Number of lots: 81 Lots



Legend:

	EXIST. CONCRETE MONUMENT		BENCHMARK
	IRON PIN SET (I.P.S.)		HANDICAP SYMBOL
	IRON PIN FOUND (I.P.F.)	V.A.	VAN ACCESSIBLE HANDICAP DESIGNATION
	EXIST. SIGN POST		HC SIGN
	EXIST. SEWER CLEANOUT		PROPOSED SIGN POST
	EXIST. MANHOLE (SEWER & PHONE)		CONCRETE BOLLARD
	EXIST. CATCH BASIN (STORM SEWER)		WHEEL STOP
	EXIST. WATER/GAS VALVE		CONCRETE SIDEWALK
	EXIST. TELEPHONE RISER		EXTRUDED CURB
	EXIST. GAS RISER		CURB & GUTTER
	ELECTRICAL ENCLOSURE		TRAFFIC ARROW
	EXIST. WATER METER		TURN LANE ARROWS
	EXIST. UTILITY POLE		REVISION NUMBER
	EXIST. FIRE HYDRANT	#1	DRAINAGE STRUCTURE DESIGNATION
	POST INDICATOR VALVE	A	DRAINAGE PIPE DESIGNATION
	BLOW OFF VALVE		RIP RAP
	REDUCER		RUNOFF FLOW ARROW
	REMOTE FIRE DEPT. CONNECTION		INLET FILTER PROTECTION
	CONCRETE THRUST BLOCK	63.25 ×	PROPOSED SPOT ELEVATION
	DOUBLE DETECTOR CHECK VALVE	(63.25) ×	EXIST. SPOT ELEVATION
	FIRE DEPT. CONNECTION	>	SEWER/STORM FLOW DIRECTION
	FIRE HYDRANT		CATCH BASIN
	GATE VALVE & BOX		CURB INLET
	WATER METER		AREA DRAIN
	GAS METER		HEADWALL
	GREASE TRAP		WINGED HEADWALL
	EXTERIOR CLEANOUT ECO		CONCRETE SWALE
	MANHOLE		TYPE-X-HEADWALL
EXISTING PHONE		PH	
EXISTING ELECTRIC		OH	
PROPERTY LINE			
EASEMENTS			
RIGHT OF WAY		ROW	
EROSION CONTROL SILT FENCE		SF	SF
EROSION EEL		E	E E
EXISTING TREELINE			
EXISTING FENCELINE		X	X
MINIMUM BUILDING SETBACK LINE		MBSL	
PHASE BOUNDARY			
EXISTING GAS LINE		GAS	
PROPOSED GAS LINE		GAS	
EXISTING STORM		STM	
PROPOSED STORM		STM	
EXISTING CONTOUR LINES		601	
PROPOSED CONTOUR LINES		601	
EXISTING SANITARY SEWER		SS	
PROPOSED SANITARY SEWER		SS	
EXISTING WATER		W	W
PROPOSED WATER		W	W
FORCEMAIN		FM	FM
FORCEMAIN RETURN		FMR	FMR

Know what's **below.**
Call before you dig.

N

50' 0 50' 100'
SCALE: 1"= 50'

SITE ENGINEERING CONSULTANTS
ENGINEERING • SURVEYING • LAND PLANNING
LANDSCAPE ARCHITECTURE
SEC, Inc.
850 MIDDLE TENNESSEE BOULEVARD MURFREESBORO, TENNESSEE 37129
PHONE: (615) 890-7901 E-MAIL: RHOUZE@SEC-CIVIL.COM FAX: (615) 895-2567

NO PORTION OF THIS DRAWING MAY BE REPRODUCED WITHOUT WRITTEN CONSENT OF S.E.C. INC.
COPYRIGHT S.E.C. INC. 2020

The site as shown on these construction drawings is intended to achieve specific engineering design criteria and objectives. It is the sole responsibility of the contractor to verify all site conditions and dimensions shown on these construction drawings are in total accordance with the design as noted, described, and illustrated. The engineer assumes no responsibility or liability for any deviations in the construction plan, the site is constructed in accordance with the construction plans.

