



MEMORANDUM

TO: Cumberland County Regional Planning Commission Members

FROM: Tommy Lee, Staff Planner

DATE: May 14, 2026

SUBJECT: May 21, 2026 Planning Commission Meeting

The Cumberland County Regional Planning Commission will hold its regularly scheduled meeting on Thursday, May 21, 2026 at 4:30 pm at the Cumberland County Chamber of Commerce. The agenda for the planning commission meeting is as follows:

1. Call to order.
2. Approval of April 16, 2026 minutes.
3. Public Comment regarding agenda items.
4. Consideration of final subdivision plat for property located on Taor Loop (Brown Division). *
5. Consideration of final subdivision plat for property located on Deep Draw Road (Jones Division). *
6. Public Hearing and consideration regarding reducing West Catoosa Canyon Drive 461 feet from the county road list.
7. Public Hearing and Consideration regarding adding the end section of England Road to the county road list.
8. Public Hearing and consideration of Catoosa Boulevard, Carnoustie Drive, Forest Hills Drive, Leyden Drive, Leyden Circle, Lytham Way, Prestwick Circle, St. Andrews Circle and Spring Lake Drive to be added to the county road list.
9. Discussion regarding adding Bunk Road to the county road list.
10. Discussion regarding removing the end section (600 feet) of George Branch Court from the county road list.
11. Discussion regarding removing the end section (990 feet) of John Myers Road from the county road list.
12. Discussion regarding adding Lauren Way to the county road list.
13. Staff Report—Conley Division, Flury Division, JJ Bears Partnership Division, Stout Division, Bachelder Combination, FGH Land TN Combination, Fitch Combination, Monahan Combination, Rock Steady Builders Combination, Garrison Adjustment, Hartings Adjustment, Taylor Adjustment and Walton Adjustment. *
14. Other business as necessary.
15. Other public comment.
16. Adjourn.

Wendell Wilson ___ John Stubbs ___ Linda Clark ___ Joe Sherrill ___ David Gibson ___ John Wedgworth ___

Nathan Brock ___ Shane Flowers ___ Sheryl Webb ___ Stanley Hall-Road Superintendent ___

Philip Burnett-County Attorney ___

AGENDA REVIEW
CUMBERLAND COUNTY REGIONAL PLANNING COMMISSION
MAY 21, 2026

Brown Division—Final

Sean Brown submitted a final subdivision plat for the purpose of subdividing 5.03 acres into two (2) proposed new lots located on Tabor Loop. Lot 1 would consist of 4.00 acres, an existing residential structure and three (3) existing accessory structures. Lot 2 would consist of 1.03 acres and is currently vacant. Lot 1 would require a field line easement from Lot 2. The proposed new lots would be served by an existing four (4) inch water line and would comply with all Cumberland County Subdivision Regulations.

Jones Division—Final

Timothy Jones submitted a final subdivision plat for the purpose of subdividing 11.91 acres into four (4) proposed new lots located on Deep Draw Road. Lot 1 is larger than five (5) acres and is not subject to the jurisdiction of the PC. Lot 2 would consist of 1.89 acres and an existing structure. Lot 3 would consist of 1.78 acres, an existing residential structure and four (4) existing accessory structures. Lot 4 would consist of 2.55 acres and an existing structure. Lot 4 would have access to Deep Draw Road via a thirty (30) foot ingress/egress access easement. The proposed new lots would be served by an existing two (2) inch water line and would comply with all Cumberland County Subdivision Regulations.

Conley Division—Final

Freddie Conley submitted a final subdivision plat for the purpose of subdividing 1.717 acres into two (2) proposed new lots located on Ryan Road. Lot 1 would consist of 0.527 acres and an existing residential structure. Lot 2 would consist of 0.732 acres, an existing residential structure and four (4) existing accessory structures. The proposed new lots would be served by an existing four (4) inch water line and would comply with all Cumberland County Subdivision Regulations.

Flury Division—Final

Joseph Flury submitted a final subdivision plat for the purpose of subdividing 1.500 acres into two (2) proposed new lots located on Gordon Road and Sue City Lane. Lot 1 would consist of 0.60 acres and is currently vacant. Lot 2 would consist of 0.90 acres and is currently vacant. The proposed new lots would be served by an existing four (4) inch water line, an existing two (2) inch water line and would comply with all Cumberland County Subdivision Regulations.

JJ Bears Partnership Division—Final

JJ Bears Partnership submitted a final subdivision plat for the purpose of creating one (1) proposed new lot from property larger than five (5) acres located on Muddy Branch Lane. The proposed new lot would consist of 2.01 acres, two (2) existing residential structures and an existing accessory structure. The proposed new lot would be served by an existing well and would comply with all Cumberland County Subdivision Regulations.

Stout Division—Final

Fred Stout submitted a final subdivision plat for the purpose of creating one (1) proposed new lot from property larger than five (5) acres located on Gate Road and Chestnut Hill Road. The proposed new lot would consist of 1.05 acres and is currently vacant. The proposed new lot would be served by an existing four (4) inch water line and would comply with all other Cumberland County Subdivision Regulations.

Wendell Wilson ___ John Stubbs ___ Linda Clark ___ Joe Sherrill ___ David Gibson ___ John Wedgworth ___

Nathan Brock ___ Shane Flowers ___ Sheryl Webb ___ Stanley Hall-Road Superintendent ___

Philip Burnett-County Attorney ___

Bachelder Combination—Final

Nancy Bachelder submitted a final combination plat for the purpose of creating one (1) proposed new lot from two (2) existing lots located on Dover Lane. The proposed new lot would consist of 0.48 acres and an existing residential structure. The proposed new lot is served by an existing two (2) inch water line, an existing sewer line and would comply with all Cumberland County Subdivision Regulations.

FGH Land TN Combination—Final

FGH Land TN submitted a final combination plat for the purpose of creating one (1) proposed new lot from two (2) existing lots located on Lechmere Court. The proposed new lot would consist of 0.873 acres and is currently vacant. The proposed new lot is served by an existing two (2) inch water line and would comply with all Cumberland County Subdivision Regulations.

Fitch Combination—Final

Gary Fitch submitted a final combination plat for the purpose of creating one (1) proposed new lot from two (2) existing lots located on Knollwood Lane. The proposed new lot would consist of 0.59 acres and an existing residential structure. The proposed new lot is served by an existing six (6) inch water line, an existing two (2) inch sewer line and would comply with all Cumberland County Subdivision Regulations.

Monahan Combination—Final

Gregory Monahan submitted a final combination plat for the purpose of creating one (1) proposed new lot from two (2) existing lots located on Walden Ridge Drive. The proposed new lot would consist of 0.63 acres and an existing residential structure. The proposed new lot is served by an existing six (6) inch water line, an existing three (3) inch sewer line and would comply with all Cumberland County Subdivision Regulations.

Rock Steady Builders Combination—Final

Rock Steady Builders submitted a final combination plat for the purpose of creating one (1) proposed new lot from two (2) existing lots located on Natchez Circle. The proposed new lot would consist of 0.47 acres and is currently vacant. The proposed new lot is served by an existing six (6) inch water line, an existing two (2) inch sewer line and would comply with all Cumberland County Subdivision Regulations.

Garrison Adjustment—Final

Anthony Garrison submitted a final lot line adjustment plat for the purpose of adjusting the common boundary line of two (2) existing lots located on Highway 70E. Lot 1 would consist of 1.55 acres, an existing residential structure and three (3) existing accessory structures. Lot 2 is larger than five (5) acres and is not subject to the jurisdiction of the PC. The proposed new lots are served by an existing ten (10) inch water line.

Hartings Adjustment—Final

Frank Hartings submitted a final lot line adjustment plat for the purpose of adjusting the common boundary line of two (2) existing parcels located on Hileah Drive. After the adjustment, Lot 1 (shown as Lot 410) would consist of 1.03 acres, an existing residential structure and two (2) existing accessory structures. Lot 2 (shown as Lot 411) would consist of 0.72 acres, an existing residential structure and two (2) existing accessory structures. The proposed new lot is served by an existing four (4) inch water line and would comply with all Cumberland County Subdivision Regulations.

Wendell Wilson ___ John Stubbs ___ Linda Clark ___ Joe Sherrill ___ David Gibson ___ John Wedgworth ___

Nathan Brock ___ Shane Flowers ___ Sheryl Webb ___ Stanley Hall-Road Superintendent ___

Philip Burnett-County Attorney ___

Taylor Adjustment—Final

Steve Taylor submitted a final lot line adjustment plat for the purpose of adjusting the common boundary line of two (2) existing parcels located on Potato Farm Road. After the adjustment, Lot 1 (shown as Lot 6) would consist of 4.90 acres, an existing residential structure and an existing accessory structure. Lot 2 (shown as Lot 7) would consist of 2.45 acres and is currently vacant. Lot 2 would have access to Potato Farm Road via a thirty (30) foot ingress/egress easement. The proposed new lot is served by an existing four (4) inch water line and would comply with all Cumberland County Subdivision Regulations.

Walton Adjustment—Final

Spencer Walton submitted a final lot line adjustment plat for the purpose of adjusting the common boundary line of two (2) existing parcels located on Estate Loop Trail and Estate Drive. After the adjustment, Lot 1 (shown as Lot 67) would consist of 1.35 acres, an existing residential structure and an existing accessory structure. Lot 2 (shown as Lot 68) would consist of 1.77 acres and an existing residential structure. Lot 2 has an existing field line easement from Lot 1. The proposed new lot is served by an existing six (6) inch water line and would comply with all Cumberland County Subdivision Regulations.

Wendell Wilson ___ John Stubbs ___ Linda Clark ___ Joe Sherrill ___ David Gibson ___ John Wedgworth ___

Nathan Brock ___ Shane Flowers ___ Sheryl Webb ___ Stanley Hall-Road Superintendent ___

Philip Burnett-County Attorney ___

**MINUTES
CUMBERLAND COUNTY REGIONAL PLANNING COMMISSION
APRIL 16, 2026**

MEMBERS PRESENT

Wendell Wilson
David Gibson
Linda Clark
Joe Sherrill
John Wedgworth
Nathan Brock
Sheryl Webb
Shane Flowers
John Stubb

MEMBERS ABSENT

None

STAFF REPRESENTATIVE

Tommy Lee, UCDD

OTHERS PRESENT

Philip Burnett, County Attorney
JT Smith
Ayupov Salavat
John Krismantis
Fred Stout
Terry Potter
Isaac Zuercher
Bob Whitt
Richard Weis
Rusty Norrod

ITEM 1: CALL TO ORDER

Upon determining a quorum was present, Chairman John Wedgworth called the regular meeting of the Cumberland County Regional Planning Commission (PC) to order at 4:30 P.M. on April 16, 2026 at the Cumberland County Chamber of Commerce.

ITEM 2: APPROVAL OF MARCH 19, 2026 MINUTES

After calling the meeting to order, Chairman Wedgworth asked for approval of the March 19, 2026 minutes. David Gibson made a motion to dispense with the reading of the minutes and approve the minutes as presented. Nathan Brock seconded and the motion passed with a vote of all ayes.

ITEM 3: PUBLIC COMMENT REGARDING AGENDA ITEMS.

No public comments regarding agenda items.

ITEM 4: CONSIDERATION OF FINAL LOT LINE ADJUSTMENT PLAT FOR PROPERTY LOCATED ON BLUEBERRY CREEK COURT (SALAVAT ADJUSTMENT)

At the February 19, 2026 meeting, John Krismantis submitted a final lot line adjustment plat on behalf of Ayupov Salavat for the purpose of creating one (1) proposed new lot from two (2) existing lots located on Blueberry Creek Court. The proposed new lot would consist of 2.10 acres and is currently vacant. Blueberry Creek Court is a private drive. During discussion, it was determined that the plat submitted to the staff planner and the presented plat had different information. After discussion, it was determined that a maintenance agreement would need to be submitted with the corrected final plat. The plat was withdrawn. At the March 19, 2026 meeting, Krismantis resubmitted the final plat for approval and a proposed maintenance agreement for Blueberry Creek Court. Krismantis stated that the submitted plat is an accurate depiction of the proposal. Krismantis stated that one of the affected property owners refused to sign the maintenance agreement and the Charles Littzi will maintain Blueberry Creek Court. County Attorney Burnett stated that the submitted maintenance agreement appeared to be in order. Terry White addressed the PC and stated that he owned several properties that front Blueberry Creek Court and that he did not sign the maintenance agreement. White stated that the submitted Salavat survey is in conflict with a survey that he has seen. After discussion, Linda Clark made a motion to deny the submitted plat due to the fact that not all of the property owners had signed the maintenance agreement. John Wedgworth seconded and the motion passed with a vote of all ayes. At the April 16, 2026 meeting, Krismantis presented the lot line adjustment plat along with a maintenance agreement signed by all affected property owners. After discussion, Wendell Wilson made a motion to approve the presented final

plat pending that all required signatures be obtained.

ITEM 5: CONSIDERATION OF FINAL LOT LINE ADJUSTMENT PLAT FOR PROPERTY LOCATED ON BOB AUSTIN ROAD (CLINE ADJUSTMENT)

Rusty Norrod submitted a final lot line adjustment plat on behalf of Joseph Cline for the purpose of adjusting the common boundary line of two (2) existing parcels located on Bob Austin Road. After the adjustment, Lot 1 would consist of 0.84 acres and is currently vacant. Lot 2 would consist of 3.93 acres and three (3) existing residential structures. Lot 2 has an existing field line easement from Lot 1 and an adjoining eastern property (Map 084, Parcel 009.07). The proposed new lot is served by an existing four (4) inch water line and would comply with all Cumberland County Subdivision Regulations. After discussion, Joe Sherrill made a motion to approve the presented final plat pending that all required signatures be obtained. David Gibson seconded and the motion passed with a vote of all ayes.

ITEM 6: CONSIDERATION OF FINAL LOT LINE ADJUSTMENT PLAT FOR PROPERTY LOCATED ON BEACHWOOD DRIVE AND HANOVER COURT (WHITT ADJUSTMENT)

Isaac Zuercher submitted a final lot line adjustment plat on behalf of Robert Whitt for the purpose of adjusting the common boundary line of two (2) existing parcels located on Beachwood Drive and Hanover Court. After the adjustment, Lot 1 (shown as Lot 77) would consist of 0.27 acres and an existing residential structure. Lot 2 (shown as Lot 78) would consist of 0.33 acres and is currently vacant. Hanover Court is not on the Cumberland County Road List. The proposed new lot is served by an existing six (6) inch water line, an existing three (3) inch sewer line and would comply with all Cumberland County Subdivision Regulations. Zuercher stated that he did not have a maintenance agreement for Hanover Court. Zuercher stated that there are miles of roads in Fairfield Glade that are not maintained and that the PC should not expect the property owners to maintain those roads. After discussion, Linda Clark made a motion to approve the presented final plat pending that all required signatures be obtained and pending confirmation that the Fairfield Glade Community Club maintains Hanover Court. Wendell Wilson seconded and the motion passed with a vote of all ayes.

ITEM 7: DISCUSSION REGARDING REDUCING WEST CATOOSA CANYON DRIVE 461 FEET FROM THE COUNTY ROAD LIST.

Staff Planner presented a request on behalf of David Hodge to reduce West Catoosa Canyon Drive 461 feet from the county road list. Staff stated that Hodge was the only affected property owner. After discussion, Chairman Wedgworth requested the Staff Planner to schedule a public hearing for May 21, 2026.

ITEM 8: DISCUSSION REGARDING ADDING THE END SECTION OF ENGLAND ROAD TO THE COUNTY ROAD LIST.

Staff Planner presented a request on behalf of Fred Stout to add the end section of England Road to the county road list. Stout stated that the end section of England Road at one time was maintained by the county and currently the section is no longer on the road list. During discussion, Staff Planner stated that England Road is listed as 0.70 miles on the county road list and that the road forks at 0.50 miles into two roads. Staff stated that Road Superintendent Stanley Hall would need to determine which portion of the road is on the county road list. After discussion, Chairman Wedgworth requested the Staff Planner to schedule a public hearing for May 21, 2026.

ITEM 9: PUBLIC HEARING FOR A POSSIBLE AMENDMENT TO THE SUBDIVISION REGULATIONS WHICH ADDRESSES THE PROPER TIME FRAME FOR NEWLY CONSTRUCTED ROADS TO BE ADDED TO THE COUNTY ROAD LIST.

Chairman John Wedgworth closed the Planning Commission meeting and opened a public hearing to receive comments on a proposed amendment to the subdivision regulations. The amendment addresses the timeframe for adding newly constructed roads to the official county road list. The Staff Planner explained that developers

typically wait until the majority of lots are built out before requesting county adoption, as heavy construction traffic frequently damages new road surfaces. By waiting until construction is nearly complete, developers can repair any damage before the county takes over maintenance, thereby protecting the county from immediate repair costs. Developer JT Smith noted that while many developers prefer immediate adoption, most in the area do not build the homes on the lots they develop. The Staff Planner suggested requiring a specific build-out percentage as a prerequisite for adoption. Following the discussion, Chairman Wedgworth closed the public hearing and reconvened the regular meeting, where the matter was tabled for further consideration.

ITEM 10: DISCUSSION REGARDING FUTURE POTENTIAL SUBDIVISION REGULATIONS AMENDMENTS.

Chairman John Wedgworth stated that County Attorney Philip Burnett mentioned several sections of the Cumberland County Subdivision Regulations that needed to be amended. Chairman Wedgworth stated that he proposes and subcommittee to review the subdivision regulations. Chairman Wedgworth, Joe Sherrill and Linda Clark volunteered to be members of the subcommittee. Chairman Wedgworth requested that County Attorney Burnett and Staff Planner serve on the subcommittee. After discussion, Joe Sherrill made a motion to create a subcommittee to review the subdivision regulations. Shane Flowers seconded and the motion passed with a vote of all ayes.

ITEM 11: STAFF REPORT

Staff Planner presented a report for eleven (11) subdivision plats that had been administratively approved since the last planning commission meeting. The administratively approved subdivision plats are as follows:

Lewis Division—Final

Damon Lewis submitted a final subdivision plat for the purpose of creating one (1) proposed new lot from property larger than five (5) acres located near Casteel Road. The proposed new lot would consist of 1.900 acres, an existing residential structure and an existing accessory structure. The proposed new lot would have access to Casteel Road via a twenty (25) foot ingress/egress easement. The proposed new lot would be served by an existing four (4) inch water line and would comply with all Cumberland County Subdivision Regulations.

Pendleton Division—Final

Charles Pendleton submitted a final subdivision plat for the purpose of creating one (1) proposed new lot from property larger than five (5) acres located on George Smith Road. The proposed new lot would consist of 1.73 acres, an existing residential structure and an existing accessory structure. The proposed new lot would be served by an existing four (4) inch water line and would comply with all other Cumberland County Subdivision Regulations.

Clarke Combination—Final

Leonard Clarke submitted a final combination plat for the purpose of creating one (1) proposed new lot from two (2) existing lots located on Trentwood Drive. The proposed new lot would consist of 0.76 acres and is currently vacant. The proposed new lot is served by an existing six (6) inch water line, an existing two (2) inch sewer line and would comply with all Cumberland County Subdivision Regulations.

Derosa Combination—Final

Jerome Derosa submitted a final combination plat for the purpose of creating two (2) proposed new lot from six (6) existing lots located on Mountain Preserve Parkway and Mountain Preserve Court. Lot 1 (shown as 11-13) would consist of 3.59 acres and is currently vacant. Lot 2 (shown as 14-16) would consist of 2.48 acres and is currently vacant. The proposed new lot is served by an existing six (6) inch water line and would comply with all Cumberland County Subdivision Regulations.

Faber Combination—Final

Lindsay Faber submitted a final combination plat for the purpose of creating one (1) proposed new lot from two (2) existing lots located on Hanning Drive. The proposed new lot would consist of 0.95 acres and an existing residential structure. The proposed new lot is served by an existing six (6) inch water line, an existing three (3) inch sewer line and would comply with all Cumberland County Subdivision Regulations.

Giordano Combination—Final

Richard Giordano submitted a final combination plat for the purpose of creating one (1) proposed new lot from two (2) existing lots located on Walden Ridge Drive. The proposed new lot would consist of 0.618 acres and is currently vacant. The proposed new lot is served by an existing six (6) inch water line, an existing two (2) inch sewer line and would comply with all Cumberland County Subdivision Regulations.

Golloher Combination—Final

Steven Golloher submitted a final combination plat for the purpose of creating one (1) proposed new lot from two (2) existing lots located on Homberg Court and Homberg Lane. The proposed new lot would consist of 0.76 acres and is currently vacant. The proposed new lot is served by an existing six (6) inch water line, an existing two (2) inch sewer line and would comply with all Cumberland County Subdivision Regulations.

McDonnell Combination—Final

Kathleen McDonnell submitted a final combination plat for the purpose of creating one (1) proposed new lot from two (2) existing lots located on Knollwood Lane and Tavistock Lane. The proposed new lot would consist of 0.90 acres and an existing residential structure. The proposed new lot is served by an existing six (6) inch water line, an existing two (2) inch sewer line and would comply with all Cumberland County Subdivision Regulations.

Phillips Combination—Final

Eric Phillips submitted a final combination plat for the purpose of creating one (1) proposed new lot from two (2) existing lots located on Weketa Circle. The proposed new lot would consist of 0.77 acres and is currently vacant. The proposed new lot is served by an existing two (2) inch water line and would comply with all Cumberland County Subdivision Regulations.

Sanderson Combination—Final

Robert Sanderson submitted a final combination plat for the purpose of creating one (1) proposed new lot from two (2) existing lots located on Cappshire Road and Malvern Road. The proposed new lot would consist of 0.50 acres and is currently vacant. The proposed new lot is served by an existing six (6) inch water line, an existing six (6) inch sewer line and would comply with all Cumberland County Subdivision Regulations.

Wills Combination—Final

Kara Wills submitted a final combination plat for the purpose of creating one (1) proposed new lot from two (2) existing lots located on Mountain Ash Drive. The proposed new lot would consist of 2.72 acres and is currently vacant.

ITEM 12: CONSIDERATION OF FINAL SUBDIVISION PLAT FOR PROPERTY LOCATED ON HYDER LOOP (POTTER DIVISION)

Terry Potter submitted a final subdivision plat for the purpose of subdividing 3.572 acres into two (2) proposed new lots located on Hyder Loop. Lot 1 would consist of 1.289 acres, an existing residential structure and three (3) existing accessory structures. Lot 2 would consist of 2.283 acres and an existing structure. Lot 1 would have

access via a fifteen (15) foot ingress/egress easement across Lot 2. The easement would require a ten (10) foot width variance. The proposed new lots would be served by an existing four (4) inch water line and would comply with all other Cumberland County Subdivision Regulations. After discussion, John Stubbs made a motion to grant the aforementioned variance and to approve the submitted final plat pending that all required signatures be obtained. David Gibson seconded and the motion passed with a vote of all ayes.

With no other business, Joe Sherrill made a motion to adjourn. John Stubbs seconded and the motion passed with a vote of all ayes. The next scheduled meeting of the Cumberland County Planning Commission is scheduled for May 21, 2026.

CTL

Chairperson

Date

Secretary

Date

CERTIFICATE OF OWNERSHIP AND DEDICATION

I (we) hereby certify that I am (we are) the owner(s) of the property shown and described hereon and that I (we) hereby adopt this plan of subdivision with my (our) free consent, establish the minimum building restriction lines, and dedicate all streets, alleys, walks, and parks as shown to the public or private use noted. I (we) further acknowledge that any change to this subdivision constitutes a resubdivision and requires the approval of the Planning Commission.

Date Signed _____ Owner's Signature _____

Date Signed _____ Owner's Signature _____

CERTIFICATE OF APPROVAL FOR RECORDING

I hereby certify that the Subdivision Plat shown hereon has been found to comply with the Subdivision Regulations of the Cumberland County Regional Planning Commission with the exception of such variances, if any, as are noted in the Official Minutes of the Regulations of the Cumberland County Regional Planning Commission with for recording in the Office of the Register of Deeds of Cumberland County, Tennessee, and that said plat has been approved by the Cumberland County Planning Commission.

Date Signed _____ Secretary, Cumberland County Planning Commission _____

CERTIFICATE OF ACCURACY

I hereby certify that the plan shown and described hereon is a true and correct survey to the level of accuracy required by the Cumberland County Regional Planning Commission and that the monuments have been placed as shown herein to the specifications of the Cumberland County Regional Planning Commission.

Date Signed _____ Registered Land Surveyor Tennessee Number: 2635 _____

CERTIFICATE OF EXISTING WATER LINES OR OTHER UTILITIES

I hereby certify that the water lines and/or other utilities shown hereon are in place and are operated and maintained by the _____ Water Utility District to serve the property herein subdivided.

Date Signed _____ Signature of Water or Other Utility District Representative _____

BOUNDARY LINE TABLE

LINE	BEARING	DISTANCE
LI	S15°35'15"W	149.91'

EASEMENT LINE TABLE

LINE	BEARING	DISTANCE
E1	S74°56'52"E	67.14'
E2	S15°35'15"W	55.66'
E3	N74°24'45"W	67.14'
E4	N15°35'15"E	55.03'

GPS CERTIFICATION:

I, Rusty L. Norrod, hereby certify that this map was drawn under my supervision from an actual GPS # Conventional Survey made under my supervision and the following information was used to perform the survey:
 (a) Type of Survey: Real Time Kinematic
 (b) Positional Accuracy: 0.05 feet
 (c) Date of (original) field survey: March 12th 2026
 (d) Datum/Epoch: NAD83(2011) Epoch 2010.00
 (e) Published/Fixed Control Used: TDOT CORS Network
 (f) Geoid model: Geoid 12A
 (g) All Distances Shown are Grid Distances.

- NOTES:
- This survey is prepared from the current deed of record and does not represent a title search or a guarantee of title and is subject to any state of facts a current accurate title search will reveal.
 - This survey is subject to any easements, rights-of-way, restrictions and/or exceptions which may affect said survey.
 - Source of Title: Record Book 1644, Page 217B
 - Property is currently not zoned.
 - Locations of utilities are approximate. Contact the appropriate utility for locations of underground services.

Rusty Norrod R.L.S. #2635, Date _____
 Clinton Surveying, LLC
 380 South Lowe Avenue, Suite 6
 Cookeville, TN 38501

CERTIFICATION OF EXISTING STATE OR COUNTY ROAD

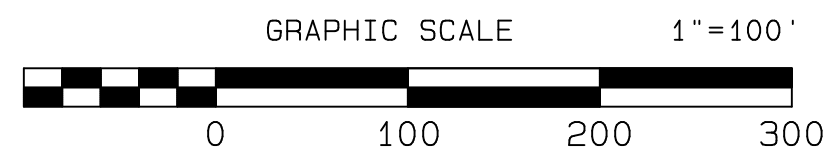
I hereby certify that the road shown on this plat has the status of an accepted road regardless of current condition.

Date Signed _____ Signature of Cumberland County Road Superintendent _____

SPECIAL FLOOD HAZARD AREA (SFHA) DETERMINATION

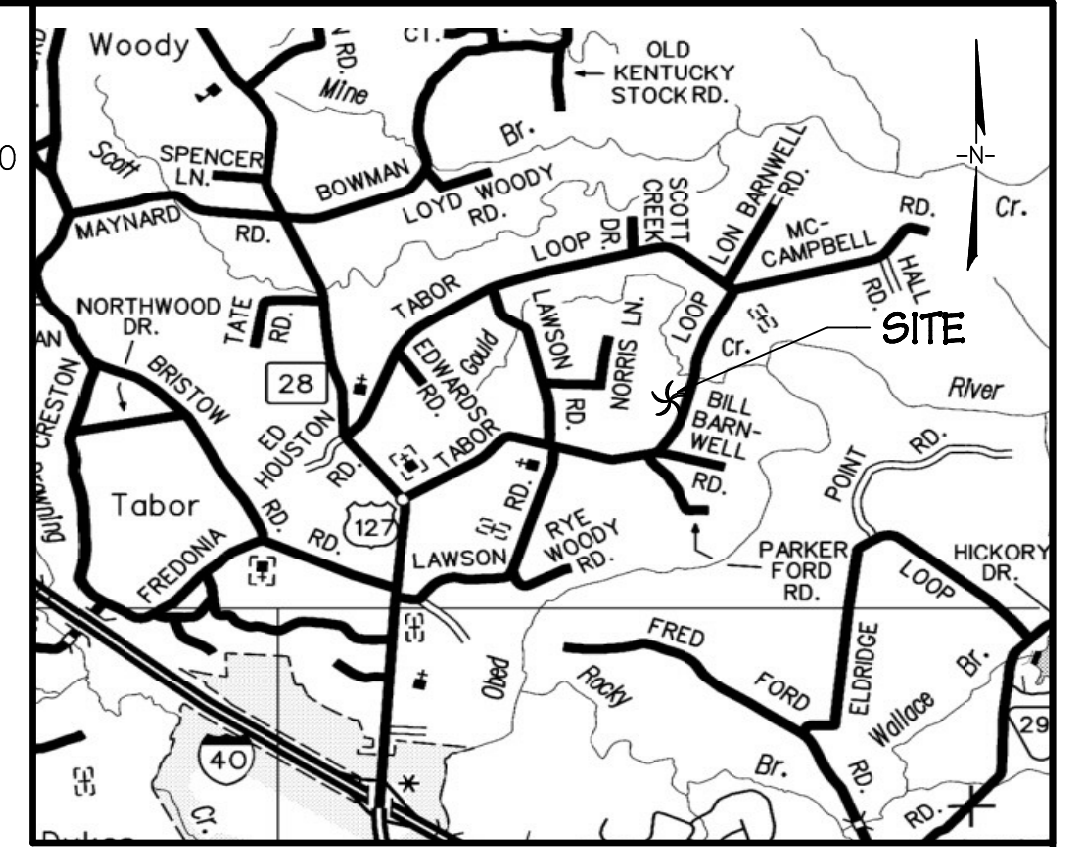
According to the FEMA FIRM # 47035CO175D, Dated: 11/16/07. Check One:

- X: No areas of the subject property depicted on this plat are in a SFHA
- : All of the subject property depicted on this plat is in a SFHA
- : Shaded area(s) of the subject property depicted on this plat are in a SFHA



LEGEND

- Tree (See Description)
 - Mag Nail New
 - 1/2" Rebar New
 - 1/2" Rebar Found
 - Wood Fence Post
 - Utility Pole
 - Centerline of Road
 - Fence Line
 - Overhead Electric
- MBSL = Minimum Building Setback Lines



Vicinity Map N.T.S.

CERTIFICATE OF GENERAL APPROVAL FOR INSTALLATION OF SUBSURFACE SEWAGE DISPOSAL SYSTEMS

GENERAL RESTRICTIONS:

Approval is hereby granted for Lot(s) 1 - 2 defined as Brown-Aurelio Division, located in Cumberland County, Tennessee, as being suitable for subsurface sewage disposal (SSD) with the listed restrictions. Lots have been evaluated and approved for one (1) single family dwelling per lot. Approval is based on soil conditions suitable for installation of SSD systems and does not constitute approval of building sites.

Prior to any construction of a structure, mobile or permanent, the plans for the exact house/structure location must be approved and an SSD system permit issued by the Tennessee Division of Water Resources. Water taps, water lines, underground utilities and driveways should be located at side property lines unless otherwise noted. ANY CUTTING, FILLING OR ALTERATIONS OF THE SOIL CONDITIONS MAY VOID THIS APPROVAL.

If shown, shading on lot(s) represents an area reserved to be used for the installation of the primary and reserve SSD systems and shall be used for no other purpose such as house location, other structure location, buried utilities, driveways, swimming pools, etc. or use which would conflict with the Regulations to Govern Subsurface Sewage Disposal Systems in Tennessee. Modifications of the shaded area(s) may be considered, provided sufficient shaded area is maintained.

LOT RESTRICTIONS:

Lot 1:
 NOT APPROVED: This lot has not been evaluated, pursuant to this plat review, for an SSDS system and plat approval does not constitute approval of this lot or the existing system

Lot 2:
 Lot 2 is limited to a maximum of 3 bedrooms. Modified Conventional septic system is required. Pump to fieldlines and a dosing tank may be required. Modified conventional system installed at 22". The primary and reserve septic systems shall be located in the shaded area(s) indicated on the plat.

Environment Scientist
 TN Division of Water Resources

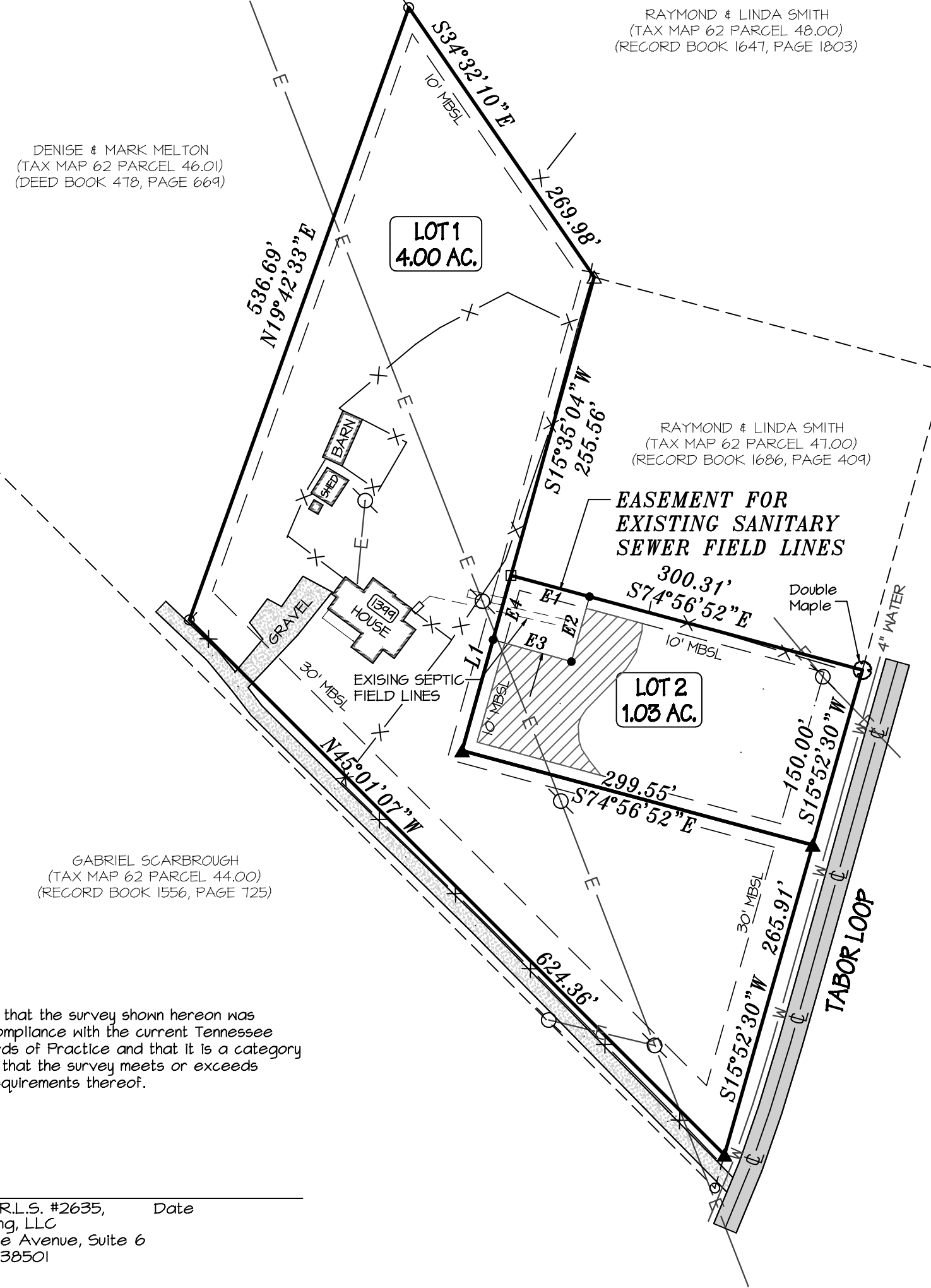
Date _____

26-025

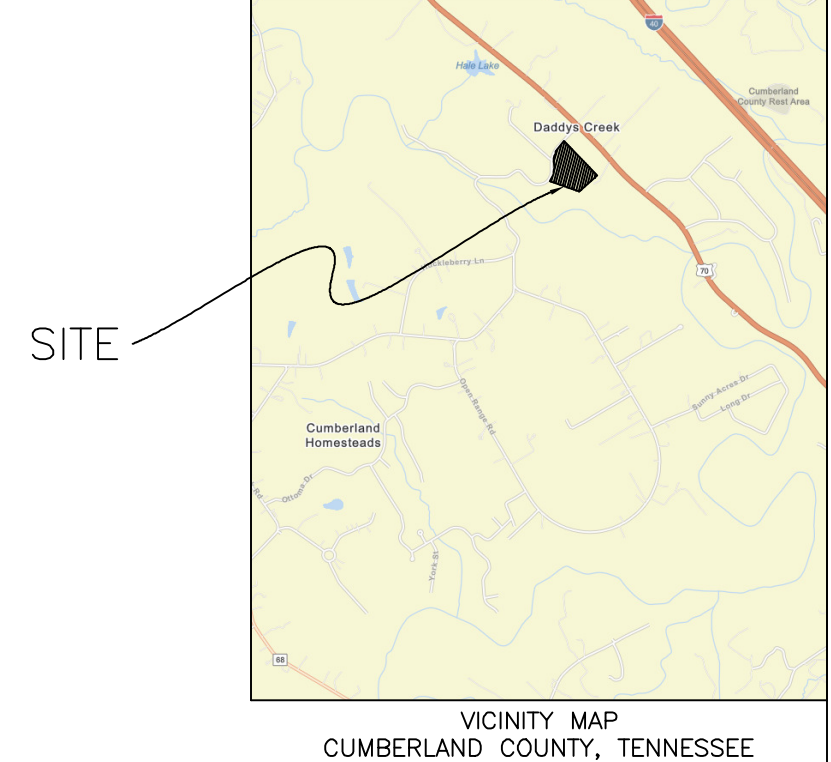
**FINAL PLAT OF
 BROWN - AURELIO DIVISION**

PRESENTED TO
 CUMBERLAND COUNTY PLANNING COMMISSION
 1st Civil District, Cumberland County, Tennessee

OWNER:	Sean & Teri Brown	SURVEYOR:	Clinton Surveying LLC
ADDRESS:	1349 Tabor Loop Cookeville, TN 38571	ADDRESS:	380 S.Lowe Ave. Suite 6 Cookeville, TN 38501
TELEPHONE:	760.810.2515	TELEPHONE:	931-372-0146
ENGINEER:		ACREAGE SUBDIVIDED:	5.04 Acres
ADDRESS:		NUMBER OF LOTS:	02
TELEPHONE:		SCALE: AS SHOWN DATE:	04-02-26
		TAX MAP REFERENCE:	TAX MAP 62 PARCEL 46.00



REVISION OF LOT #'S 9, 10 & A PORTION OF 11, DADDY'S CREEK SUBDIVISION, RECORDED IN PLAT BOOK:1, PAGE: 86 & 87



CERTIFICATE OF APPROVAL OF ON-SITE SEWAGE DISPOSAL SYSTEMS

GENERAL RESTRICTIONS:

Approval is hereby granted for Lot(s) 1 - 4 defined as **Hayes/Jones Property** - located in **Cumberland County, Tennessee**, as being suitable for subsurface sewage disposal (SSD) with the listed restrictions. Lots have been evaluated and approved for one (1) single family dwelling per lot. Approval is based on soil conditions suitable for installation of SSD systems and does not constitute approval of building sites.

Prior to any construction of a structure, mobile or permanent, the plans for the exact house/structure location must be approved and an SSD system permit issued by the Tennessee Division of Water Resources. Water taps, water lines, underground utilities and driveways should be located at side property lines unless otherwise noted. **ANY CUTTING, FILLING OR ALTERATIONS OF THE SOIL CONDITIONS MAY VOID THIS APPROVAL.**

If shown, shading on lot(s) represents an area reserved to be used for the installation of the primary and reserve SSD systems and shall be used for no other purpose such as house location, other structure location, buried utilities, driveways, swimming pools, etc. or use which would conflict with the *Regulations to Govern Subsurface Sewage Disposal Systems* in Tennessee. Modifications of the shaded area(s) may be considered, provided sufficient shaded area is maintained.