RICHARD HOUZE
TENNESSEE
STATE OF TENNESSEE

Fiddlers Glen Subdivision
4915 Murfreesboro Road
Concept Plan
Williamson County, Tennessee

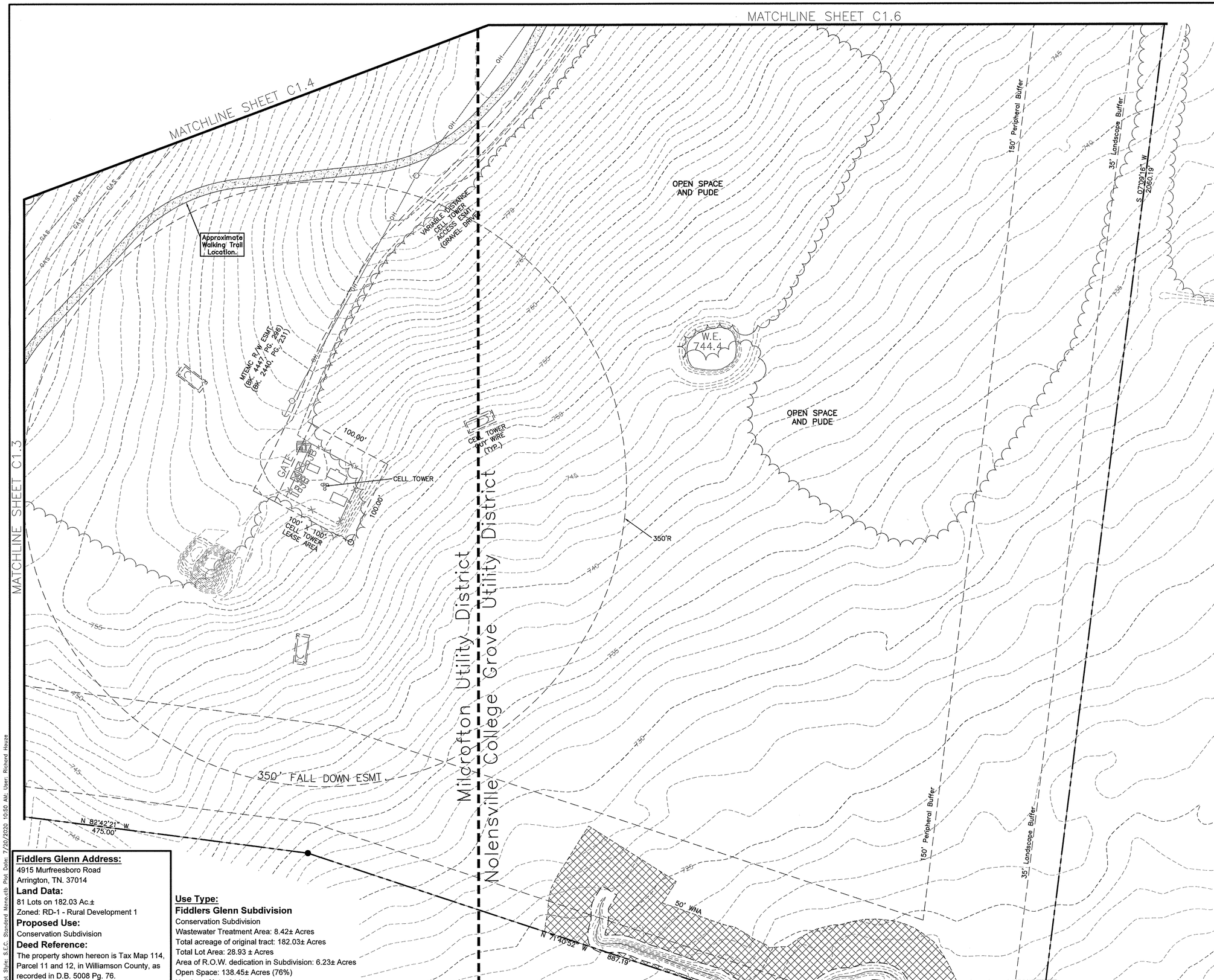
REVISED: 7-14-2020: Comments

DRAWN: MLG
DATE: 6-24-2020
CHECKED: JFR
FILE NAME: 15064project.dwg
SCALE: 1"=50'
JOB NO. 15064

Concept Plan

SHEET: C1.6

Plot Style: S.E.C. Standard Monocolb Plot Date: 7/20/2020 10:50 AM: User: Richard Houze



Fiddlers Glenn Address:
4915 Murfreesboro Road
Arrington, TN. 37014

Land Data:
81 Lots on 182.03 Ac.±
Zoned: RD-1 - Rural Development 1

Proposed Use:
Conservation Subdivision

Deed Reference:
The property shown hereon is Tax Map 114, Parcel 11 and 12, in Williamson County, as recorded in D.B. 5008 Pg. 76.