LOT RESTRICTIONS:

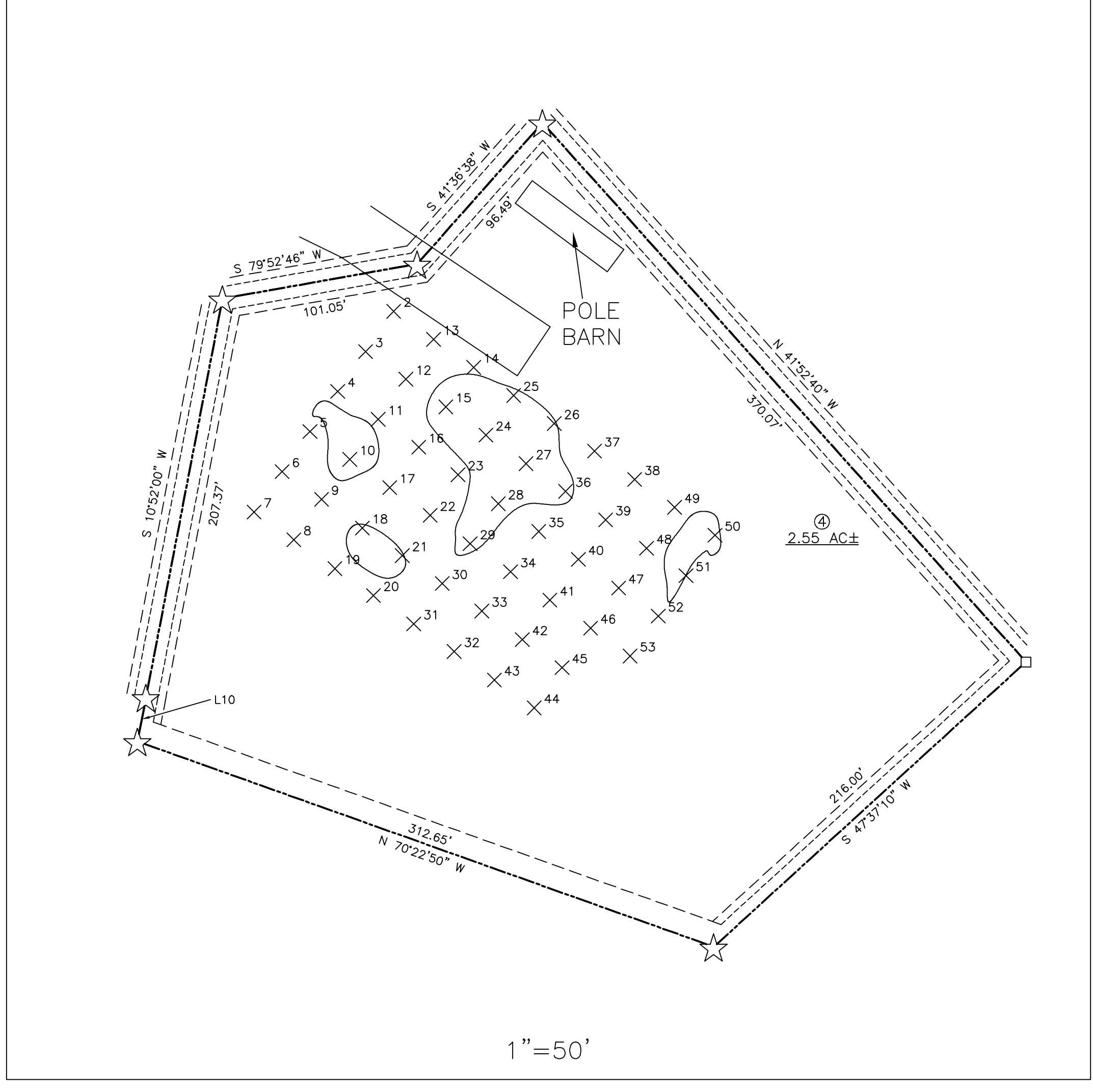
Lot 1:
Not Approved: This lot has not been evaluated, pursuant to this plat review, for an Sds system and plat approval does not constitute approval of this lot or the existing system.

Lot 2:
Lot 2 is limited to a maximum of 3 bedrooms. Conventional septic system is required. Pump to fieldlines and a dosing tank may be required. The primary and reserve septic systems shall be located in the shaded area(s) indicated on the plat.

Lot 3:
Not Approved: This lot has not been evaluated, pursuant to this plat review, for an Sds system and plat approval does not constitute approval of this lot or the existing system.

Lot 4:
Lot 4 is limited to a maximum of 3 bedrooms. Alternative septic system is required. Pump to fieldlines and a dosing tank are required. Subsurface drainage may be required. This lot will require a low pressure pipe (LPP) alternative system. The primary and reserve septic systems shall be located in the shaded area(s) indicated on the plat.

Environmental Scientist _____ Date _____
TN Division of Water Resources



CERTIFICATE OF OWNERSHIP AND DEDICATION

I hereby certify that I am (we are) the owner(s) of the property shown and described hereon and that I (we) hereby adopt this plat of subdivision with my (our) free consent, established the minimum building restriction lines, and dedicate all streets, alleys, walks and parks as shown to the public or private use noted. I (we) further acknowledge that any change to this subdivision constitutes a resubdivision and requires the approval of the planning commission.

Date _____ Owner's Signature _____

Date _____ Owner's Signature _____

SURVEYOR'S CERTIFICATION

I hereby certify that the information shown on this plat is correct to the best of my ability and belief, these measurements were made by a field survey under my supervision. This is a category 1 survey, and the ratio and precision of the unadjusted closure is 1:_____ as per the State of Tennessee standards of practice, Chapter 0820-3. This survey was made according to information of public record and/or observed ground evidence.

Date _____ O.D. Pugh, Jr., R.L.S. #699
Tennessee Registration
80 West Ave.
Crossville, TN 38555

CERTIFICATION OF EXISTING WATER LINES

I hereby certify that the water lines hereon are in place.

Date _____ Signature of Public Works Director
or Water Superintendent

CERTIFICATION OF EXISTING ROAD

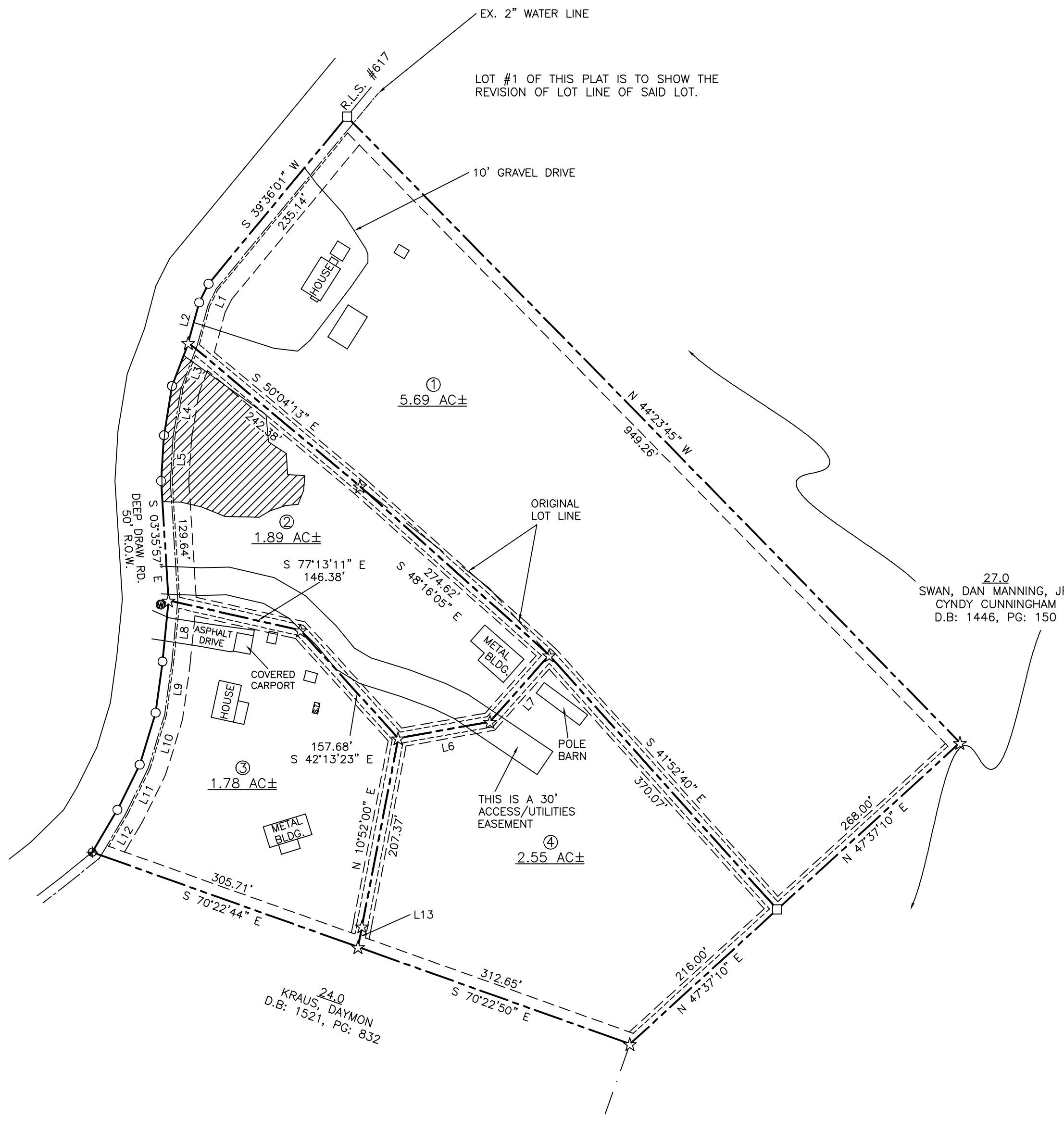
I hereby certify that the road shown on this plat has the status of an accepted public road regardless of current condition.

Date _____ Signature of Public Works Director
or County Road Superintendent

CERTIFICATE OF APPROVAL FOR RECORDING

I hereby certify that the Subdivision Plat shown hereon has been found to comply with the Subdivision Regulations of the Cumberland County Regional Planning Commission with the exception of such variances, if any, as are noted in the Official Minutes of the Cumberland County Regional Planning Commission, and that said plat has been approved for recording in the Office of the Register of Cumberland County, Tennessee.

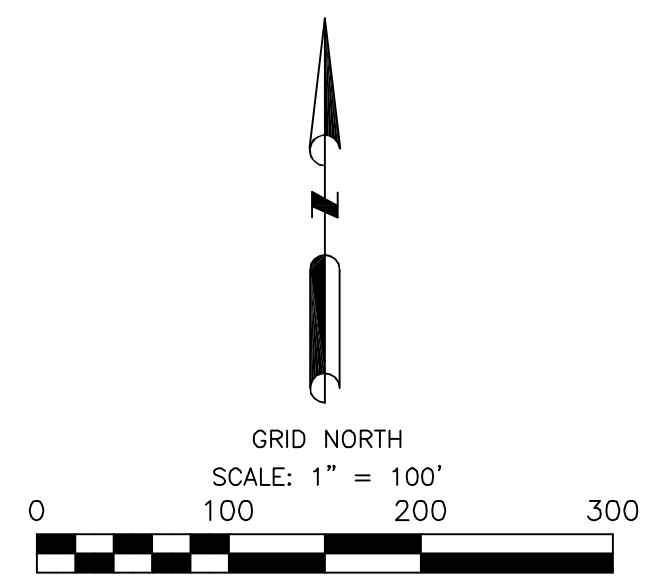
Date _____ Signature of the Secretary of
Cumberland County Regional
Planning Commission



LEGEND

These standard symbols will be found in the drawing.

- ☆ N.P. 1/2" REBAR
- N.P. MAG NAIL IN GRAVEL
- ⊠ EX. 5/8" REBAR
- WATER METER
- CALCULATED POINT IN R.O.W.
- PROPERTY LINE
- - - ADJOINING PROPERTY LINE
- ROAD RIGHT OF WAY



LINE	BEARING	DISTANCE
L1	S 28°41'03" W	22.66'
L2	S 14°56'32" W	45.11'
L3	S 20°43'23" W	50.16'
L4	S 09°14'43" W	54.16'
L5	S 03°40'39" W	49.47'
L6	N 79°52'46" E	101.05'
L7	N 41°36'38" E	96.49'
L8	S 03°37'05" W	66.51'
L9	S 07°44'26" W	55.96'
L10	S 17°00'17" W	58.88'
L11	S 26°20'42" W	54.45'
L12	S 30°38'35" W	53.49'

NOTES:

— — — — — THERE IS A 30' BUILDING SETBACK PARALLEL TO ALL ROAD RIGHT OF WAYS. TYPICAL ALL LOTS.

- - - - - THERE IS A 12' UTILITIES EASEMENT PARALLEL TO ALL INTERIOR LOT LINES. TYPICAL ALL LOTS.

- - - - - THERE IS A 12' UTILITIES EASEMENT, 6' LEFT, RIGHT, & PARALLEL TO ALL SIDE LOT LINES, EXCEPT PERIMETER LOT LINES. TYPICAL ALL LOTS.

- - - - - THERE IS A 10' BUILDING SETBACK PARALLEL TO ALL INTERIOR LOT LINES. TYPICAL ALL LOTS.

- - - - - THERE IS A 12' BUILDING SETBACK AND UTILITIES EASEMENT PARALLEL TO ALL PERIMETER LOT LINES. TYPICAL ALL LOTS.

THIS PROPERTY DOES NOT LIE IN FLOOD ZONE "A" BASED ON FLOOD HAZARD BOUNDARY MAP, COMMUNITY PANEL #47035C0345D.

MID-STATE SURVEYING
P.O. BOX 212 80 WEST AVE.
CROSSVILLE, TENNESSEE

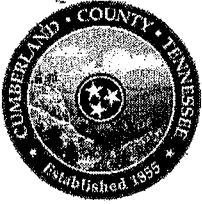
HAYES/JONES PROPERTY

PRESENTED TO
CUMBERLAND COUNTY REGIONAL PLANNING COMMISSION

OWNER-25.0: TIMOTHY JONES ADDRESS: 4250 DEEP DRAW RD. CROSSVILLE, TN 38555 TELEPHONE: (865) 934-9556	SURVEYOR: MID-STATE SURVEYING ADDRESS: 80 WEST AVE. CROSSVILLE, TN 38555 TELEPHONE: (931)484-7702
OWNER-26.0: HAYES, JUSTIN W. & TIFFANY N. ADDRESS: 4334 DEEP DRAW RD. CROSSVILLE, TN 38555 TELEPHONE: _____	ACREAGE SUBDIVIDED: 11.91 AC± NUMBER OF LOTS: 4 SCALE: 1"=100' DATE: 6/30/25
FIRST CIVIL DISTRICT OF CUMBERLAND COUNTY, TN	DEED BOOK-25.0: 1690 PAGE: 1499 DEED BOOK-26.0: 1495 PAGE: 1802
TAX MAP: 128 PARCEL: 25.0 & 26.0 GROUP: _____	JOB NUMBER: 25085 DRAWING NUMBER: 25085-ROBIN DRAWN BY: ROBIN POWERS

GPS INFORMATION

- Type of GPS Field Procedure Used: Real Time Kinematic
- Type of GPS Equipment Used: Topcon Hiper VR Dual Frequency Receiver
- Relative Positional Accuracy: H = 0.05', V = 0.05'
- Date(s) of Survey: June 30, 2025
- Datum/Epoch: NAD 83 (2011)/Epoch 2005.00
- Fixed Control Station: TDOT CORS NETWORK (TN 32)
- Fixed Control Station Position: Northing 578,937.15
Easting 2,264,792.00
- Geoid Model Used: GEOID18
- Combined Grid Factor: Not Applicable



Application to Amend Cumberland County Road List

There is a nonrefundable \$100 fee taken at the time of application to cover the cost of required public notice.

Please return finished application, with fee, to the Cumberland County Mayor's Office.

ADMIN USE ONLY

DATE RECEIVED: _____

AMOUNT: \$100

Check Cash

INITIALS: _____

Applicant Information:

David Hodges
NAME

615-913-1543
PHONE

804 W. Catoosa Canyon Dr.
STREET ADDRESS

heydavehodge@gmail.com
EMAIL

Crossville Tn. 38571
CITY STATE ZIP

IF NECESSARY, LIST ANY ADDITIONAL PARTIES HERE:

NAME	NAME	NAME
ADDRESS	ADDRESS	ADDRESS
PHONE	PHONE	PHONE

Roadway Information:

West Catoosa Canyon Dr.
ROAD NAME

1/2 mile
LENGTH OF ROAD (Nearest tenth of a mile)

14 feet
WIDTH OF ROAD (feet)

18 feet
WIDTH OF ROADBED (feet)

WIDTH OF PAVED SURFACE (feet)

0
NUMBER OF DRAINAGE STRUCTURES

MAX LOAD ALLOWED

SPEED LIMIT (if any)

AGE OF ROAD

WEIGHT-LIMITED BRIDGE?
 yes no

ADDITIONAL TYPES OF VEHICLES, IF ANY, USING THE ROADWAY: Agricultural equipment Logging trucks Commercial ATVs

TYPE OF SURFACE: Asphalt Tar & Chip Gravel

DESCRIPTION OF BEGINNING AND END POINTS BEING CONSIDERED:

Wish to put a gate at my property line
to stop night time traffic turnaround at
my driveway

History:

Has the road appeared on previous road lists? If yes, what year(s)? Yes No

Is there proof of previous county maintenance on the road? Yes No

Do deeds along the roadway denote the road as a county road? Which deed? Yes No ?

Is this a clerical error on the list? (Example: wrong length, misspelled name, etc.) Yes No

Type of error: _____

Right-of-Way:

Is the title clear? Yes No

Comments: _____

Are there any current court proceedings or judgements regarding use of the road? Yes No

Comments: _____

Are there any deeds describing special use of the land that goes under the road? Yes No

Comments: _____

Is the right-of-way taxed? Yes No

BELOW THIS LINE FOR ROAD SUPERINTENDENT AND PLANNING USE ONLY

RECOMMENDATIONS

A. Cumberland County Road Superintendent

- 1. Estimated cost of meeting road acceptance standards: \$ _____
- 2. Estimated yearly maintenance cost: \$ _____
- 3. Anticipated lifespan before maintenance required: _____
- 4. Request meets road acceptance standards Yes No
- 5. Recommended Class: 1 2 3 4
- 6. Recommended Classification: Arterial Collector Local Cul-de-sac
- 7. Approve Deny

Superintendent, Highway Department (Signature) Date

Comments: _____

B. Cumberland County Regional Planning Commission

- 1. A variance is required for approval Yes No
- 2. Variance will not be detrimental to public safety, welfare, or property Yes No
- 3. Variance request is unique to the property Yes No
- 4. A hardship to the owner will result if variance is not approved Yes No

Secretary, Cumberland County Regional Planning Commission (Signature) Date

Comments: _____

C. Environmental Committee Approve Deny

Chairman, Environmental Committee (Signature) Date

Comments: _____

D. County Attorney Approve Deny

County Attorney (Signature) Date

Comments: _____

E. Cumberland County Commission Approve Deny

Resolution No. _____

Comments: _____

RECEIPT

No. 330013

DATE 6/14/84

\$100.00

FROM David Hodage

DOLLARS

FOR RENT
FOR Road Change Fee

ACCT. PAID DUE

CASH
 CHECK
 MONEY ORDER
 CREDIT CARD

FROM JH TO

BY

A-1152
T-4161

David Hodge
804 West Catoosa Canyon Drive
P.O. Box 1153
Crossville, Tennessee 38557
(615) 913-1543

March 30th, 2026

Cumberland County Planning Commission
2 South Main Street
Crossville, Tennessee 38555

Cumberland County Road Department
83 Northside Lane
Crossville, Tennessee 38555

Re: Request for Approval to Install Gate – West Catoosa Canyon Road

Dear Members of the Planning Commission and Road Department,

I am writing to formally request approval to install a gate near the end of West Catoosa Canyon Road, specifically at the beginning corner of property located at 804 West Catoosa Canyon Road, Crossville, Tennessee, as known as Map 051-002.14, Cumberland County, Tennessee, and the beginning corner of the property directly across the county road located at Map 051-002.11, Cumberland County, Tennessee.

The proposed gate would be positioned toward the end of the county-maintained portion of the road and would encompass approximately 230 feet of the roadway. This also includes an existing turnaround area at the end of the road, which is approximately 70 feet in diameter.

I am the sole property owner of all lots beyond the proposed gate location, and no other property owners would be affected by this request. Additionally, there are no easements or access rights that would be blocked or impaired by the installation of the gate.

The purpose of this request is to prevent vehicles from using my private driveway and adjacent lots as a turnaround area. This ongoing issue has created safety concerns and unnecessary traffic on my property.

I have attached a map of the property as “Exhibit A” and a Title Opinion from a title search as “Exhibit B”.

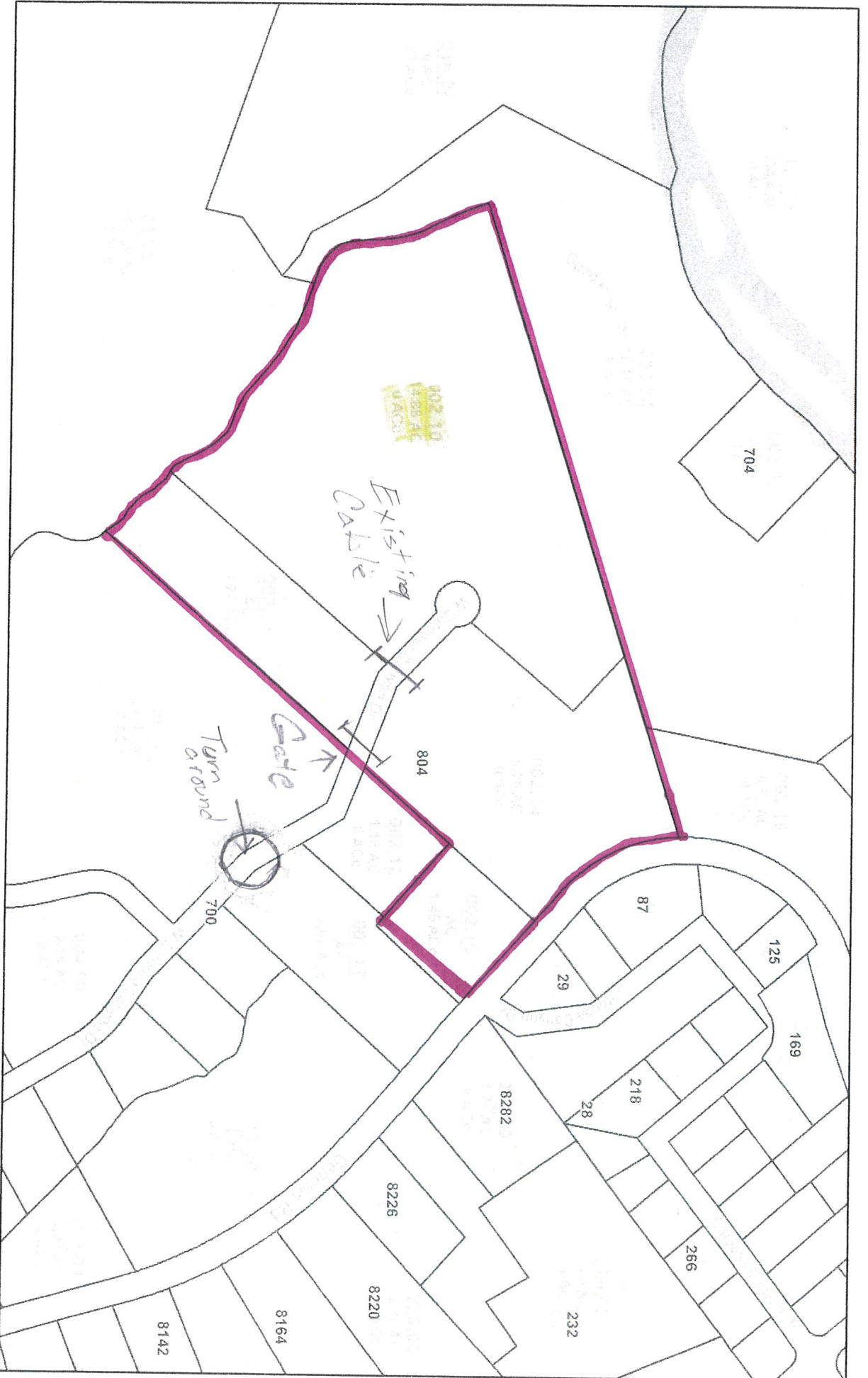
I respectfully ask for your consideration and approval of this request. I am happy to meet on-site or provide any additional information needed to assist in your review.

Thank you for your time and consideration.

Sincerely,

David Hodge

051-002.10



1/10/2023, 11:43:55 AM

TN911 - Addresses Acreage

Statewide Parcels

David Lodge

8141, Ochoa Canyon Dr
CROSS, 38591
615-918-1543

This map is for property tax assessment purposes only, it was constructed from property information recorded in the office of the register of deeds and is not conclusive as to location of the property or land ownership.

6. No information is offered and no representation is made with regard to (a) any parties in possession, (b) deficiencies in quantities of land, (c) boundary line disputes, (d) roadways, (e) any undisclosed heirs, (f) any fraud or forgery in connection with any of the instruments in the chain of title, (g) mental incompetence, (h) confusion with regard to the names or proper identities of parties, (i) improprieties with regard to delivery of any deed, (j) marital rights (spouse or former spouse of a past owner not revealed in the instrument), (k) any instrument executed by a minor, and (l) lack of corporate capacity in the event a corporation is in the chain of title.

7. **Tract One: Map 051-002.11**

- 2025 County Taxes, Rect. #28035 are due in the amount of \$58.00.
- 2024 County Taxes, Rect. #27725 were paid in the amount of \$58.00 on 01/23/2025.
- 2023 County Taxes, Rect. #27418 were paid in the amount of \$58.00 on 09/08/2023.
- 2022 County Taxes, Rect. # 27426 are past due and payable to the Clerk and Master in the amount of \$515.25, if paid by 1/31/2026.

Tract Two: Map 051-002.16

- 2025 County Taxes, Rect. #28037 are due in the amount of \$38.00.
- 2024 County Taxes, Rect. #27727 were paid in the amount of \$38.00 on 01/23/2025.
- 2023 County Taxes, Rect. #27419 were paid in the amount of \$38.00 on 09/08/2023.
- 2022 County Taxes, Rect. # 27428 are past due and payable to the Clerk and Master in the amount of \$133.38, if paid by 1/31/2026.

Tract Three: Map 051-002.14

- 2025 County Taxes, Rect. #28036 are due in the amount of \$119.00.
- 2024 County Taxes, Rect. #27726 were paid in the amount of \$119.00 on 1/23/2025.

Tract Four: Map 051-002.10

- 2025 County Taxes, Rect. #28034 are due in the amount of \$134.00.
- 2024 County Taxes, Rect. #27724 were paid in the amount of \$134.00 on 1/23/2025.

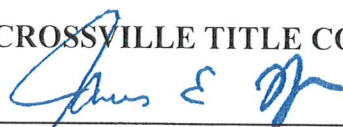
8. No recorded easements, rights-of-way, or other interests in favor of third parties were found affecting the property in the records of the Register's Office of Cumberland County, Tennessee.

DATED: this 8th day of January, 2026 at 8:00 A.M.

This title examination is issued for the sole use and benefit of the addressee as set out above. NO OTHER OR FURTHER USE MAY BE MADE OF THIS REPORT WITHOUT THE PRIOR WRITTEN CONSENT OF FIRST CROSSVILLE COMPANY.

FIRST CROSSVILLE TITLE COMPANY

BY: _____


James E. Thompson, Secretary

History:

Has the road appeared on previous road lists? If yes, what year(s)? Yes No

Is there proof of previous county maintenance on the road? Yes No

Do deeds along the roadway denote the road as a county road? Which deed? Yes No

Is this a clerical error on the list? (Example: wrong length, misspelled name, etc.) Yes No

Type of error: _____

Right-of-Way:

Is the title clear? Yes No

Comments: _____

Are there any current court proceedings or judgments regarding use of the road? Yes No

Comments: _____

Are there any deeds describing special use of the land that goes under the road? Yes No

Comments: _____

Is the right-of-way taxed? Yes No

BELOW THIS LINE FOR ROAD SUPERINTENDENT AND PLANNING USE ONLY

RECOMMENDATIONS

A. Cumberland County Road Superintendent

- 1. Estimated cost of meeting road acceptance standards: \$ -0-
- 2. Estimated yearly maintenance cost: \$ 35,000
- 3. Anticipated lifespan before maintenance required: 10 YEARS
- 4. Request meets road acceptance standards Yes No
- 5. Recommended Class: 1 2 3 4
- 6. Recommended Classification: Arterial Collector Local Cul-de-sac
- 7. Approve Deny

Steve Hall 3-16-2026
Superintendent, Highway Department (Signature) Date

Comments: ~~RAIL~~ PARTLY GRAVE WITH ABOUT HALF TIRE AND CHIP

B. Cumberland County Road Superintendent

Estimated cost of meeting road acceptance standards: _____

Estimated yearly maintenance cost: _____

Anticipated lifespan before maintenance required: _____

Approve Deny

Superintendent, Highway Department

Date

Recommended Class: 1 2 3 4

Recommended Classification: Arterial Collector Local Cul-de-sac

Comments: _____

C. Environmental Committee

Approve Deny

Chairman, Environmental Committee

Date

Comments: _____

D. County Attorney

Approve Deny

Signature

Date

Comments: _____

E. Cumberland County Commission

Approve Deny

Resolution No. _____

Comments: _____

Fred,
This is the form to
have your road added
back. I can tell the
Commission why it needs
to be added back and get
it pushed through.

Mark



Application to Amend Cumberland County Road List

There is a nonrefundable \$100 fee taken at the time of application to cover the cost of required public notice.

Please return finished application, with fee, to the Cumberland County Mayor's Office.

ADMIN USE ONLY

DATE RECEIVED: _____

AMOUNT: \$100

Check Cash

INITIALS: _____

Applicant Information:

Fairfield Glade Community Club Attn Harry Hibbs

931-707-2727

NAME

PHONE

7827 Peavine Rd

hhibbs@fairfieldglace.cc

STREET ADDRESS

EMAIL

Fairfield Glade

TN

38558

CITY

STATE

ZIP

IF NECESSARY, LIST ANY ADDITIONAL PARTIES HERE:

NAME

NAME

NAME

ADDRESS

ADDRESS

ADDRESS

PHONE

PHONE

PHONE

Roadway Information:

Catoosa Blvd

ROAD NAME

4 miles

LENGTH OF ROAD (Nearest tenth of a mile)

23' - 25'

WIDTH OF ROAD (feet)

23' - 25'

WIDTH OF ROADBED (feet)

23' - 25'

WIDTH OF PAVED SURFACE (feet)

16 Culverts

NUMBER OF DRAINAGE STRUCTURES

MAX LOAD ALLOWED

SPEED LIMIT (if any)

4 years

AGE OF ROAD

WEIGHT-LIMITED BRIDGE?

yes no

ADDITIONAL TYPES OF VEHICLES, IF ANY, USING THE ROADWAY: Agricultural equipment Logging trucks Commercial ATVs

TYPE OF SURFACE: Asphalt Tar & Chip Gravel

DESCRIPTION OF BEGINNING AND END POINTS BEING CONSIDERED:

Peavine Road to Stonehndge Drive. Cumberland County claims 1.89 miles of this road.

Fairfield Glade Community Club cannot determine which portion of Catoosa Blvd is on the

Cumberland County Road list. FGCC is requesting the additional 2.11 miles of the road be added to county road list.

History:

Has the road appeared on previous road lists? If yes, what year(s)? Yes No
See explanation above _____

Is there proof of previous county maintenance on the road? Yes No

Do deeds along the roadway denote the road as a county road? Which deed? Yes No

Is this a clerical error on the list? (Example: wrong length, misspelled name, etc.) Yes No

Type of error: _____

Right-of-Way:

Is the title clear? Yes No

Comments: _____

Are there any current court proceedings or judgements regarding use of the road? Yes No

Comments: _____

Are there any deeds describing special use of the land that goes under the road? Yes No

Comments: _____

Is the right-of-way taxed? Yes No

BELOW THIS LINE FOR ROAD SUPERINTENDENT AND PLANNING USE ONLY

RECOMMENDATIONS

A. Cumberland County Road Superintendent

- 1. Estimated cost of meeting road acceptance standards: \$ _____
- 2. Estimated yearly maintenance cost: \$ _____
- 3. Anticipated lifespan before maintenance required: _____
- 4. Request meets road acceptance standards Yes No
- 5. Recommended Class: 1 2 3 4
- 6. Recommended Classification: Arterial Collector Local Cul-de-sac
- 7. Approve Deny

Superintendent, Highway Department (Signature) Date

Comments: _____

B. Cumberland County Regional Planning Commission

- 1. A variance is required for approval Yes No
- 2. Variance will not be detrimental to public safety, welfare, or property Yes No
- 3. Variance request is unique to the property Yes No
- 4. A hardship to the owner will result if variance is not approved Yes No

Secretary, Cumberland County Regional Planning Commission (Signature) Date

Comments: _____

C. Environmental Committee Approve Deny

Chairman, Environmental Committee (Signature) Date

Comments: _____

D. County Attorney Approve Deny

County Attorney (Signature) Date

Comments: _____

E. Cumberland County Commission Approve Deny

Resolution No. _____

Comments: _____



Application to Amend Cumberland County Road List

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Please return finished application, with fee, to the Cumberland County Mayor's Office.

ADMIN USE ONLY

DATE RECEIVED: _____

AMOUNT: \$100

Check Cash

INITIALS: _____

Applicant Information:

Fairfield Glade Community Club Attn Harry Hibbs

NAME

7827 Peavine Rd

STREET ADDRESS

Fairfield Glade TN 38558

CITY

STATE

ZIP

931-707-2727

PHONE

hhibbs@fairfieldglace.cc

EMAIL

IF NECESSARY, LIST ANY ADDITIONAL PARTIES HERE:

NAME

NAME

NAME

ADDRESS

ADDRESS

ADDRESS

PHONE

PHONE

PHONE

Roadway Information:

Carnoustie Drive

ROAD NAME

.2 miles

LENGTH OF ROAD (Nearest tenth of a mile)

21' - 25'

WIDTH OF PAVED SURFACE (feet)

SPEED LIMIT (if any)

21' - 22'

WIDTH OF ROAD (feet)

0

NUMBER OF DRAINAGE STRUCTURES

3 years

AGE OF ROAD

21' - 22'

WIDTH OF ROADBED (feet)

MAX LOAD ALLOWED

WEIGHT-LIMITED BRIDGE?

yes no

ADDITIONAL TYPES OF VEHICLES, IF ANY, USING THE ROADWAY: Agricultural equipment Logging trucks Commercial ATVs

TYPE OF SURFACE: Asphalt Tar & Chip Gravel

DESCRIPTION OF BEGINNING AND END POINTS BEING CONSIDERED:

Westchester Drive to the end of the Cul-de-Sac.

History:

Has the road appeared on previous road lists? If yes, what year(s)? Yes No

Is there proof of previous county maintenance on the road? Yes No

Do deeds along the roadway denote the road as a county road? Which deed? Yes No

Is this a clerical error on the list? (Example: wrong length, misspelled name, etc.) Yes No

Type of error: _____

Right-of-Way:

Is the title clear? Yes No

Comments: _____

Are there any current court proceedings or judgements regarding use of the road? Yes No

Comments: _____

Are there any deeds describing special use of the land that goes under the road? Yes No

Comments: _____

Is the right-of-way taxed? Yes No

BELOW THIS LINE FOR ROAD SUPERINTENDENT AND PLANNING USE ONLY

RECOMMENDATIONS

A. Cumberland County Road Superintendent

- 1. Estimated cost of meeting road acceptance standards: \$ _____
- 2. Estimated yearly maintenance cost: \$ _____
- 3. Anticipated lifespan before maintenance required: _____
- 4. Request meets road acceptance standards Yes No
- 5. Recommended Class: 1 2 3 4
- 6. Recommended Classification: Arterial Collector Local Cul-de-sac
- 7. Approve Deny

Superintendent, Highway Department (Signature) Date

Comments: _____

B. Cumberland County Regional Planning Commission

- 1. A variance is required for approval Yes No
- 2. Variance will not be detrimental to public safety, welfare, or property Yes No
- 3. Variance request is unique to the property Yes No
- 4. A hardship to the owner will result if variance is not approved Yes No

Secretary, Cumberland County Regional Planning Commission (Signature) Date

Comments: _____

C. Environmental Committee Approve Deny

Chairman, Environmental Committee (Signature) Date

Comments: _____

D. County Attorney Approve Deny

County Attorney (Signature) Date

Comments: _____

E. Cumberland County Commission Approve Deny

Resolution No. _____

Comments: _____



Application to Amend Cumberland County Road List

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Please return finished application, with fee, to the Cumberland County Mayor's Office.

ADMIN USE ONLY

DATE RECEIVED: _____

AMOUNT: \$100

Check Cash

INITIALS: _____

Applicant Information:

Fairfield Glade Community Club Attn Harry Hibbs

NAME

7827 Peavine Rd

STREET ADDRESS

Fairfield Glade TN 38558

CITY STATE ZIP

931-707-2727

PHONE

hhibbs@fairfieldglace.cc

EMAIL

IF NECESSARY, LIST ANY ADDITIONAL PARTIES HERE:

NAME NAME NAME

ADDRESS ADDRESS ADDRESS

PHONE PHONE PHONE

Roadway Information:

Forest Hills Dr

ROAD NAME

1.7 miles

LENGTH OF ROAD (Nearest tenth of a mile)

20' - 25'

WIDTH OF PAVED SURFACE (feet)

SPEED LIMIT (if any)

20' - 25'

WIDTH OF ROAD (feet)

11 Culverts

NUMBER OF DRAINAGE STRUCTURES

9 years

AGE OF ROAD

20' - 25'

WIDTH OF ROADBED (feet)

MAX LOAD ALLOWED

WEIGHT-LIMITED BRIDGE?

yes no

ADDITIONAL TYPES OF VEHICLES, IF ANY, USING THE ROADWAY: Agricultural equipment Logging trucks Commercial ATVs

TYPE OF SURFACE: Asphalt Tar & Chip Gravel

DESCRIPTION OF BEGINNING AND END POINTS BEING CONSIDERED:

Forest Hill Dr is a 1.72 mile loop from Stonehenge Drive. The county claims 1.24 miles.

Fairfield Glade Community Club cannot determine which portion of Forest Hills Dr is on the Cumberland County Road list. FGCC is requesting the additional .48 miles of the road be added to county road list.

History:

Has the road appeared on previous road lists? If yes, what year(s)? Yes No
See explanation above _____

Is there proof of previous county maintenance on the road? Yes No

Do deeds along the roadway denote the road as a county road? Which deed? Yes No

Is this a clerical error on the list? (Example: wrong length, misspelled name, etc.) Yes No

Type of error: _____

Right-of-Way:

Is the title clear? Yes No

Comments: _____

Are there any current court proceedings or judgements regarding use of the road? Yes No

Comments: _____

Are there any deeds describing special use of the land that goes under the road? Yes No

Comments: _____

Is the right-of-way taxed? Yes No

BELOW THIS LINE FOR ROAD SUPERINTENDENT AND PLANNING USE ONLY

RECOMMENDATIONS

A. Cumberland County Road Superintendent

- 1. Estimated cost of meeting road acceptance standards: \$ _____
- 2. Estimated yearly maintenance cost: \$ _____
- 3. Anticipated lifespan before maintenance required: _____
- 4. Request meets road acceptance standards Yes No
- 5. Recommended Class: 1 2 3 4
- 6. Recommended Classification: Arterial Collector Local Cul-de-sac
- 7. Approve Deny

Superintendent, Highway Department (Signature) Date

Comments: _____

B. Cumberland County Regional Planning Commission

- 1. A variance is required for approval Yes No
- 2. Variance will not be detrimental to public safety, welfare, or property Yes No
- 3. Variance request is unique to the property Yes No
- 4. A hardship to the owner will result if variance is not approved Yes No

Secretary, Cumberland County Regional Planning Commission (Signature) Date

Comments: _____

C. Environmental Committee Approve Deny

Chairman, Environmental Committee (Signature) Date

Comments: _____

D. County Attorney Approve Deny

County Attorney (Signature) Date

Comments: _____

E. Cumberland County Commission Approve Deny

Resolution No. _____

Comments: _____



Application to Amend Cumberland County Road List

There is a nonrefundable \$100 fee taken at the time of application to cover the cost of required public notice.

Please return finished application, with fee, to the Cumberland County Mayor's Office.

ADMIN USE ONLY

DATE RECEIVED: _____

AMOUNT: \$100

Check Cash

INITIALS: _____

Applicant Information:

Fairfield Glade Community Club Attn Harry Hibbs

NAME

7827 Peavine Rd

STREET ADDRESS

Fairfield Glade TN 38558

CITY

STATE

ZIP

931-707-2727

PHONE

hhibbs@fairfieldglace.cc

EMAIL

IF NECESSARY, LIST ANY ADDITIONAL PARTIES HERE:

NAME

NAME

NAME

ADDRESS

ADDRESS

ADDRESS

PHONE

PHONE

PHONE

Roadway Information:

Leyden Drive

ROAD NAME

.57 miles

LENGTH OF ROAD (Nearest tenth of a mile)

20' - 23'

WIDTH OF PAVED SURFACE (feet)

SPEED LIMIT (if any)

20' - 23'

WIDTH OF ROAD (feet)

6 Culverts

NUMBER OF DRAINAGE STRUCTURES

2 years

AGE OF ROAD

20' - 23'

WIDTH OF ROADBED (feet)

MAX LOAD ALLOWED

WEIGHT-LIMITED BRIDGE?

yes no

ADDITIONAL TYPES OF VEHICLES, IF ANY, USING THE ROADWAY: Agricultural equipment Logging trucks Commercial ATVs

TYPE OF SURFACE: Asphalt Tar & Chip Gravel

DESCRIPTION OF BEGINNING AND END POINTS BEING CONSIDERED:

Forest View Dr to Minetta Drive. Cumberland County claims .07 miles of this road.

Fairfield Glade Community Club cannot determine which portion of Leyden Drive is on the Cumberland County Road list. FGCC is requesting the additional .5 miles of the road be added to county road list.