Use Type:
Fiddlers Glenn Subdivision
Conservation Subdivision
Wastewater Treatment Area: 8.42± Acres
Total acreage of original tract: 182.03± Acres
Total Lot Area: 28.93 ± Acres
Area of R.O.W. dedication in Subdivision: 6.23± Acres
Open Space: 138.45± Acres (76%)
Number of lots: 81 Lots

Legend:

	EXIST. CONCRETE MONUMENT		BENCHMARK
	IRON PIN SET (I.P.S.)		HANDICAP SYMBOL
	IRON PIN FOUND (I.P.F.)	V.A.	VAN ACCESSIBLE HANDICAP DESIGNATION
	EXIST. SIGN POST		HC SIGN
	EXIST. SEWER CLEANOUT		PROPOSED SIGN POST
	EXIST. MANHOLE (SEWER & PHONE)		CONCRETE BOLLARD
	EXIST. CATCH BASIN (STORM SEWER)		WHEEL STOP
	EXIST. WATER/GAS VALVE		CONCRETE SIDEWALK
	EXIST. TELEPHONE RISER		EXTRUDED CURB
	EXIST. GAS RISER		CURB & GUTTER
	ELECTRICAL ENCLOSURE		TRAFFIC ARROW
	EXIST. WATER METER		TURN LANE ARROWS
	EXIST. UTILITY POLE		REVISION NUMBER
	EXIST. FIRE HYDRANT	#1	DRAINAGE STRUCTURE DESIGNATION
	POST INDICATOR VALVE	A	DRAINAGE PIPE DESIGNATION
	BLOW OFF VALVE		RIP RAP
	REDUCER		RUNOFF FLOW ARROW
	REMOTE FIRE DEPT. CONNECTION		INLET FILTER PROTECTION
	CONCRETE THRUST BLOCK	63.25 ×	PROPOSED SPOT ELEVATION
	DOUBLE DETECTOR CHECK VALVE	(63.25) ×	EXIST. SPOT ELEVATION
	FIRE DEPT. CONNECTION	>	SEWER/STORM FLOW DIRECTION
	FIRE HYDRANT		CATCH BASIN
	GATE VALVE & BOX		CURB INLET
W	WATER METER		AREA DRAIN
G	GAS METER		HEADWALL
	GREASE TRAP		WINGED HEADWALL
	EXTERIOR CLEANOUT ECO		CONCRETE SWALE
	MANHOLE		TYPE-X-HEADWALL
EXISTING PHONE		PH	
EXISTING ELECTRIC		OH	
PROPERTY LINE			
EASEMENTS			
RIGHT OF WAY		ROW	
EROSION CONTROL SILT FENCE		SF	SF
EROSION EEL		E	E E
EXISTING TREELINE			
EXISTING FENCELINE		X	X
MINIMUM BUILDING SETBACK LINE		MBSL	
PHASE BOUNDARY			
EXISTING GAS LINE		GAS	
PROPOSED GAS LINE		GAS	
EXISTING STORM		STM	
PROPOSED STORM		STM	
EXISTING CONTOUR LINES		601	
PROPOSED CONTOUR LINES		601	
EXISTING SANITARY SEWER		SS	
PROPOSED SANITARY SEWER		SS	
EXISTING WATER		W	W
PROPOSED WATER		W	W
FORCEMAIN		FM	FM
FORCEMAIN RETURN		FMR	FMR

Know what's **below.**
Call before you dig.

N

50' 0 50' 100'
SCALE: 1"= 50'

SITE ENGINEERING CONSULTANTS
ENGINEERING • SURVEYING • LAND PLANNING
LANDSCAPE ARCHITECTURE
MURFREESBORO, TENNESSEE 37129
PHONE: (615) 896-8266 FAX: (615) 896-2567

SEC, Inc.

NO PORTION OF THIS DRAWING MAY BE REPRODUCED WITHOUT THE EXPRESSED WRITTEN CONSENT OF S.E.C. INC.
COPYRIGHT S.E.C. INC. 2020

The site as shown on these construction drawings is intended to achieve specific engineering design criteria and objectives. It is the sole responsibility of the contractor to verify that the site as constructed meets all applicable codes and ordinances and is in accordance with the design as noted, described, and illustrated. The engineer assumes no administrative liability or responsibility in the assurance that the site is constructed in accordance with the construction plans.

RICHARD HOUZE
REGISTERED ENGINEER
No. 112677
STATE OF TENNESSEE

Fiddlers Glen Subdivision
4915 Murfreesboro Road
Concept Plan
Williamson County, Tennessee

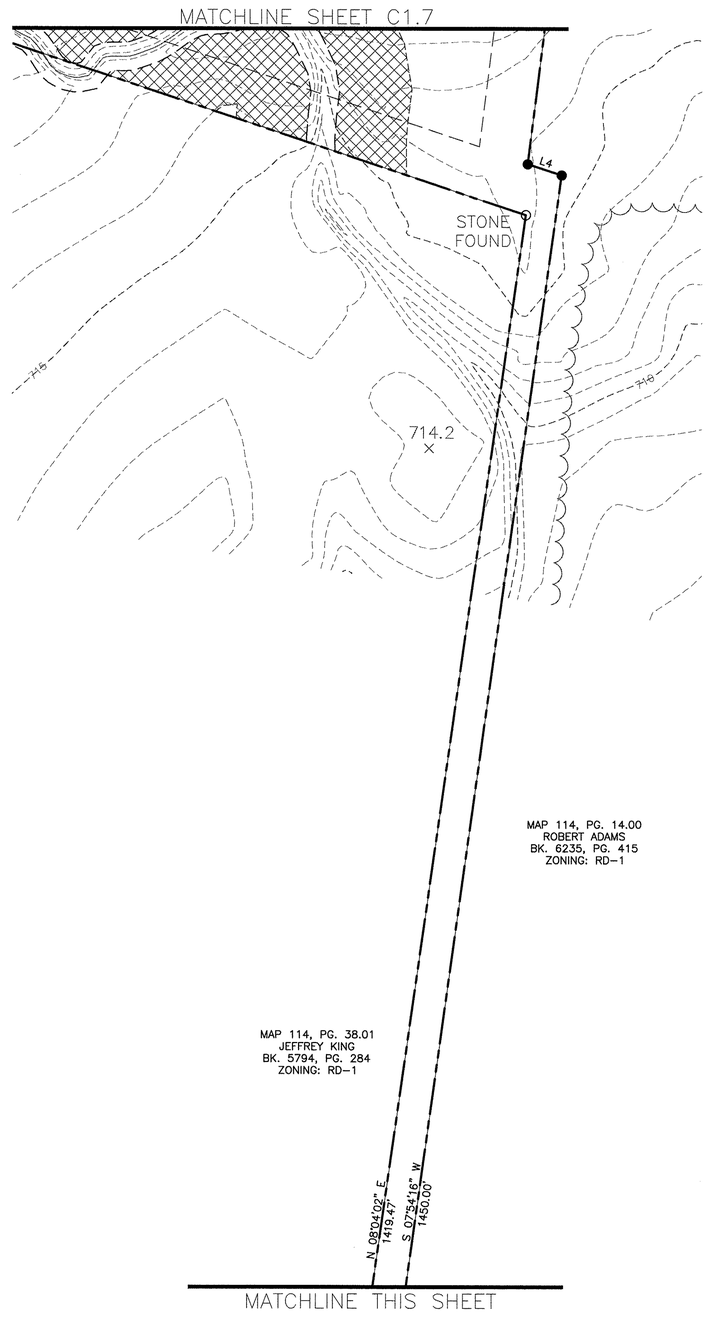
REVISED: 7-14-2020: Comments

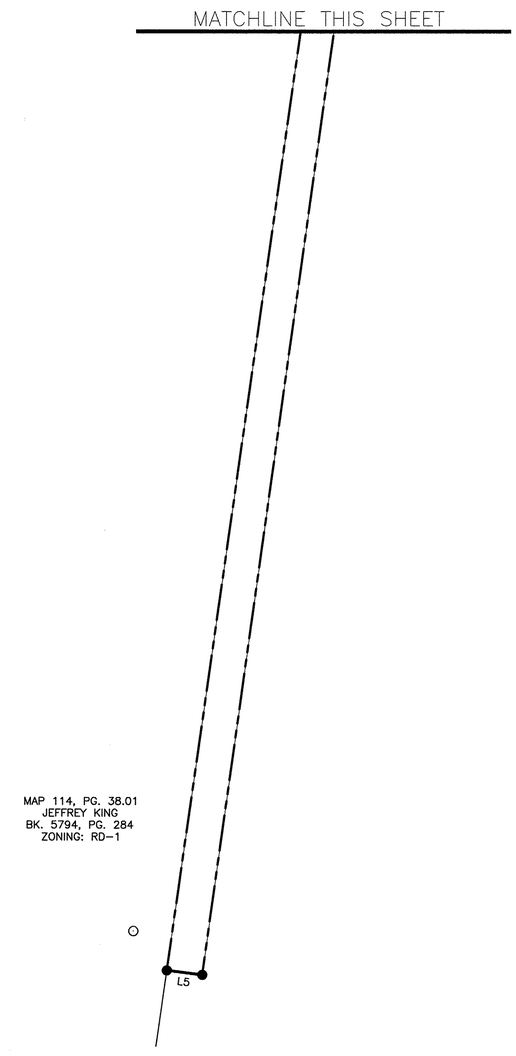
DRAWN: MLG
DATE: 6-24-2020
CHECKED: JFR
FILE NAME: 15064project.dwg
SCALE: 1"=50'
JOB NO. 15064