History:

Has the road appeared on previous road lists? If yes, what year(s)? Yes No
See explanation above _____

Is there proof of previous county maintenance on the road? Yes No

Do deeds along the roadway denote the road as a county road? Which deed? Yes No

Is this a clerical error on the list? (Example: wrong length, misspelled name, etc.) Yes No

Type of error: _____

Right-of-Way:

Is the title clear? Yes No

Comments: _____

Are there any current court proceedings or judgements regarding use of the road? Yes No

Comments: _____

Are there any deeds describing special use of the land that goes under the road? Yes No

Comments: _____

Is the right-of-way taxed? Yes No

BELOW THIS LINE FOR ROAD SUPERINTENDENT AND PLANNING USE ONLY

RECOMMENDATIONS

A. Cumberland County Road Superintendent

- 1. Estimated cost of meeting road acceptance standards: \$ _____
- 2. Estimated yearly maintenance cost: \$ _____
- 3. Anticipated lifespan before maintenance required: _____
- 4. Request meets road acceptance standards Yes No
- 5. Recommended Class: 1 2 3 4
- 6. Recommended Classification: Arterial Collector Local Cul-de-sac
- 7. Approve Deny

Superintendent, Highway Department (Signature) Date

Comments: _____

B. Cumberland County Regional Planning Commission

- 1. A variance is required for approval Yes No
- 2. Variance will not be detrimental to public safety, welfare, or property Yes No
- 3. Variance request is unique to the property Yes No
- 4. A hardship to the owner will result if variance is not approved Yes No

Secretary, Cumberland County Regional Planning Commission (Signature) Date

Comments: _____

C. Environmental Committee Approve Deny

Chairman, Environmental Committee (Signature) Date

Comments: _____

D. County Attorney Approve Deny

County Attorney (Signature) Date

Comments: _____

E. Cumberland County Commission Approve Deny

Resolution No. _____

Comments: _____

History:

Has the road appeared on previous road lists? If yes, what year(s)? Yes No

Is there proof of previous county maintenance on the road? Yes No

Do deeds along the roadway denote the road as a county road? Which deed? Yes No

Is this a clerical error on the list? (Example: wrong length, misspelled name, etc.) Yes No

Type of error: _____

Right-of-Way:

Is the title clear? Yes No

Comments: _____

Are there any current court proceedings or judgements regarding use of the road? Yes No

Comments: _____

Are there any deeds describing special use of the land that goes under the road? Yes No

Comments: _____

Is the right-of-way taxed? Yes No

BELOW THIS LINE FOR ROAD SUPERINTENDENT AND PLANNING USE ONLY

RECOMMENDATIONS

A. Cumberland County Road Superintendent

- 1. Estimated cost of meeting road acceptance standards: \$ _____
- 2. Estimated yearly maintenance cost: \$ _____
- 3. Anticipated lifespan before maintenance required: _____
- 4. Request meets road acceptance standards Yes No
- 5. Recommended Class: 1 2 3 4
- 6. Recommended Classification: Arterial Collector Local Cul-de-sac
- 7. Approve Deny

Superintendent, Highway Department (Signature) Date

Comments: _____

B. Cumberland County Regional Planning Commission

- 1. A variance is required for approval Yes No
- 2. Variance will not be detrimental to public safety, welfare, or property Yes No
- 3. Variance request is unique to the property Yes No
- 4. A hardship to the owner will result if variance is not approved Yes No

Secretary, Cumberland County Regional Planning Commission (Signature) Date

Comments: _____

C. Environmental Committee Approve Deny

Chairman, Environmental Committee (Signature) Date

Comments: _____

D. County Attorney Approve Deny

County Attorney (Signature) Date

Comments: _____

E. Cumberland County Commission Approve Deny

Resolution No. _____

Comments: _____



Application to Amend Cumberland County Road List

There is a nonrefundable \$100 fee taken at the time of application to cover the cost of required public notice.

Please return finished application, with fee, to the Cumberland County Mayor's Office.

ADMIN USE ONLY

DATE RECEIVED: _____

AMOUNT: \$100

Check Cash

INITIALS: _____

Applicant Information:

Fairfield Glade Community Club Attn Harry Hibbs

NAME

7827 Peavine Rd

STREET ADDRESS

Fairfield Glade TN 38558

CITY

STATE

ZIP

931-707-2727

PHONE

hhibbs@fairfieldglace.cc

EMAIL

IF NECESSARY, LIST ANY ADDITIONAL PARTIES HERE:

NAME

NAME

NAME

ADDRESS

ADDRESS

ADDRESS

PHONE

PHONE

PHONE

Roadway Information:

Lytham Way

ROAD NAME

.16 miles

LENGTH OF ROAD (Nearest tenth of a mile)

21'

WIDTH OF PAVED SURFACE (feet)

SPEED LIMIT (if any)

21'

WIDTH OF ROAD (feet)

2 Culverts

NUMBER OF DRAINAGE STRUCTURES

1 year

AGE OF ROAD

21'

WIDTH OF ROADBED (feet)

MAX LOAD ALLOWED

WEIGHT-LIMITED BRIDGE?

yes no

ADDITIONAL TYPES OF VEHICLES, IF ANY, USING THE ROADWAY: Agricultural equipment Logging trucks Commercial ATVs

TYPE OF SURFACE: Asphalt Tar & Chip Gravel

DESCRIPTION OF BEGINNING AND END POINTS BEING CONSIDERED:

Walsingham Lane crossing over Westchester Dr to end of the cul de sac.

History:

Has the road appeared on previous road lists? If yes, what year(s)? Yes No

Is there proof of previous county maintenance on the road? Yes No

Do deeds along the roadway denote the road as a county road? Which deed? Yes No

Is this a clerical error on the list? (Example: wrong length, misspelled name, etc.) Yes No

Type of error: _____

Right-of-Way:

Is the title clear? Yes No

Comments: _____

Are there any current court proceedings or judgements regarding use of the road? Yes No

Comments: _____

Are there any deeds describing special use of the land that goes under the road? Yes No

Comments: _____

Is the right-of-way taxed? Yes No

BELOW THIS LINE FOR ROAD SUPERINTENDENT AND PLANNING USE ONLY

RECOMMENDATIONS

A. Cumberland County Road Superintendent

- 1. Estimated cost of meeting road acceptance standards: \$ _____
- 2. Estimated yearly maintenance cost: \$ _____
- 3. Anticipated lifespan before maintenance required: _____
- 4. Request meets road acceptance standards Yes No
- 5. Recommended Class: 1 2 3 4
- 6. Recommended Classification: Arterial Collector Local Cul-de-sac
- 7. Approve Deny

Superintendent, Highway Department (Signature) Date

Comments: _____

B. Cumberland County Regional Planning Commission

- 1. A variance is required for approval Yes No
- 2. Variance will not be detrimental to public safety, welfare, or property Yes No
- 3. Variance request is unique to the property Yes No
- 4. A hardship to the owner will result if variance is not approved Yes No

Secretary, Cumberland County Regional Planning Commission (Signature) Date

Comments: _____

C. Environmental Committee Approve Deny

Chairman, Environmental Committee (Signature) Date

Comments: _____

D. County Attorney Approve Deny

County Attorney (Signature) Date

Comments: _____

E. Cumberland County Commission Approve Deny

Resolution No. _____

Comments: _____



Application to Amend Cumberland County Road List

There is a nonrefundable \$100 fee taken at the time of application to cover the cost of required public notice.

Please return finished application, with fee, to the Cumberland County Mayor's Office.

ADMIN USE ONLY

DATE RECEIVED: _____

AMOUNT: \$100

Check Cash

INITIALS: _____

Applicant Information:

Fairfield Glade Community Club Attn Harry Hibbs

NAME

7827 Peavine Rd

STREET ADDRESS

Fairfield Glade

CITY

TN

STATE

38558

ZIP

931-707-2727

PHONE

hhibbs@fairfieldglace.cc

EMAIL

IF NECESSARY, LIST ANY ADDITIONAL PARTIES HERE:

NAME

NAME

NAME

ADDRESS

ADDRESS

ADDRESS

PHONE

PHONE

PHONE

Roadway Information:

Prestwick Circle

ROAD NAME

.14 miles

LENGTH OF ROAD (Nearest tenth of a mile)

21' - 22'

WIDTH OF PAVED SURFACE (feet)

SPEED LIMIT (if any)

21' - 22'

WIDTH OF ROAD (feet)

1 Culvert

NUMBER OF DRAINAGE STRUCTURES

1 year

AGE OF ROAD

21' - 22'

WIDTH OF ROADBED (feet)

MAX LOAD ALLOWED

WEIGHT-LIMITED BRIDGE?

yes no

ADDITIONAL TYPES OF VEHICLES, IF ANY, USING THE ROADWAY: Agricultural equipment Logging trucks Commercial ATVs

TYPE OF SURFACE: Asphalt Tar & Chip Gravel

DESCRIPTION OF BEGINNING AND END POINTS BEING CONSIDERED:

Carnoutsie Dr to the end of the cul de sac.

History:

Has the road appeared on previous road lists? If yes, what year(s)? Yes No

Is there proof of previous county maintenance on the road? Yes No

Do deeds along the roadway denote the road as a county road? Which deed? Yes No

Is this a clerical error on the list? (Example: wrong length, misspelled name, etc.) Yes No

Type of error: _____

Right-of-Way:

Is the title clear? Yes No

Comments: _____

Are there any current court proceedings or judgements regarding use of the road? Yes No

Comments: _____

Are there any deeds describing special use of the land that goes under the road? Yes No

Comments: _____

Is the right-of-way taxed? Yes No

BELOW THIS LINE FOR ROAD SUPERINTENDENT AND PLANNING USE ONLY

RECOMMENDATIONS

A. Cumberland County Road Superintendent

- 1. Estimated cost of meeting road acceptance standards: \$ _____
- 2. Estimated yearly maintenance cost: \$ _____
- 3. Anticipated lifespan before maintenance required: _____
- 4. Request meets road acceptance standards Yes No
- 5. Recommended Class: 1 2 3 4
- 6. Recommended Classification: Arterial Collector Local Cul-de-sac
- 7. Approve Deny

Superintendent, Highway Department (Signature) Date

Comments: _____

B. Cumberland County Regional Planning Commission

- 1. A variance is required for approval Yes No
- 2. Variance will not be detrimental to public safety, welfare, or property Yes No
- 3. Variance request is unique to the property Yes No
- 4. A hardship to the owner will result if variance is not approved Yes No

Secretary, Cumberland County Regional Planning Commission (Signature) Date

Comments: _____

C. Environmental Committee Approve Deny

Chairman, Environmental Committee (Signature) Date

Comments: _____

D. County Attorney Approve Deny

County Attorney (Signature) Date

Comments: _____

E. Cumberland County Commission Approve Deny

Resolution No. _____

Comments: _____



Application to Amend Cumberland County Road List

There is a nonrefundable \$100 fee taken at the time of application to cover the cost of required public notice.

Please return finished application, with fee, to the Cumberland County Mayor's Office.

ADMIN USE ONLY

DATE RECEIVED: _____

AMOUNT: \$100

Check Cash

INITIALS: _____

Applicant Information:

Fairfield Glade Community Club Attn Harry Hibbs

NAME

7827 Peavine Rd

STREET ADDRESS

Fairfield Glade TN 38558

CITY

STATE

ZIP

931-707-2727

PHONE

hhibbs@fairfieldglace.cc

EMAIL

IF NECESSARY, LIST ANY ADDITIONAL PARTIES HERE:

NAME

NAME

NAME

ADDRESS

ADDRESS

ADDRESS

PHONE

PHONE

PHONE

Roadway Information:

St. Andrews Circle

ROAD NAME

.1 miles

LENGTH OF ROAD (Nearest tenth of a mile)

21' - 22'

WIDTH OF PAVED SURFACE (feet)

SPEED LIMIT (if any)

21' - 22'

WIDTH OF ROAD (feet)

1 Culvert

NUMBER OF DRAINAGE STRUCTURES

1 year

AGE OF ROAD

21' - 22'

WIDTH OF ROADBED (feet)

MAX LOAD ALLOWED

WEIGHT-LIMITED BRIDGE?

yes no

ADDITIONAL TYPES OF VEHICLES, IF ANY, USING THE ROADWAY: Agricultural equipment Logging trucks Commercial ATVs

TYPE OF SURFACE: Asphalt Tar & Chip Gravel

DESCRIPTION OF BEGINNING AND END POINTS BEING CONSIDERED:

Carnoutsie Dr to the end of the cul de sac.

History:

Has the road appeared on previous road lists? If yes, what year(s)? Yes No

Is there proof of previous county maintenance on the road? Yes No

Do deeds along the roadway denote the road as a county road? Which deed? Yes No

Is this a clerical error on the list? (Example: wrong length, misspelled name, etc.) Yes No

Type of error: _____

Right-of-Way:

Is the title clear? Yes No

Comments: _____

Are there any current court proceedings or judgements regarding use of the road? Yes No

Comments: _____

Are there any deeds describing special use of the land that goes under the road? Yes No

Comments: _____

Is the right-of-way taxed? Yes No

BELOW THIS LINE FOR ROAD SUPERINTENDENT AND PLANNING USE ONLY

RECOMMENDATIONS

A. Cumberland County Road Superintendent

- 1. Estimated cost of meeting road acceptance standards: \$ _____
- 2. Estimated yearly maintenance cost: \$ _____
- 3. Anticipated lifespan before maintenance required: _____
- 4. Request meets road acceptance standards Yes No
- 5. Recommended Class: 1 2 3 4
- 6. Recommended Classification: Arterial Collector Local Cul-de-sac
- 7. Approve Deny

Superintendent, Highway Department (Signature) Date

Comments: _____

B. Cumberland County Regional Planning Commission

- 1. A variance is required for approval Yes No
- 2. Variance will not be detrimental to public safety, welfare, or property Yes No
- 3. Variance request is unique to the property Yes No
- 4. A hardship to the owner will result if variance is not approved Yes No

Secretary, Cumberland County Regional Planning Commission (Signature) Date

Comments: _____

C. Environmental Committee Approve Deny

Chairman, Environmental Committee (Signature) Date

Comments: _____

D. County Attorney Approve Deny

County Attorney (Signature) Date

Comments: _____

E. Cumberland County Commission Approve Deny

Resolution No. _____

Comments: _____



Application to Amend Cumberland County Road List

There is a nonrefundable \$100 fee taken at the time of application to cover the cost of required public notice.

Please return finished application, with fee, to the Cumberland County Mayor's Office.

ADMIN USE ONLY

DATE RECEIVED: _____

AMOUNT: \$100

Check Cash

INITIALS: _____

Applicant Information:

Fairfield Glade Community Club Attn Harry Hibbs

NAME

7827 Peavine Rd

STREET ADDRESS

Fairfield Glade

CITY

TN

STATE

38558

ZIP

931-707-2727

PHONE

hhibbs@fairfieldglace.cc

EMAIL

IF NECESSARY, LIST ANY ADDITIONAL PARTIES HERE:

NAME

NAME

NAME

ADDRESS

ADDRESS

ADDRESS

PHONE

PHONE

PHONE

Roadway Information:

Spring Lake Drive

ROAD NAME

.26 miles

LENGTH OF ROAD (Nearest tenth of a mile)

21' - 27'

WIDTH OF PAVED SURFACE (feet)

SPEED LIMIT (if any)

21' - 27'

WIDTH OF ROAD (feet)

3 Culverts

NUMBER OF DRAINAGE STRUCTURES

20 years

AGE OF ROAD

21' - 27'

WIDTH OF ROADBED (feet)

MAX LOAD ALLOWED

WEIGHT-LIMITED BRIDGE?

yes no

ADDITIONAL TYPES OF VEHICLES, IF ANY, USING THE ROADWAY: Agricultural equipment Logging trucks Commercial ATVs

TYPE OF SURFACE: Asphalt Tar & Chip Gravel

DESCRIPTION OF BEGINNING AND END POINTS BEING CONSIDERED:

St. George Dr to the end of the cul de sac.

History:

Has the road appeared on previous road lists? If yes, what year(s)? Yes No

Is there proof of previous county maintenance on the road? Yes No

Do deeds along the roadway denote the road as a county road? Which deed? Yes No

Is this a clerical error on the list? (Example: wrong length, misspelled name, etc.) Yes No

Type of error: _____

Right-of-Way:

Is the title clear? Yes No

Comments: _____

Are there any current court proceedings or judgements regarding use of the road? Yes No

Comments: _____

Are there any deeds describing special use of the land that goes under the road? Yes No

Comments: _____

Is the right-of-way taxed? Yes No

BELOW THIS LINE FOR ROAD SUPERINTENDENT AND PLANNING USE ONLY

RECOMMENDATIONS

A. Cumberland County Road Superintendent

- 1. Estimated cost of meeting road acceptance standards: \$ _____
- 2. Estimated yearly maintenance cost: \$ _____
- 3. Anticipated lifespan before maintenance required: _____
- 4. Request meets road acceptance standards Yes No
- 5. Recommended Class: 1 2 3 4
- 6. Recommended Classification: Arterial Collector Local Cul-de-sac
- 7. Approve Deny

Superintendent, Highway Department (Signature) Date

Comments: _____

B. Cumberland County Regional Planning Commission

- 1. A variance is required for approval Yes No
- 2. Variance will not be detrimental to public safety, welfare, or property Yes No
- 3. Variance request is unique to the property Yes No
- 4. A hardship to the owner will result if variance is not approved Yes No

Secretary, Cumberland County Regional Planning Commission (Signature) Date

Comments: _____

C. Environmental Committee Approve Deny

Chairman, Environmental Committee (Signature) Date

Comments: _____

D. County Attorney Approve Deny

County Attorney (Signature) Date

Comments: _____

E. Cumberland County Commission Approve Deny

Resolution No. _____

Comments: _____



Application to Amend Cumberland County Road List

ADMIN USE ONLY

DATE RECEIVED:

5/8/26

AMOUNT: \$100

Check Cash

INITIALS: JL

#11883

There is a nonrefundable \$100 fee taken at the time of application to cover the cost of required public notice. Please return completed application, with fee, to the Cumberland County Mayor's Office.

If seeking to close or shorten a current road on the road list, applicant is required to produce a title opinion from a licensed attorney regarding the closure or shortening. The opinion must confirm that there are no easements, rights-of-way, or other claims or encumbrances in the chain of title that could be adversely impacted by the closure. Cost of the opinion is to be incurred by the applicant.

Applicant Information:

NAME: Fred Stoyt
 STREET ADDRESS: 1025 Bowman Rd
Wassula W 38571
 CITY: _____ STATE: _____ ZIP: _____

PHONE: 931 979-0554

EMAIL: _____

IF NECESSARY, LIST ANY ADDITIONAL PARTIES HERE:

NAME	NAME	NAME
ADDRESS	ADDRESS	ADDRESS
PHONE	PHONE	PHONE

Roadway Information:

ROAD NAME: Bunk Lane
 LENGTH OF ROAD (Nearest tenth of a mile): 2.000 FT
 WIDTH OF ROAD (feet): 24
 WIDTH OF ROADBED (feet): 20
 WIDTH OF PAVED SURFACE (feet): 20
 NUMBER OF DRAINAGE STRUCTURES: 2
 MAX LOAD ALLOWED: _____
 SPEED LIMIT (if any): _____
 AGE OF ROAD: 1 year
 WEIGHT-LIMITED BRIDGE? yes no

ADDITIONAL TYPES OF VEHICLES, IF ANY, USING THE ROADWAY: Agricultural equipment Logging trucks Commercial ATVs

TYPE OF SURFACE: Asphalt Tar & Chip Gravel

DESCRIPTION OF BEGINNING AND END POINTS BEING CONSIDERED:
Beginning off R. [unclear] Riggegal Rd
End at Cal-Dan

History:

Has the road appeared on previous road lists? If yes, what year(s)? _____

Yes No

Is there proof of previous county maintenance on the road? _____

Yes No

Do deeds along the roadway denote the road as a county road? Which deed? _____

Yes No

Is this a clerical error on the list? (Example: wrong length, misspelled name, etc.) _____

Yes No

Type of error: _____

Right-of-Way:

Is the title clear? _____

Yes No

Comments: _____

Are there any current court proceedings or judgements regarding use of the road? _____

Yes No

Comments: _____

Are there any deeds describing special use of the land that goes under the road? _____

Yes No

Comments: _____

Is the right-of-way taxed? _____

Yes No

BELOW THIS LINE FOR ROAD SUPERINTENDENT AND PLANNING USE ONLY

RECOMMENDATIONS

A. Cumberland County Road Superintendent

1. Estimated cost of meeting road acceptance standards: _____

\$ 70-

2. Estimated yearly maintenance cost: _____

\$ 4,000

3. Anticipated lifespan before maintenance required: _____

20 YEARS

4. Request meets road acceptance standards

Yes No

5. Recommended Class: _____

1 2 3 4

6. Recommended Classification: Arterial Collector Local Cul-de-sac

7. Approve Deny

Stanley Hall
Superintendent, Highway Department (Signature)

5-7-2026
Date

Comments: BRAND NEW ROAD IN GREAT SHAPE

B. Cumberland County Regional Planning Commission

- 1. A variance is required for approval Yes No
- 2. Variance will not be detrimental to public safety, welfare, or property Yes No
- 3. Variance request is unique to the property Yes No
- 4. A hardship to the owner will result if variance is not approved Yes No

Secretary, Cumberland County Regional Planning Commission (Signature) Date

Comments: _____

C. County Attorney Approve Deny N/A

County Attorney (Signature) Date

Comments: _____

D. Cumberland County Commission Approve Deny

Resolution No. _____

Comments: _____



Application to Amend Cumberland County Road List

There is a nonrefundable \$100 fee taken at the time of application to cover the cost of required public notice.

Please return finished application, with fee, to the Cumberland County Mayor's Office.

ADMIN USE ONLY

DATE RECEIVED: _____

AMOUNT: \$100

Check Cash

INITIALS: _____

Applicant Information:

John Austin Harris
 NAME
376 George Branch Ct.
 STREET ADDRESS
Monterey TN 380574
 CITY STATE ZIP

931-207-2190
 PHONE
austin4605@yahoo
 EMAIL

IF NECESSARY, LIST ANY ADDITIONAL PARTIES HERE:

NAME _____	NAME _____	NAME _____
ADDRESS _____	ADDRESS _____	ADDRESS _____
PHONE _____	PHONE _____	PHONE _____

Roadway Information:

George Branch Ct.
 ROAD NAME
600ft LENGTH OF ROAD (Nearest tenth of a mile) 20ft WIDTH OF ROAD (feet) 20ft WIDTH OF ROADBED (feet)
20ft WIDTH OF PAVED SURFACE (feet) 0 NUMBER OF DRAINAGE STRUCTURES
 SPEED LIMIT (if any) _____ AGE OF ROAD _____ WEIGHT-LIMITED BRIDGE?
 YES NO

ADDITIONAL TYPES OF VEHICLES, IF ANY, USING THE ROADWAY: Agricultural equipment Logging trucks Commercial ATVs

TYPE OF SURFACE: Asphalt Tar & Chip Gravel

DESCRIPTION OF BEGINNING AND END POINTS BEING CONSIDERED:

History:

Has the road appeared on previous road lists? If yes, what year(s)? Yes No

Is there proof of previous county maintenance on the road? Yes No

Do deeds along the roadway denote the road as a county road? Which deed? Yes No

Is this a clerical error on the list? (Example: wrong length, misspelled name, etc.) Yes No
Type of error: _____

Right-of-Way:

Is the title clear? Yes No

Comments: _____

Are there any current court proceedings or judgements regarding use of the road? Yes No

Comments: _____

Are there any deeds describing special use of the land that goes under the road? Yes No

Comments: _____

Is the right-of-way taxed? *we pay taxes on it* Yes No

BELOW THIS LINE FOR ROAD SUPERINTENDENT AND PLANNING USE ONLY

RECOMMENDATIONS

A. Cumberland County Road Superintendent

- 1. Estimated cost of meeting road acceptance standards: \$ _____
- 2. Estimated yearly maintenance cost: \$ _____
- 3. Anticipated lifespan before maintenance required: _____
- 4. Request meets road acceptance standards Yes No
- 5. Recommended Class: 1 2 3 4
- 6. Recommended Classification: Arterial Collector Local Cul-de-sac
- 7. Approve Deny

Superintendent, Highway Department (Signature) Date

Comments: _____

B. Cumberland County Regional Planning Commission

- 1. A variance is required for approval Yes No
- 2. Variance will not be detrimental to public safety, welfare, or property Yes No
- 3. Variance request is unique to the property Yes No
- 4. A hardship to the owner will result if variance is not approved Yes No

Secretary, Cumberland County Regional Planning Commission (Signature) Date

Comments: _____

C. Environmental Committee Approve Deny

Chairman, Environmental Committee (Signature) Date

Comments: _____

D. County Attorney Approve Deny

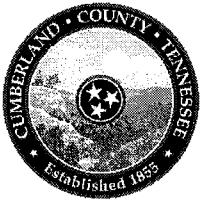
County Attorney (Signature) Date

Comments: _____

E. Cumberland County Commission Approve Deny

Resolution No. _____

Comments: _____



Application to Amend Cumberland County Road List

There is a nonrefundable \$100 fee taken at the time of application to cover the cost of required public notice. Please return completed application, with fee, to the Cumberland County Mayor's Office.

If seeking to close or shorten a current road on the road list, applicant is required to produce a title opinion from a licensed attorney regarding the closure or shortening. The opinion must confirm that there are no easements, rights-of-way, or other claims or encumbrances in the chain of title that could be adversely impacted by the closure. Cost of the opinion is to be incurred by the applicant.

ADMIN USE ONLY

DATE RECEIVED: 5/12/20
AMOUNT: \$100 #11234
 Check Cash
INITIALS: JL

Applicant Information:

TAMARA K. KOSOR 954-553-2483
NAME PHONE
602 John Myers Road TKOSOR@ADAEROMETALS.COM
STREET ADDRESS EMAIL
Crossville TN 38572
CITY STATE ZIP

IF NECESSARY, LIST ANY ADDITIONAL PARTIES HERE:

NAME	NAME	NAME
ADDRESS	ADDRESS	ADDRESS
PHONE	PHONE	PHONE

Roadway Information:

John Myers Road
ROAD NAME
.79 14 FEET 14 FEET +
LENGTH OF ROAD (Nearest tenth of a mile) WIDTH OF ROAD (feet) WIDTH OF ROADBED (feet)
14 FEET 1 N/A
WIDTH OF PAVED SURFACE (feet) NUMBER OF DRAINAGE STRUCTURES MAX LOAD ALLOWED
N/A 50 YEARS WEIGHT-LIMITED BRIDGE?
SPEED LIMIT (if any) AGE OF ROAD yes no

ADDITIONAL TYPES OF VEHICLES, IF ANY, USING THE ROADWAY: Agricultural equipment Logging trucks Commercial ATVs

TYPE OF SURFACE: Asphalt Tar & Chip Gravel

DESCRIPTION OF BEGINNING AND END POINTS BEING CONSIDERED:

WANTING TO TAKE OF END OF ROAD TO PRIVATE
JUST PAST RANDY ROAD INTERSECTION

History:

Has the road appeared on previous road lists? If yes, what year(s)?

Is there proof of previous county maintenance on the road?
Do deeds along the roadway denote the road as a county road? Which deed?

Is this a clerical error on the list? (Example: wrong length, misspelled name, etc.)
Type of error: _____

Yes No
Yes No
Yes No
Yes No

Right-of-Way:

Is the title clear?
Comments: _____

Are there any current court proceedings or judgements regarding use of the road?
Comments: _____

Are there any deeds describing special use of the land that goes under the road?
Comments: _____

Is the right-of-way taxed?

Yes No
Yes No
Yes No
Yes No

BELOW THIS LINE FOR ROAD SUPERINTENDENT AND PLANNING USE ONLY

RECOMMENDATIONS

A. Cumberland County Road Superintendent

- 1. Estimated cost of meeting road acceptance standards: \$ -0-
- 2. Estimated yearly maintenance cost: \$ -0-
- 3. Anticipated lifespan before maintenance required: 57-60 - 10 -
- 4. Request meets road acceptance standards Yes No
- 5. Recommended Class: 1 2 3 4
- 6. Recommended Classification: Arterial Collector Local Cul-de-sac
- 7. Approve Deny

Stanley Hale 5-11-2024
Superintendent, Highway Department (Signature) Date

Comments: WANTS TO TAKE OF END SECTION OF ROAD ABOUT 3 TENTHS

B. Cumberland County Regional Planning Commission

- 1. A variance is required for approval Yes No
- 2. Variance will not be detrimental to public safety, welfare, or property Yes No
- 3. Variance request is unique to the property Yes No
- 4. A hardship to the owner will result if variance is not approved Yes No

Secretary, Cumberland County Regional Planning Commission (Signature) Date

Comments: _____

C. County Attorney Approve Deny N/A

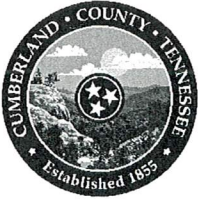
County Attorney (Signature) Date

Comments: _____

D. Cumberland County Commission Approve Deny

Resolution No. _____

Comments: _____



Application to Amend Cumberland County Road List

There is a nonrefundable \$100 fee taken at the time of application to cover the cost of required public notice. Please return completed application, with fee, to the Cumberland County Mayor's Office.

If seeking to close or shorten a current road on the road list, applicant is required to produce a title opinion from a licensed attorney regarding the closure or shortening. The opinion must confirm that there are no easements, rights-of-way, or other claims or encumbrances in the chain of title that could be adversely impacted by the closure. Cost of the opinion is to be incurred by the applicant.

ADMIN USE ONLY

DATE RECEIVED: 5/1/26
AMOUNT: \$100 #2465
 Check Cash
INITIALS: JL

Applicant Information:

Claude L. Turner
NAME
998 Tuttle Lane
STREET ADDRESS
Crossville TN 38571
CITY STATE ZIP

931-787-3045
PHONE
EMAIL

IF NECESSARY, LIST ANY ADDITIONAL PARTIES HERE:

NAME	NAME	NAME
ADDRESS	ADDRESS	ADDRESS
PHONE	PHONE	PHONE

Roadway Information:

Lauren Way
ROAD NAME

<u>0.21 MILES</u> LENGTH OF ROAD (Nearest tenth of a mile)	<u>24'</u> WIDTH OF ROAD (feet)	<u>28'</u> WIDTH OF ROADBED (feet)
<u>20'</u> WIDTH OF PAVED SURFACE (feet)	<u>1</u> NUMBER OF DRAINAGE STRUCTURES	<u>74,000 LB</u> MAX LOAD ALLOWED
SPEED LIMIT (if any)	<u>2 YRS</u> AGE OF ROAD	WEIGHT-LIMITED BRIDGE? <input type="checkbox"/> yes <input checked="" type="checkbox"/> no

ADDITIONAL TYPES OF VEHICLES, IF ANY, USING THE ROADWAY: Agricultural equipment Logging trucks Commercial ATVs

TYPE OF SURFACE: Asphalt Tar & Chip Gravel

DESCRIPTION OF BEGINNING AND END POINTS BEING CONSIDERED:

ROAD BEGINNING AT WOODGATE DRIVE. DRAINAGE STRUCTURE INSTALLED BY HOPPER EXCAVATING & SUB GRADE PREP. J. PAUL SMITH CONSTRUCTION PROF ROLLED SUB GRADE WITH COUNTY ROAD SUPERVISOR AND PLACED +/- 8" OF BASE STONE AND PLACED +/- 2 1/2" OF ASPHALT. ROADWAY HAS 2 FT BASE STONE SHOULDERS.

B. Cumberland County Regional Planning Commission

- 1. A variance is required for approval Yes No
- 2. Variance will not be detrimental to public safety, welfare, or property Yes No
- 3. Variance request is unique to the property Yes No
- 4. A hardship to the owner will result if variance is not approved Yes No

Secretary, Cumberland County Regional Planning Commission (Signature) Date

Comments: _____

C. County Attorney Approve Deny N/A

County Attorney (Signature) Date

Comments: _____

D. Cumberland County Commission Approve Deny

Resolution No. _____

Comments: _____

CERTIFICATE OF OWNERSHIP AND DEDICATION

I (WE) HEREBY CERTIFY THAT I AM (WE ARE) THE OWNER(S) OF THE PROPERTY SHOWN AND DESCRIBED HEREON AND THAT I (WE) HEREBY ADOPT THIS PLAN OF SUBDIVISION WITH MY (OUR) FREE CONSENT, ESTABLISH THE MINIMUM BUILDING RESTRICTION LINES, AND DEDICATE ALL STREET, ALLEYS, WALKS, PARKS, AND OTHER OPEN SPACES TO PUBLIC OR PRIVATE USE AS NOTED. I (WE) FURTHER ACKNOWLEDGE THAT ANY CHANGE TO THIS SUBDIVISION CONSTITUTES A RESUBDIVISION AND REQUIRES THE APPROVAL OF THE PLANNING COMMISSION.

DATE _____ OWNER _____
 DATE _____ OWNER _____

CERTIFICATE OF ACCURACY

I HEREBY CERTIFY THAT THE PLAN SHOWN AND DESCRIBED HEREON IS TRUE AND CORRECT SURVEY TO THE ACCURACY REQUIRED BY THE WHITE COUNTY REGIONAL PLANNING COMMISSION AND THAT THE MONUMENTS HAVE BEEN PLACED AS SHOWN HEREON TO THE SPECIFICATIONS OF THE WHITE COUNTY SUBDIVISION REGULATIONS.

DATE _____ REGISTERED ENGINEER OR SURVEYOR
 RLS#2171

CERTIFICATION OF EXISTING ROAD AND CERTIFICATE OF APPROVAL FOR RECORDING

I HEREBY CERTIFY THAT THE ROAD SHOWN ON THIS PLAT APPEARS ON THE OFFICIAL WHITE COUNTY ROAD MAP AND HAS THE STATUS OF AN ACCEPTED PUBLIC ROAD REGARDLESS OF CURRENT CONDITION. I FURTHER CERTIFY THAT THE SUBDIVISION PLAT SHOWN HEREON, WITH THE EXCEPTION OF THE EXISTING ROAD AND ANY SUCH VARIANCES, IF ANY, AS ARE NOTED IN THE MINUTES OF THE WHITE COUNTY REGIONAL PLANNING COMMISSION, HAS BEEN FOUND TO COMPLY WITH THE SUBDIVISION REGULATIONS OF WHITE COUNTY, TENNESSEE AND HAS BEEN APPROVED FOR RECORDING IN THE OFFICE OF THE COUNTY REGISTER.

DATE _____ SECRETARY, WHITE COUNTY REGIONAL
 PLANNING COMMISSION

CERTIFICATE OF EXISTING WATER LINES OR OTHER UTILITIES

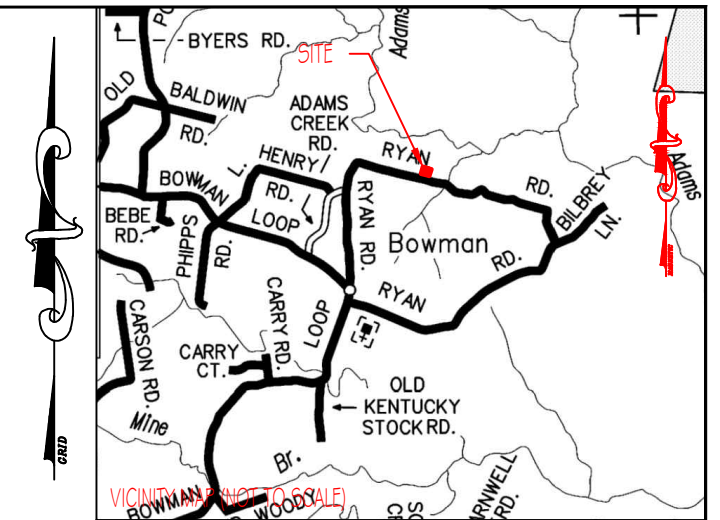
I HEREBY CERTIFY THAT THE WATER LINES AND/OR OTHER UTILITIES SHOWN HEREON ARE IN PLACE AND ARE OPERATED AND MAINTAINED BY THE _____ WATER UTILITY DISTRICT TO SERVE THE PROPERTY HEREIN SUBDIVIDED.

DATE _____ SIGNATURE OF WATER OR OTHER UTILITY
 DISTRICT REPRESENTATIVE

CERTIFICATE OF EXISTING STATE OR COUNTY ROAD

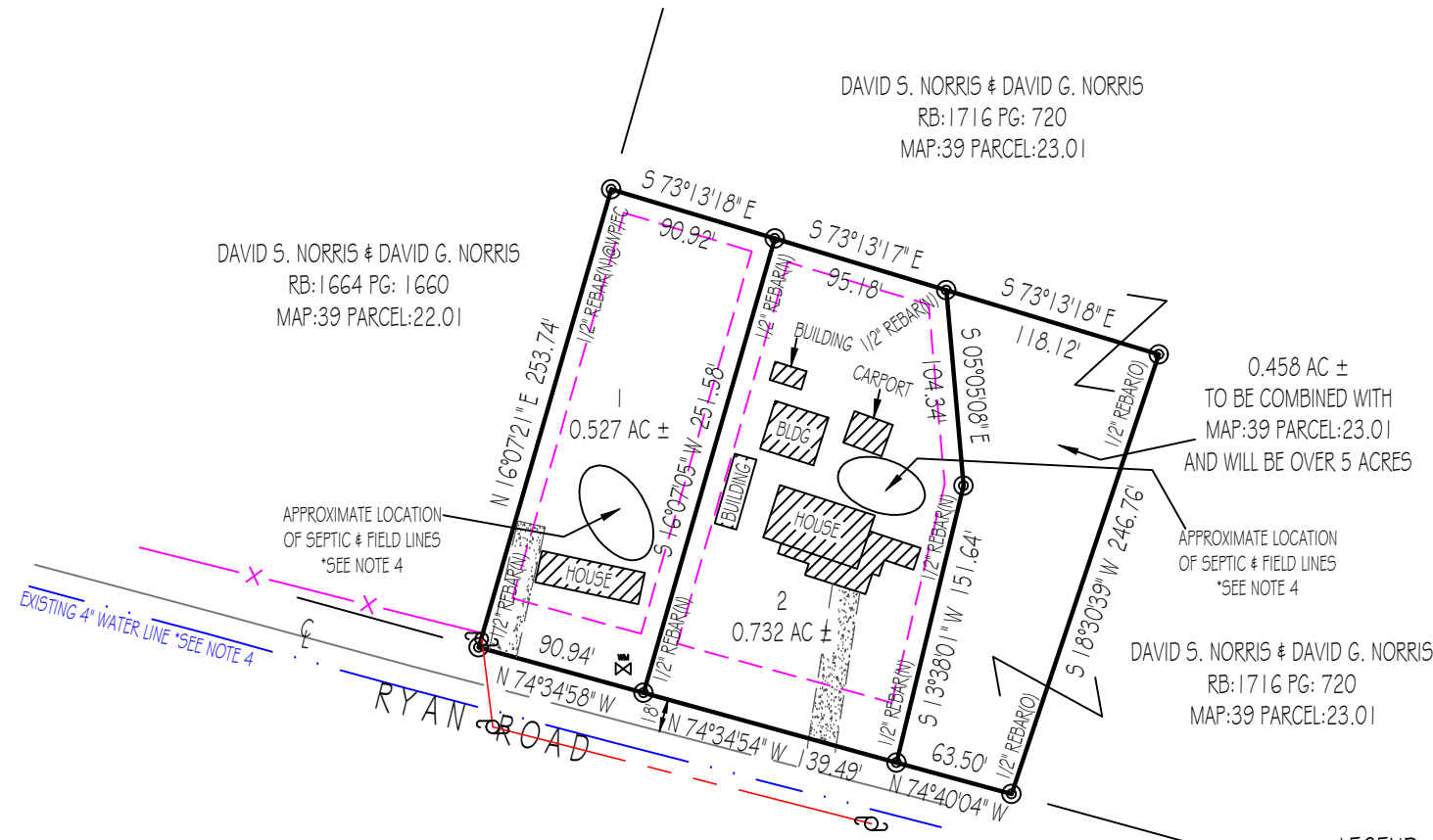
I HEREBY CERTIFY THAT THE ROAD SHOWN ON THIS PLAT HAS THE STATUS OF AN ACCEPTED ROAD REGARDLESS OF CURRENT CONDITION.

DATE _____ SIGNATURE OF CUMBERLAND COUNTY ROAD
 SUPERINTENDENT



NOTES:

1. THIS SURVEY WAS CONDUCTED FROM THE CURRENT DEED OF RECORD AND IS SUBJECT TO ANY INFORMATION WHICH A TITLE SEARCH WOULD REVEAL.
2. THIS SURVEY IS SUBJECT TO ANY EASEMENTS, RIGHTS OF WAYS, AND/OR LEASES WHICH COULD AFFECT THE PROPERTY.
3. THIS PROPERTY IS NOT IN A FLOOD ZONE, TO THE BEST OF MY KNOWLEDGE, ACCORDING TO FIRM MAP #47035C0175D, EFFECTIVE NOVEMBER 16, 2007.
4. INFORMATION FROM UTILITY COMPANY WILL BE COMBINED WITH OBSERVED EVIDENCE OF UTILITIES TO DEVELOP A VIEW OF THOSE UNDERGROUND UTILITIES. HOWEVER, LACKING EXCAVATION, THE EXACT LOCATION OF UNDERGROUND FEATURES CANNOT BE ACCURATELY, COMPLETELY AND RELIABLY DEPICTED. WHERE ADDITIONAL OR MORE DETAILED INFORMATION IS REQUIRED, THE CLIENT IS ADVISED TO CONTACT THE UTILITY COMPANY OR DIAL 811.
5. MINIMUM BUILDING SETBACKS ARE AS FOLLOWS:
 FRONT:
 LOCAL: 30'
 COLLECTOR: 40'
 ARTERIAL: 50'
 SIDE: 10'
 REAR: 10'



GNSS CERTIFICATION:

I, ALLEN MAPLES, JR., HEREBY CERTIFY THAT THIS IS A CATEGORY IV SURVEY AND THIS PLAT WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL GNSS SURVEY MADE UNDER MY SUPERVISION AND THE FOLLOWING INFORMATION WAS USED TO PERFORM THE SURVEY:

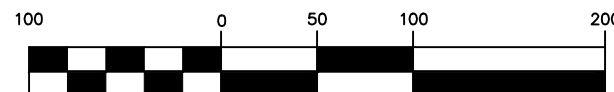
- A: POSITIONAL ACCURACY - 0.05 FEET
- B: TYPE OF GNSS FIELD PROCEDURE - REAL TIME KINEMATIC
- C: DATES OF SURVEY - 03/26/2026
- D: DATUM/EPOCH - NAD83 (2011)/EPOCH:2010.0000
- E: PUBLISHED/FIXED-CONTROL USE - ASSUMED (AS SHOWN ON PLAT)
- F: GEOID MODEL - GEOID 2018
- G: COMBINED GRID FACTOR(S) - 0.99987663
- H: CONVERGENCE ANGLE - 0°34'23"
- I: BASE STATIONS USED - TN19, TN26, TN28, & TN14



LEGEND

- (N) (NEW)
- (O) (OLD)
- ⊂ CENTERLINE
- ⊂ POWER POLE
- X- FENCELINE
- FC FENCE CORNER
- WP WOOD POST
- ⊗ WATER METER

GRAPHIC SCALE



(IN FEET)
 1 inch = 100 ft.

FINAL PLAT FOR	
FREDDIE CONLEY DIVISION	
PRESENTED TO CUMBERLAND COUNTY PLANNING COMMISSION	
OWNER: FREDDIE CONLEY	SURVEYOR: ALLEN MAPLES LAND SURVEYING
ADDRESS: 8226 GENESIS ROAD	ADDRESS: 38 MAYBERRY STREET
CROSSVILLE, TN 38571	SPARTA, TN 38583
TELEPHONE: (931) 510-1729	TELEPHONE: (931) 837-5446
P/L RB:1448 PG:2346	TAX MAP:39 PARCEL:23
DATE: 03/26/2026	2ND C.D. - CUMBERLAND COUNTY, TN
SCALE: 1"=100'	ACREAGE SUBDIVIDED: 1.717 AC ±
DRAWING # 26-111 A3	NUMBER OF LOTS: 2

REVISION OF LOT #8, SUE CITY SUBDIVISION

RECORDED IN PLAT BOOK: 6, PAGE: 43

NOTES:

THERE IS A 30' BUILDING SETBACK PARALLEL TO ALL ROAD RIGHT OF WAYS. TYPICAL ALL LOTS.