Concept Plan

SHEET: C1.7

Plot Style: S.E.C. Standard Mono.ctb Plot Date: 7/20/2020 10:50 AM User: Richard House





Legend:

	EXIST. CONCRETE MONUMENT		BENCHMARK
	IRON PIN SET (I.P.S.)		HANDICAP SYMBOL
	IRON PIN FOUND (I.P.F.)	V.A.	VAN ACCESSIBLE HANDICAP DESIGNATION
	EXIST. SIGN POST		HC SIGN
	EXIST. SEWER CLEANOUT		PROPOSED SIGN POST
	EXIST. MANHOLE (SEWER & PHONE)		CONCRETE BOLLARD
	EXIST. CATCH BASIN (STORM SEWER)		WHEEL STOP
	EXIST. WATER/GAS VALVE		CONCRETE SIDEWALK
T	EXIST. TELEPHONE RISER		EXTRUDED CURB
G	EXIST. GAS RISER		CURB & GUTTER
E	ELECTRICAL ENCLOSURE		TRAFFIC ARROW
W	EXIST. WATER METER		TURN LANE ARROWS
	EXIST. UTILITY POLE	1	REVISION NUMBER
	EXIST. FIRE HYDRANT	#1	DRAINAGE STRUCTURE DESIGNATION
	POST INDICATOR VALVE	A	DRAINAGE PIPE DESIGNATION
	BLOW OFF VALVE		RIP RAP
	REDUCER		RUNOFF FLOW ARROW
	REMOTE FIRE DEPT. CONNECTION		INLET FILTER PROTECTION
	CONCRETE THRUST BLOCK	63.25 ×	PROPOSED SPOT ELEVATION
	DOUBLE DETECTOR CHECK VALVE	(63.25) ×	EXIST. SPOT ELEVATION
	FIRE DEPT. CONNECTION	>	SEWER/STORM FLOW DIRECTION
	FIRE HYDRANT		CATCH BASIN
	GATE VALVE & BOX		CURB INLET
W	WATER METER		AREA DRAIN
G	GAS METER		HEADWALL
	GREASE TRAP		WINGED HEADWALL
	EXTERIOR CLEANOUT ECO		CONCRETE SWALE
	MANHOLE		TYPE-X-HEADWALL

EXISTING PHONE	PH
EXISTING ELECTRIC	OH
PROPERTY LINE	
EASEMENTS	
RIGHT OF WAY	ROW
EROSION CONTROL SILT FENCE	SF SF
EROSION EEL	E E E
EXISTING TREELINE	
EXISTING FENCELINE	X X
MINIMUM BUILDING SETBACK LINE	MBSL
PHASE BOUNDARY	
EXISTING GAS LINE	GAS
PROPOSED GAS LINE	GAS
EXISTING STORM	STM
PROPOSED STORM	STM
EXISTING CONTOUR LINES	601
PROPOSED CONTOUR LINES	601
EXISTING SANITARY SEWER	SS
PROPOSED SANITARY SEWER	SS
EXISTING WATER	W W
PROPOSED WATER	W W
FORCEMAIN	FM FM
FORCEMAIN RETURN	FMR FMR

Use Type:

Fiddlers Glenn Subdivision

Conservation Subdivision
Wastewater Treatment Area: 8.42± Acres
Total acreage of original tract: 182.03± Acres
Total Lot Area: 28.93 ± Acres
Area of R.O.W. dedication in Subdivision: 6.23± Acres
Open Space: 138.45± Acres (76%)
Number of lots: 81 Lots

Fiddlers Glenn Address:

4915 Murfreesboro Road
Arrington, TN. 37014

Land Data:

81 Lots on 182.03 Ac.±
Zoned: RD-1 - Rural Development 1

Proposed Use:

Conservation Subdivision

Deed Reference:

The property shown hereon is Tax Map 114, Parcel 11 and 12, in Williamson County, as recorded in D.B. 5008 Pg. 76.

Know what's **below.**
Call before you dig.