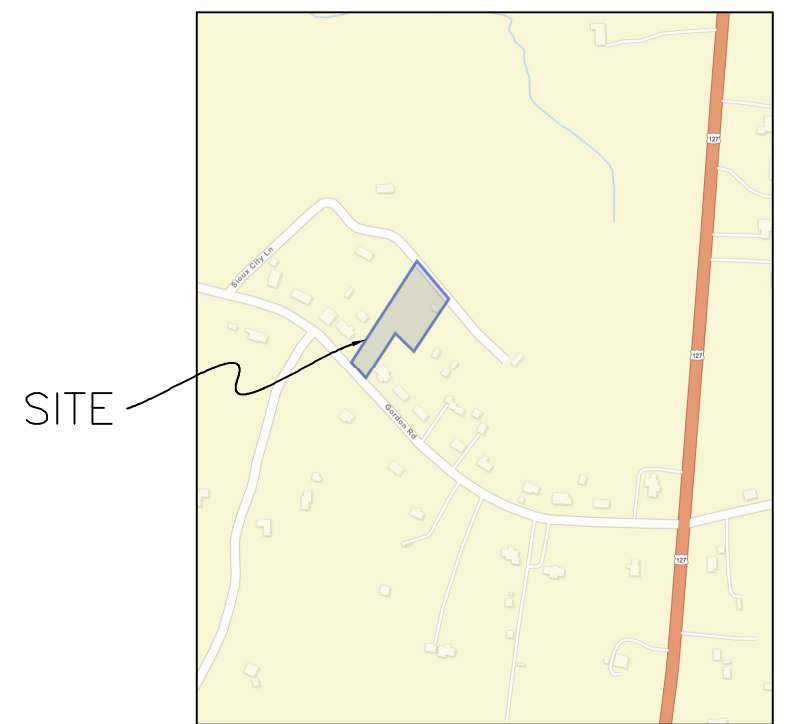
THERE IS A 12' UTILITIES EASEMENT PARALLEL TO ALL ROAD RIGHT OF WAYS. TYPICAL ALL LOTS.

THERE IS A 12' UTILITIES EASEMENT, 6' LEFT, RIGHT, & PARALLEL TO ALL SIDE LOT LINES, EXCEPT PERIMETER LOT LINES. TYPICAL ALL LOTS.

THERE IS A 10' BUILDING SETBACK PARALLEL TO ALL INTERIOR LOT LINES. TYPICAL ALL LOTS.

THERE IS A 12' BUILDING SETBACK AND UTILITIES EASEMENT PARALLEL TO ALL PERIMETER LOT LINES. TYPICAL ALL LOTS.

THIS PROPERTY DOES NOT LIE IN FLOOD ZONE "A" BASED ON FLOOD HAZARD BOUNDARY MAP, COMMUNITY PANEL #47035C0319D.



VICINITY MAP
CUMBERLAND COUNTY, TENNESSEE

CERTIFICATE OF APPROVAL OF ON-SITE SEWAGE DISPOSAL SYSTEMS

GENERAL RESTRICTIONS:

Approval is hereby granted for Lot(s) 1 – 2 defined as Revision Of Lot #8, Sue City Subdivision – located in Cumberland County, Tennessee, as being suitable for subsurface sewage disposal (SSD) with the listed restrictions. Lots have been evaluated and approved for one (1) single family dwelling per lot. Approval is based on soil conditions suitable for installation of SSD systems and does not constitute approval of building sites.

Prior to any construction of a structure, mobile or permanent, the plans for the exact house/structure location must be approved and an SSD system permit issued by the Tennessee Division of Water Resources. Water taps, water lines, underground utilities and driveways should be located at side property lines unless otherwise noted. **ANY CUTTING, FILLING OR ALTERATIONS OF THE SOIL CONDITIONS MAY VOID THIS APPROVAL.**

If shown, shading on lot(s) represents an area reserved to be used for the installation of the primary and reserve SSD systems and shall be used for no other purpose such as house location, other structure location, buried utilities, driveways, swimming pools, etc. or use which would conflict with the Regulations to Govern Subsurface Sewage Disposal Systems in Tennessee. Modifications of the shaded area(s) may be considered, provided sufficient shaded area is maintained.

LOT RESTRICTIONS:

Lot 1:

Lot 1 is limited to a maximum of 1 bedrooms. Modified Conventional septic system is required. Pump to fieldlines and a dosing tank may be required. The primary and reserve septic systems shall be located in the shaded area(s) indicated on the plat.

Lot 2:

Lot 2 is limited to a maximum of 3 bedrooms. Modified Conventional septic system is required. Pump to fieldlines and a dosing tank may be required. The primary and reserve septic systems shall be located in the shaded area(s) indicated on the plat.

Environmental Scientist
TN Division of Water Resources

Date

CERTIFICATE OF OWNERSHIP AND DEDICATION

I hereby certify that I am (we are) the owner(s) of the property shown and described hereon and that I (we) hereby adopt this plat of subdivision with my (our) free consent, established the minimum building restriction lines, and dedicate all streets, alleys, walks and parks as shown to the public or private use noted. I (we) further acknowledge that any change to this subdivision constitutes a resubdivision and requires the approval of the planning commission.

Date _____ Owner's Signature _____

Date _____ Owner's Signature _____

SURVEYOR'S CERTIFICATION

I hereby certify that the information shown on this plat is correct to the best of my ability and belief, these measurements were made by a field survey under my supervision. This is a category 1 survey, and the ratio and precision of the unadjusted closure is 1:10,000 as per the State of Tennessee standards of practice, Chapter 0820-3. This survey was made according to information of public record and/or observed ground evidence.

Date _____ O.D. Pugh, Jr., R.L.S. #699
Tennessee Registration
80 West Avenue
Crossville, TN 38555

CERTIFICATION OF EXISTING WATER LINES

I hereby certify that the water lines hereon are in place.

Date _____ Signature of Public Works Director
or Water Superintendent _____

CERTIFICATION OF EXISTING ROAD

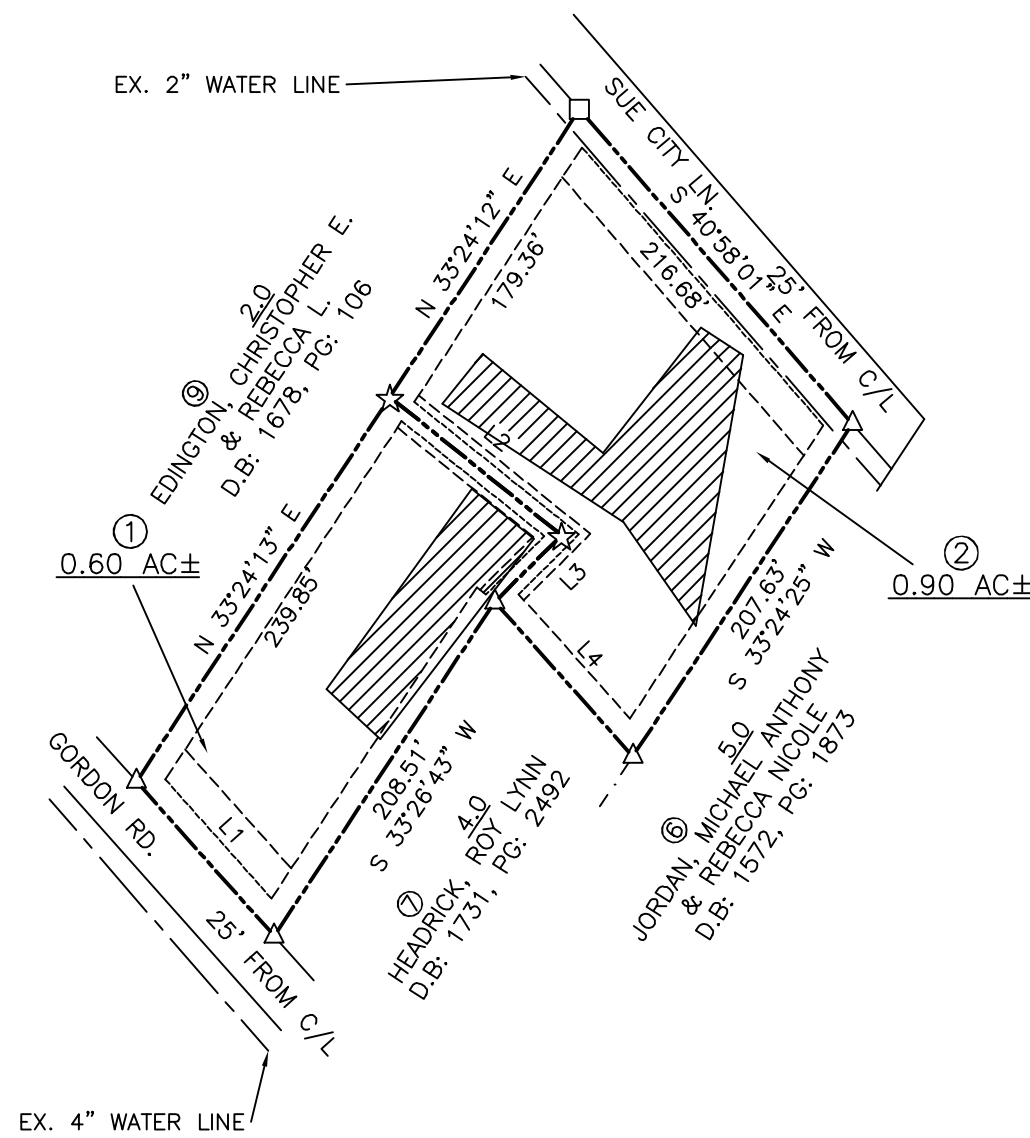
I hereby certify that the road shown on this plat has the status of an accepted public road regardless of current condition.

Date _____ Signature of Public Works Director
or County Road Superintendent _____

CERTIFICATE OF APPROVAL FOR RECORDING

I hereby certify that the Subdivision Plat shown hereon has been found to comply with the Subdivision Regulations of the Cumberland County Regional Planning Commission with the exception of such variances, if any, as are noted in the Official Minutes of the Cumberland County Planning Commission, and that said plat has been approved for recording in the Office of the Register of Cumberland County, Tennessee.

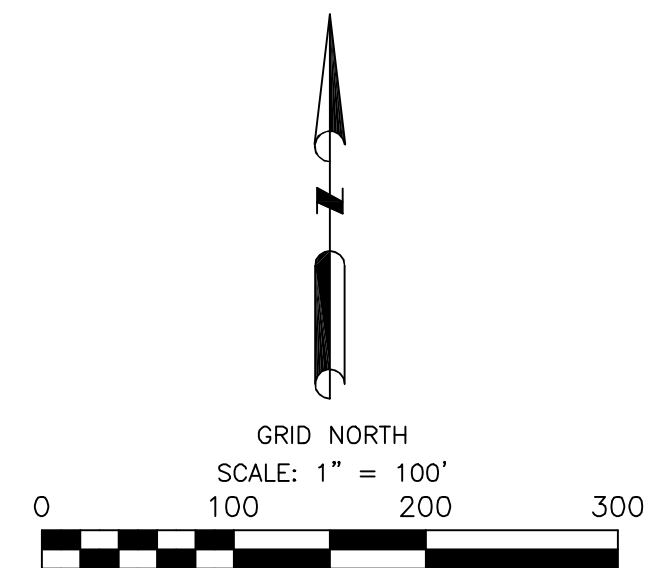
Date _____ Signature of the Secretary of
Cumberland County Regional Planning Commission _____



LEGEND

These standard symbols will be found in the drawing.

- ☆ N.P. 1/2" REBAR
- △ EX. 1/2" REBAR
- EX. WOOD FENCE POST
- × SOIL STAKE
- PROPERTY LINE
- - - - - ADJOINING PROPERTY LINE
- ROAD RIGHT OF WAY

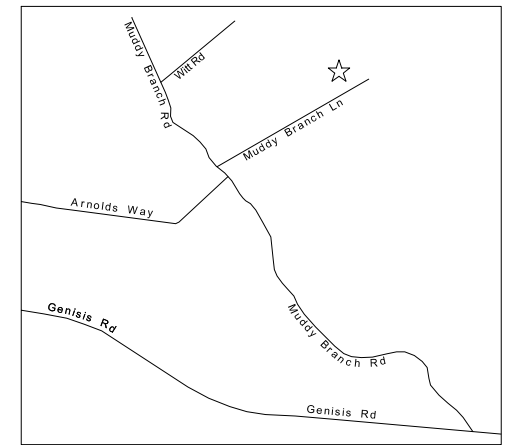
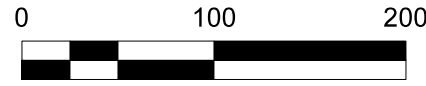


GPS INFORMATION

1. Type of GPS Field Procedure Used: Real Time Kinematic
2. Type of GPS Equipment Used: Topcon Hiper VR Dual Frequency Receiver
3. Relative Positional Accuracy: H = 0.05', V = 0.05'
4. Date(s) of Survey: January 22, 2026
5. Datum/Epoch: NAD 83 (2011)/Epoch 2005.00
6. Fixed Control Station: TDOT CORS NETWORK (TN 23)
7. Fixed Control Station Position: Northing: 578,937.15'
Eastings: 2,264,792.00'
8. Geoid Model Used: GEOID18
9. Combined Grid Factor: Not Applicable

LINE	BEARING	DISTANCE
L1	N 41°42'58" W	107.81'
L2	S 51°09'13" E	114.82'
L3	S 45°05'23" W	49.16'
L4	N 41°46'23" W	107.89'

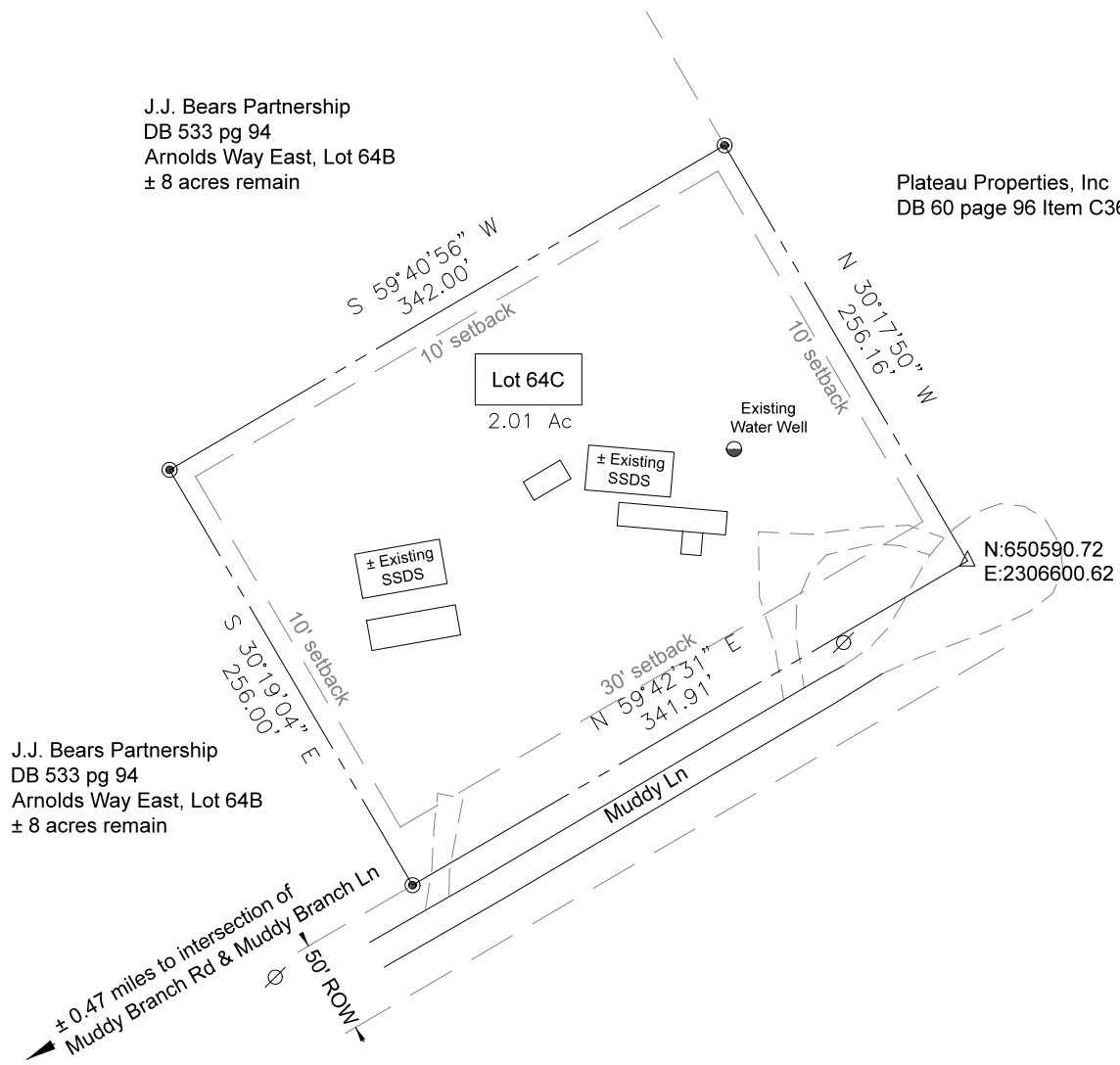
MID-STATE SURVEYING P.O. BOX 212 80 WEST AVE. CROSSVILLE, TENNESSEE	
FINAL PLAT REVISION OF LOT #8, SUE CITY SUBDIVISION RECORDED IN PLAT BOOK: 6, PAGE: 43 PRESENTED TO CUMBERLAND COUNTY REGIONAL PLANNING COMMISSION	
OWNER: FLURY, JOSEPH ADDRESS: 284 CANEY CREEK DR. CROSSVILLE, TN 38571 TELEPHONE: (931) 287-8592	SURVEYOR: MID-STATE SURVEYING ADDRESS: 80 WEST AVE. CROSSVILLE, TN 38555 TELEPHONE: (931) 484-7702
OWNER: ADDRESS: TELEPHONE:	ACREAGE SUBDIVIDED: 1.5 AC± NUMBER OF LOTS: 2 SCALE: 1"=100' DATE: 1/22/26 DEED BOOK: 1740 PAGE: 1370
TAX MAP: 151 PARCEL: 3.0 GROUP:	JOB NUMBER: 26008 DRAWING NUMBER: 26008-REC DRAWN BY: ROBIN POWERS



Vicinity Map

J.J. Bears Partnership
DB 533 pg 94
Arnolds Way East, Lot 64B
± 8 acres remain

Plateau Properties, Inc
DB 60 page 96 Item C36



J.J. Bears Partnership
DB 533 pg 94
Arnolds Way East, Lot 64B
± 8 acres remain

1. Tax Map 023 Parcel 015.01 Partial
2. Deed book 533 page 94
3. Setback 30' Front; 10' sides and rear
4. Lot not served by public water utility, served by on site water well
5. Rights of Way, Easements, & Restrictions as applicable
6. FIRM: 47035C0308D; Zone X
7. Grid: Tennessee State Plane NAD 83 (2011)

- Iron Pin Set
- △ Spike Set
- Existing Water Well
- ⊗ Power Pole



Certificate of Ownership and Dedication
I (we) hereby certify that I am (we are) the owner(s) of the property shown and described hereon and that I (we) hereby adopt this plan of subdivision with my (our) free consent, establish the minimum building restriction lines, and dedicate all roads, utility lines, and easements as shown to the public or private use as noted. I (we) further acknowledge that any change to this subdivision constitutes a resubdivision and requires the approval of the Planning Commission.

Date

Owner's Signature

Date

Owner's Signature

Certificate of Existing State or County Road
I hereby certify that the road shown on this plat has the status of an accepted road regardless of current condition

Date

Signature of Cumberland County Road Representative

Certificate of Approval of Property Number(s)
I hereby certify that the subdivision as shown hereon, and the properties therein, have been assigned property numbers, as per the Cumberland County Road Naming and Property Numbering System and that hereafter, the properties shall be addressed as shown hereon.