N

200′ 0 200′ 400′
SCALE: 1"= 200′

SITE ENGINEERING CONSULTANTS
ENGINEERING • SURVEYING • LAND PLANNING
LANDSCAPE ARCHITECTURE
SEC, Inc.
850 MIDDLE TENNESSEE BOULEVARD MURFREESBORO, TENNESSEE 37129
PHONE: (615) 890-7901 E-MAIL: RHOUZE@SEC-CIVIL.COM FAX: (615) 895-2567
NO PORTION OF THIS DRAWING MAY BE REPRODUCED WITHOUT EXPRESSED WRITTEN CONSENT OF S.E.C. INC.
COPYRIGHT S.E.C. INC. 2020

The site as shown on these construction drawings is intended to achieve specific engineering design criteria and objectives. It is the sole responsibility of the owner/developer to ensure that the construction of the site shown on these construction drawings is in total accordance with the design as noted, described, and illustrated. The owner/developer assumes all liability or responsibility in the assurance that the site is construed in accordance with the construction plans.

RICHARD HOUZE
REGISTERED ENGINEER
No. 104
STATE OF TENNESSEE

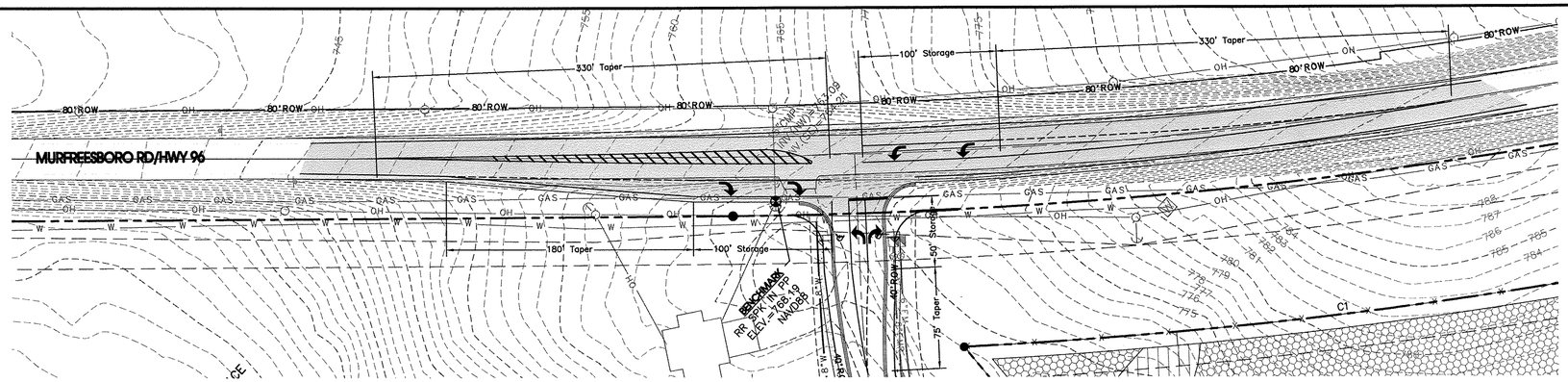
Fiddlers Glen Subdivision
4915 Murfreesboro Road
Concept Plan
Williamson County, Tennessee

REVISED: 7-14-2020: Comments

DRAWN: MLG
DATE: 6-24-2020
CHECKED: JFR
FILE NAME: 15064project.dwg
SCALE: 1"=50'
JOB NO. 15064
SHEET: C1.8

Concept Plan

Plot Style: S.E.C. Standard Mono.ctb Plot Date: 7/20/2020 10:51 AM, User: Richard Houze



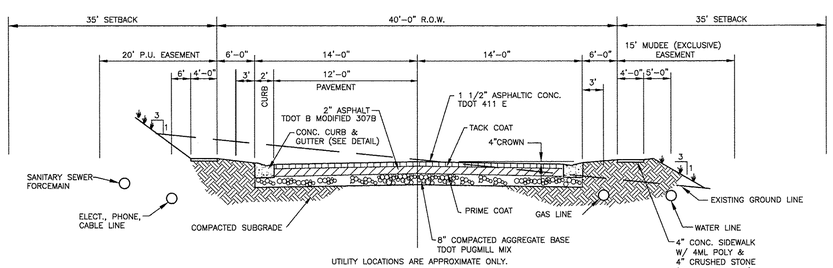
Murfreesboro Rd/Hwy 96 Turnlane Improvements Plan

SCALE: 1"=50'

Contractor to coordinate work with TDOT and/or County Highway Department.

Turn Lane Notes:

1. A Grading Permit Issued At TDOT Will Be Required For Any Road Activity Within TDOT R.O.W.
2. All Necessary Permits And Approvals From Agencies Governing This Work Shall Be Secured Prior To Commencing Construction.
3. The Locations Of Utilities Shown Within These Plans Are Approximate Only. Exact Locations Shall Be Determined In The Field By Contacting The Utility Companies.
4. The Contractor Shall Notify Each Individual Owner Of His Plan Of Operation In The Area Of The Utilities Prior To Construction. The Contractor Shall Contact The Utility Owners And Request Them To Properly Locate Their Respective Utilities On The Site. This Notification Must Be Given Three(3) Business Days Prior To Construction Operations. Some Utilities Can Be Located By Calling Tennessee One Call At 1-800-351-111.
5. Limits Of Roadwork Shall Be Overlaid With 1 1/2" Asphalt Surface Coarse. Bituminous Surface: (1" Per Sq. Td.=106 Lbs) T.D.O.T. 411-02.01 – Mineral Aggregate (asc) Grading "D" TDOT 411-02.02 – Asphaltic Cement (asc) Grading "D".
6. The Contractor Will Provide All Necessary Protective Measures To Safeguard Existing Utilities From Damage. In The Event That Special Equipment Is Required For Such Protection, The Contractor Shall Furnish Such Equipment. The Cost Of Protecting Utilities From Damage And Furnishing Special Equipment Will Be Included In The Bid Price Under Other Items Of Considerations.
7. Any Lane Closures Shall Be Signed In Accordance With Part 6 Of M.U.T.C.D.
8. The Contractor Shall Comply With Section 712 Regarding "Temporary Traffic Control" And "T.D.O.T.-Standard Specifications For Road And Bridge Construction" (Latest Edition) In The Implementation Of A Traffic Control Plan.
9. All Signs, Barricades And Warning Lights Shall Conform With Part 6 Of M.U.T.C.D.
10. Cone And/Or Drums Which Meet Requirements Of Part 6 Of M.U.T.C.D. Shall Be Provided As Required For Channelization Of Thru Traffic.
11. All Traffic Control Devices Shall Be Removed Immediately Upon Completion Of This Portion Of The Project. During Construction, Contractor Shall Follow TDOT's "Guidelines For Handling Differences In Elevation Between Adjacent Roadway Elements".



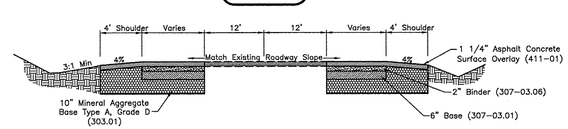
TYPICAL 40' R.O.W. SECTION

SCALE——NONE

PAVEMENT LEGEND

1	STONE @ 10.00" +/- THICK 303-01 MINERAL AGGREGATE. TYPE A BASE GRADING "D"
2	BASE (MODIFIED) @ 4.00" +/- THICK (APPROX. 460.00 LBS / S.Y.) 307-02.01 – BITUMINOUS PLANT MIX BASE (HOT MIX) (BPMB-HM) GRADING "A"
3	BINDER (MODIFIED) @ 2.00" +/- THICK (APROX. 226.00 LBS / S.Y.) 307-02.06 – BITUMINOUS PLANT MIX BASE (HOT MIX) (BPMB-HM) GRADING "B"
4	SURFACE @ 1.25" +/- THICK (APPROX. 132.50 LBS / S.Y.) 411-02.10 ASPHALT CEMENT FOR ASPHALTIC CONCRETE SURFACE (ACS) GRADING "D"
5	PRIME COAT 402-01 BITUMINOUS MATERIAL FOR PRIME COAT (PC) @ 0.30-0.35 GAL / S.Y. 403-01 AGGREGATE FOR COVER MATERIAL (PC) @ 8-12 LBS. / S.Y.
6	TACK COAT 403-01 BITUMINOUS MATERIAL FOR TACK COAT (TC) @ 0.20 GAL. / S.Y.

55 MPH



Murfreesboro Road / SR 96 Typical Section

SCALE——NONE

Fiddlers Glenn Address:
4915 Murfreesboro Road
Arrington, TN. 37014

Land Data:
81 Lots on 182.03 Ac.±
Zoned: RD-1 - Rural Development 1

Proposed Use:
Conservation Subdivision

Deed Reference:
The property shown hereon is Tax Map 114, Parcel 11 and 12, in Williamson County, as recorded in D.B. 5008 Pg. 76.

Know what's **below.** **Call** before you dig.

N

50' 0 50' 100'

SCALE: 1"= 50'

Legend:

	EXIST. CONCRETE MONUMENT		BENCHMARK
	IRON PIN SET (I.P.S.)		HANDICAP SYMBOL
	IRON PIN FOUND (I.P.F.)	V.A.	VAN ACCESSIBLE HANDICAP DESIGNATION
	EXIST. SIGN POST		HC SIGN
	EXIST. SEWER CLEANOUT		PROPOSED SIGN POST
	EXIST. MANHOLE (SEWER & PHONE)		CONCRETE BOLLARD
	EXIST. CATCH BASIN (STORM SEWER)		WHEEL STOP
	EXIST. WATER/GAS VALVE		CONCRETE SIDEWALK
	EXIST. TELEPHONE RISER		EXTRUDED CURB
	EXIST. GAS RISER		CURB & GUTTER
	ELECTRICAL ENCLOSURE		TRAFFIC ARROW
	EXIST. WATER METER		TURN LANE ARROWS
	EXIST. UTILITY POLE		REVISION NUMBER
	EXIST. FIRE HYDRANT	#1	DRAINAGE STRUCTURE DESIGNATION
	POST INDICATOR VALVE	A	DRAINAGE PIPE DESIGNATION
	BLOW OFF VALVE		RIP RAP
	REDUCER		RUNOFF FLOW ARROW
	REMOTE FIRE DEPT. CONNECTION		INLET FILTER PROTECTION
	CONCRETE THRUST BLOCK	63.25 ×	PROPOSED SPOT ELEVATION
	DOUBLE DETECTOR CHECK VALVE	(63.25) ×	EXIST. SPOT ELEVATION
	FIRE DEPT. CONNECTION		SEWER/STORM FLOW DIRECTION
	FIRE HYDRANT		CATCH BASIN
	GATE VALVE & BOX		CURB INLET
	WATER METER		AREA DRAIN
	GAS METER		HEADWALL
	GREASE TRAP		WINGED HEADWALL
	EXTERIOR CLEANOUT ECO		CONCRETE SWALE
	MANHOLE		TYPE-X-HEADWALL
EXISTING PHONE	PH		
EXISTING ELECTRIC	OH		
PROPERTY LINE			
EASEMENTS			
RIGHT OF WAY	ROW		
EROSION CONTROL SILT FENCE	SF SF		
EROSION EEL	E E E		
EXISTING TREELINE			
EXISTING FENCELINE	X X		
MINIMUM BUILDING SETBACK LINE	MBSL		
PHASE BOUNDARY			
EXISTING GAS LINE	GAS		
PROPOSED GAS LINE	GAS		
EXISTING STORM	STM		
PROPOSED STORM	STM		
EXISTING CONTOUR LINES	601		
PROPOSED CONTOUR LINES	601		
EXISTING SANITARY SEWER	SS		
PROPOSED SANITARY SEWER	SS		
EXISTING WATER	W W		
PROPOSED WATER	W W		
FORCEMAIN	FM FM		
FORCEMAIN RETURN	FMR FMR		

SITE ENGINEERING CONSULTANTS
ENGINEERING • SURVEYING • LAND PLANNING
LANDSCAPE ARCHITECTURE
SEC, Inc.
850 MIDDLE TENNESSEE BOULEVARD MURFREESBORO, TENNESSEE 37129
PHONE: (615) 890-7901 E-MAIL: RHOUZE@SEC-CIVIL.COM FAX: (615) 895-2567
NO PLANTS OR THIS DRAWING MAY BE REPRODUCED WITHOUT WRITTEN CONSENT OF S.E.C. INC.

COPYRIGHT S.E.C. INC. 2020

The site as shown on these construction drawings is intended to achieve specific engineering design criteria and objectives. It is the sole responsibility of the owner/developer to ensure that the construction of the site is administered in accordance with the approved plans and specifications. The engineer of record for the site shall be responsible for site inspections to the extent that he is willing to accept responsibility in the assurance that the site is constructed in accordance with the construction plans.

RICHARD HOUZE — REGISTERED ENGINEER — No. 102551 — STATE OF TENNESSEE

Fiddlers Glen Subdivision
4915 Murfreesboro Road
Concept Plan
Williamson County, Tennessee

REVISED: 7-14-2020: Comments

DRAWN: MLG
DATE: 6-24-2020
CHECKED: JFR
FILE NAME: 15064project.dwg
SCALE: 1"=50'
JOB NO. 15064
SHEET: C2.0

Turnlane Improvements

Plot Style: S.E.C. Standard Monochrome.ctb Plot Date: 7/20/2020 10:51 AM; User: Richard Houze