Date

Director, Cumberland County E-911 Board

Certificate of Approval For Recording
I hereby certify that the Subdivision Plat shown hereon has been found to comply with the Subdivision Regulations of the Cumberland County Regional Planning Commission with the exception of such vairances, if any, as are noted in the Official Minutes of the Cumberland County Planning Commission, and that said plat has been approved for recording in the Office of the Register of Cumberland County, Tennessee

Date

Signature of Cumberland County Planning Commission

Certificate of Accuracy and Precision
I hereby certify that the plan shown and described hereon is a true and correct Class I survey, and the ratio of precision is 1: 10000, performed in accordance to current Tennessee Standards of Practice for Land Surveyors. I further certify that the monumnets have been placed as shown hereon, to the specifications for the Cumberland County Planning Commission

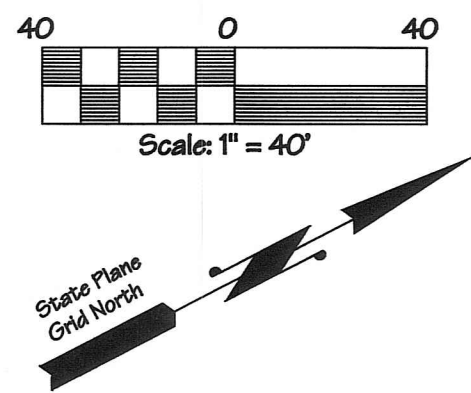
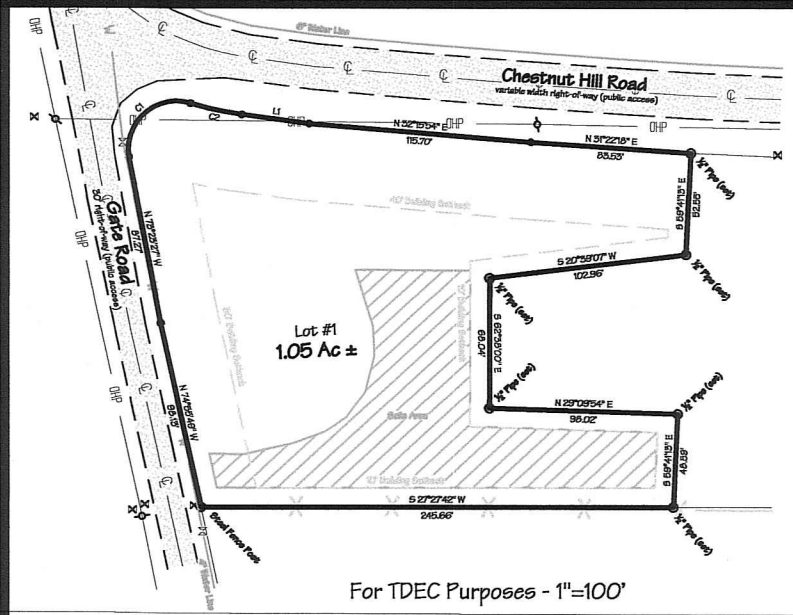
Date

Surveyor's Signature

**Preliminary Draft
For Information Only
Not For Recording**

Subdivide Lot 64B Arnolds Way East

J.J. Bears, Partnership		
DRAWN	DATE 05/07/2026	Eighth Civil District Cumberland County, Tennessee 531 Muddy Branch Ln Crossville, TN 38557
APPROVED	DATE	
SCALE 1" = 100'	SHEET	PROJECT NO.



**CERTIFICATE OF APPROVAL OF ON-SITE SEWAGE DISPOSAL SYSTEMS
GENERAL RESTRICTIONS:**

Approval is hereby granted for Lot(s) 1A - defined as Greer Estates Phase 1 - located in Cumberland County, Tennessee, as being suitable for subsurface sewage disposal (SSD) with the listed restrictions. Lots have been evaluated and approved for one (1) single family dwelling per lot. Approval is based on soil conditions suitable for installation of SSD systems and does not constitute approval of building sites.

Prior to any construction of a structure, mobile or permanent, the plans for the exact house/structure location must be approved and an SSD system permit issued by the Tennessee Division of Water Resources. Water taps, water lines, underground utilities and driveways should be located at side property lines unless otherwise noted. ANY CUTTING, FILLING OR ALTERATIONS OF THE SOIL CONDITIONS MAY VOID THIS APPROVAL.

If shown, shading on lot(s) represents an area reserved to be used for the installation of the primary and reserve SSD systems and shall be used for no other purpose such as house location, other structure location, buried utilities, driveways, swimming pools, etc. or use which would conflict with the Regulations to Govern Subsurface Sewage Disposal Systems in Tennessee. Modifications of the shaded area(s) may be considered, provided sufficient shaded area is maintained.

LOT RESTRICTIONS

Lot 1: Lot 1 is limited to a maximum of 3 bedrooms. Modified Conventional septic system is required. Pump to fieldlines and a dosing tank may be required. The primary and reserve septic systems shall be located in the shaded area(s) indicated on the plat.

Environmental Scientist _____ Date _____
TN Division of Water Resources

CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING
C1	25.00'	51.49'	42.86'	N 14°23'04" W
C2	164.62'	27.27'	27.24'	N 39°52'26" E

LINE	BEARING	DISTANCE
L1	N 35°07'33" E	35.45'

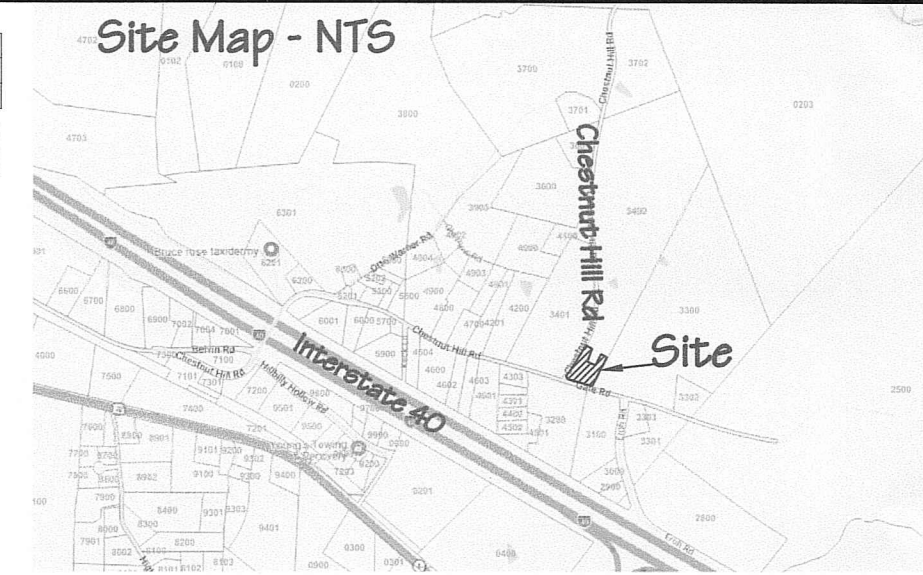
SPECIAL FLOOD HAZARD AREA (SFHA) DETERMINATION

According to the FEMA FIRM #47035C0330D,

Dated: 11/16/2007

Check One:

- : No areas of the subject property depicted on this plat are in a SFHA
- : All of the subject property depicted on this plat is in a SFHA
- : Shaded area(s) of the subject property depicted on this plat are in a SFHA



CERTIFICATE OF OWNERSHIP AND DEDICATION

I hereby certify that I am the owner of the property shown and described hereon and that I hereby adopt this plan of subdivision with my free consent, establish the minimum building restriction lines, and dedicate all roads, utility lines and easements as shown to the public or private use noted. I further acknowledge that any change to this subdivision constitutes a resubdivision and requires the approval of the Planning Commission.

Date Signed _____ Owner's Signature _____

CERTIFICATION OF EXISTING WATER LINES OR OTHER UTILITIES

I hereby certify that the water lines and/or other utilities shown hereon are in place and are operated and maintained by the Cumberland Plateau Water Authority to serve the property herein subdivided.

Date Signed _____ Signature of Water or Other Utility District Representative _____

CERTIFICATION OF EXISTING STATE OR COUNTY ROAD

I hereby certify that Gate Road & Chestnut Hill Road, as shown on this plat, has the status of accepted roads regardless of current condition.

Date Signed _____ Signature of Cumberland County Road Superintendent _____

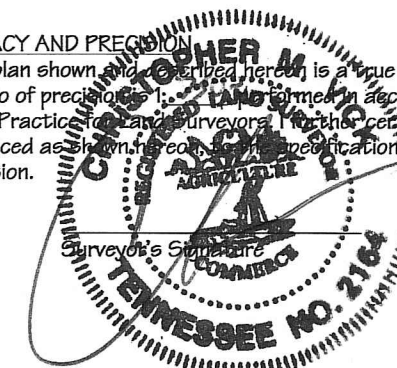
CERTIFICATE OF APPROVAL FOR RECORDING

I hereby certify that the Subdivision Plat shown hereon has been found to comply with the Subdivision Regulations of the Cumberland County Regional Planning Commission with the exception of such variances, if any, as are noted in the Official Minutes of the Cumberland County Planning Commission, and that said plat has been approved for recording in the Office of the Register of Cumberland County, Tennessee.

Date Signed _____ Secretary, Cumberland County Planning Commission _____

CERTIFICATE OF ACCURACY AND PRECISION
I hereby certify that the plan shown hereon is a true and correct Class II survey, and the ratio of precision of the same is in accordance to current Tennessee Standards of Practice. I further certify that the monuments have been placed as shown on the plan in accordance to the Cumberland County Planning Commission.

16 April 2026
Date Signed _____



GPS CERTIFICATION:

I, William C. Willhite, hereby certify that this map was drawn under my supervision from an actual GPS survey made under my supervision and the following information was used to perform the survey:
(a) Type of Survey: Real Time Kinematic
(b) Positional Accuracy: 0.05 feet
(c) Date of survey: 20 November 2025
(d) Datum/Epoch: NAD83(2011) Epoch 2010.00
(e) Published/Fixed-control used: TDOT CORS Network
(f) Geoid Model: Geoid18
(g) Combined grid factor(s): 0.99989496

State Plane Coordinates		
	Northing	Easting
GPS Base Point	591478.33	2281108.91

Note: The point of beginning is a steel fence post being the southeastern corner of this parcel located in the northern right-of-way of Gate Road as well as being located N 41°12'42" E 3.79 feet from a water meter and furthermore being located S 14°12'39" W 668.08 feet from a GPS Base Point.

Note: Every document of record reviewed and considered as a part of this survey is noted hereon. This survey is prepared from the current deed of record and does not represent a title search or a guarantee of title and is subject to any state of facts that a current accurate title search will reveal. Furthermore, the boundary as shown hereon is subject to change if the surveyor is presented with or made known of any additional information or evidence not represented hereon and deemed essential to establishing the correct boundary line.

This is a boundary line survey. There is absolutely no certification made as to the existence or non-existence of the following: wetlands; cemeteries, easements or rights-of-way unless otherwise noted hereon; sub-surface utilities or streams; above ground utilities other than those which are clearly shown and labeled as such hereon; buildings, structures, ponds, lakes or streams other than those which are clearly shown and labeled as such hereon; flood areas or designated flood zones unless otherwise noted; or any and all other land features that could be deemed topographic.

Note: The plat drawn hereon is subject to regulatory authority and is subject to change according to physical evidence, (i.e. blufflines, painted lines, roads, lakes, ponds, indicia of ownership, etc.)

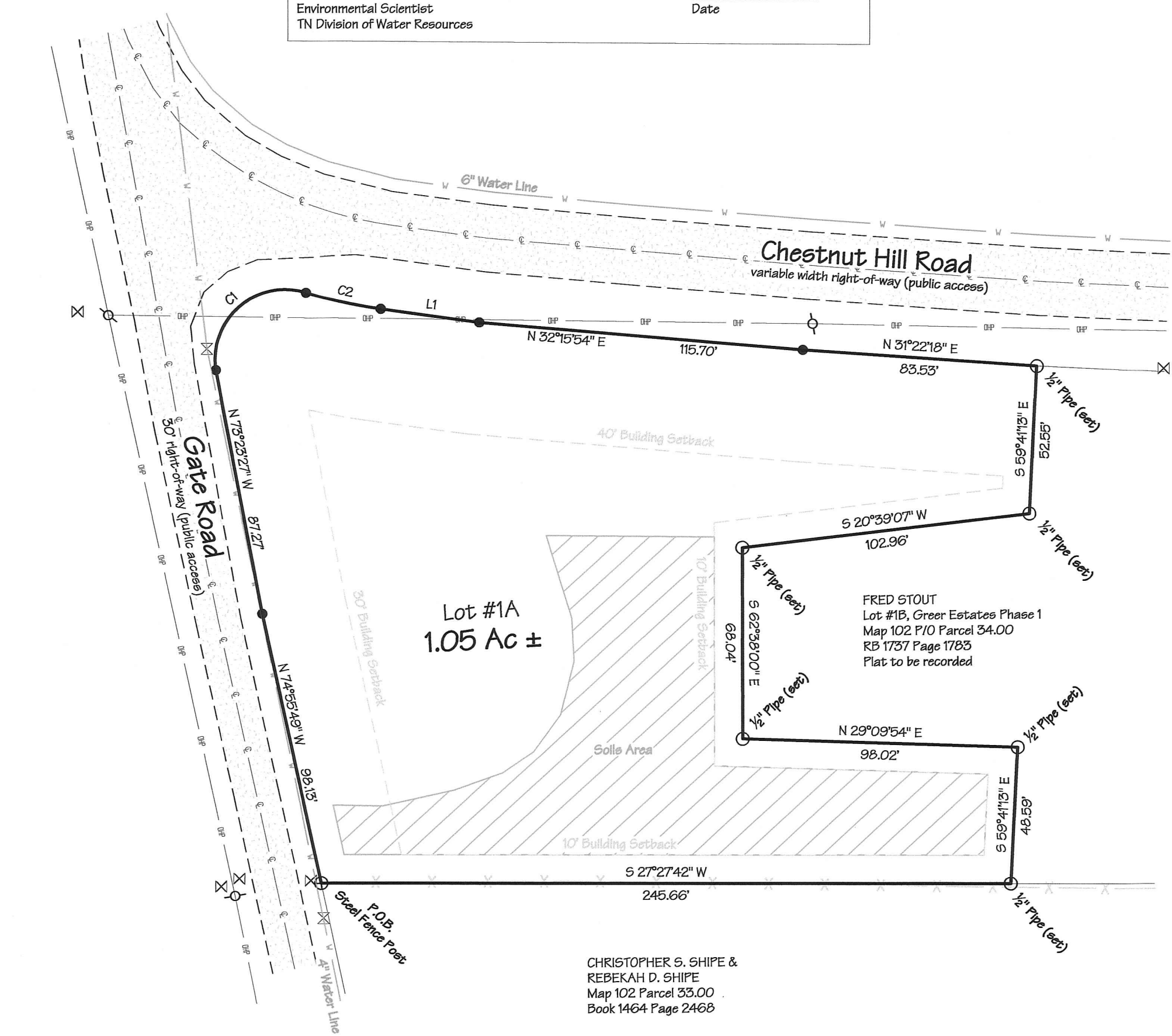
Note: This property may be subject to utility ingress/egress and/or right-of-ways.

The surveyor is not responsible for any determination or location of any underground conditions not visible and including but not limited to soils, geological conditions, physical devices and pipelines or buried cables and shall not be responsible for any liability that may arise out of the making of or failure to make such determination or location of any subsurface conditions. For underground utility location call 1-800-351-1111 (TN ONE CALL).

I hereby certify that this is a category II & IV survey and that the ratio of precision of the unadjusted survey is at minimum 1:7500 as shown hereon and has been performed in compliance with current Tennessee Minimum Standards of Practice.

Note: This survey and its representations are intended solely for the benefit of the surveyor's client.

Drawn by: SLN File: 23-346c2 Greer Estates, PH I Lot 1A



CHRISTOPHER S. SHIPE &
REBEKAH D. SHIPE
Map 102 Parcel 33.00
Book 1464 Page 2468

LEGEND

	Power Pole		Water Line
	Water Meter		Telephone Line
	1/2" Pipe (est)		Fenceline
	Soils Area		Overhead Power
			Centerline
			Setback Line
			P.O.B. - Point of Beginning

Setbacks:
Local Roads - 30'
Collector Roads - 40'
Side & Rear - 10'

Any new construction or additions to any current structures or any replacement of a depicted structure encroaching on setback requirements must abide by current setbacks.

Christopher M. Vick, RLS #2164
VICK SURVEYING, LLC
2772 Hidden Cove Road, Cookeville, TN 931-372-1286

1st Civil District
Final Plat
For
Lot #1A of Greer Estates Phase 1
Presented to
Cumberland County Regional Planning Commission

DEVELOPER: Fred Stout ADDRESS: Chestnut Hill Road & Gate Road Cookeville, TN 38571 TELEPHONE: 931-979-6256	SURVEYOR: Christopher M. Vick ADDRESS: 2772 Hidden Cove Road Cookeville, TN. 38506 TELEPHONE: 931-372-1286
ENGINEER: _____ ADDRESS: _____ TELEPHONE: _____	OWNER: Fred Stout ADDRESS: Chestnut Hill Road & Gate Road Cookeville, TN 38571 TELEPHONE: 931-979-6256
ACREAGE SUBDIVIDED: 1.05 LOTS: 1 DEED BOOK REFERENCE: RB 1737 Pg. 1783	TAX MAP: 102 PARCEL NO: 34.00 DATE: 20 November 2025 SCALE: 1"=40'-0" Revised: 06 April 2026



NORTH MERIDIAN is oriented to the bearing of record for the southwestern line of the survey - N 75°42'00" W per Plat Book 3, p. 38

CERTIFICATE OF ACCURACY

I hereby certify that the plan shown and described hereon is a true and correct survey to the level of accuracy required by the Cumberland County Regional Planning Commission and that the monuments have been placed as shown herein to the specifications of the Cumberland County Planning Commission.

Date _____

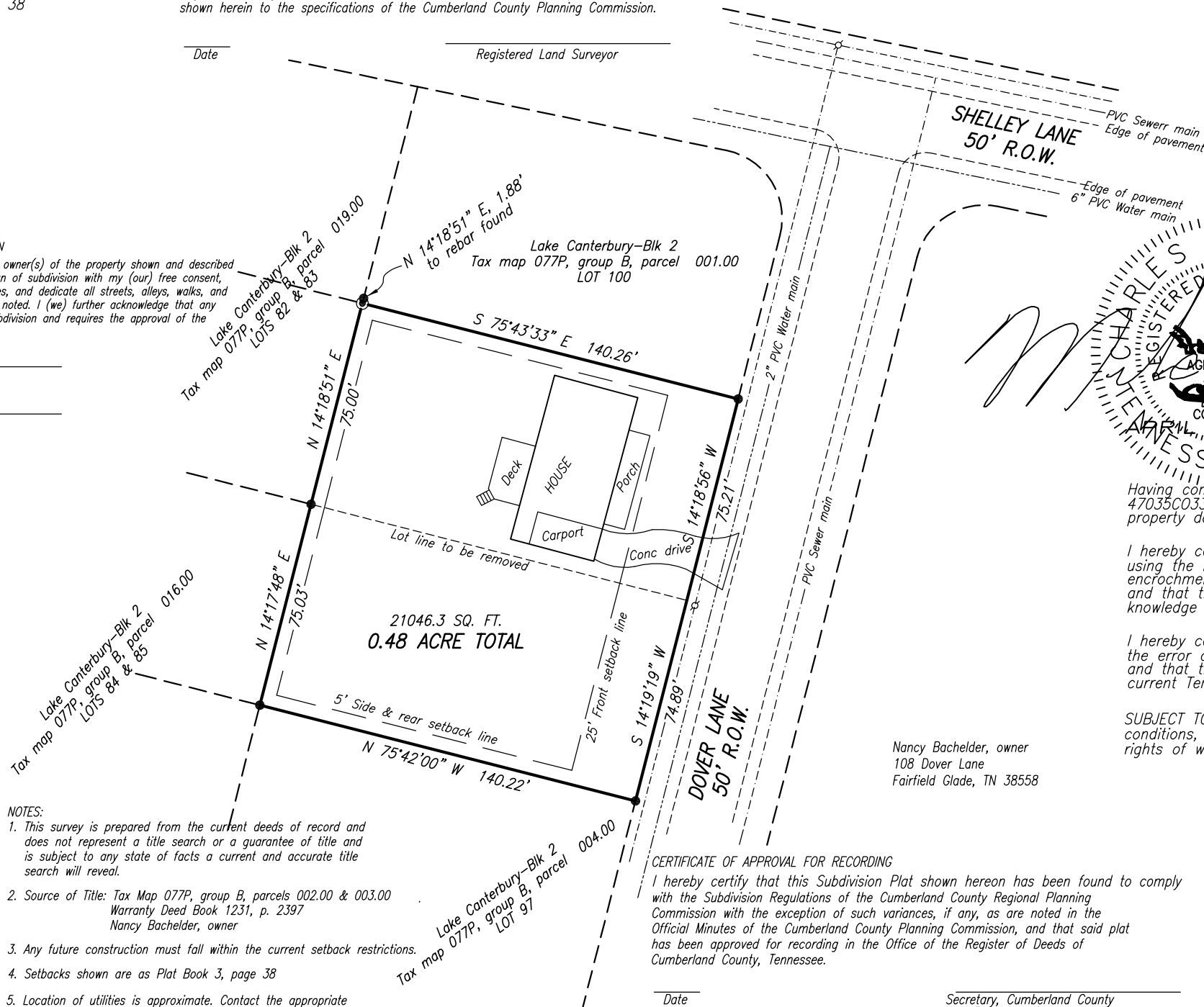
Registered Land Surveyor _____

CERTIFICATE OF OWNERSHIP AND DEDICATION

I (we) hereby certify that I am (we are) the owner(s) of the property shown and described hereon and that I (we) hereby adopt this plan of subdivision with my (our) free consent, establish the minimum building restriction lines, and dedicate all streets, alleys, walks, and parks as shown to the public or private use noted. I (we) further acknowledge that any change to this subdivision constitutes a resubdivision and requires the approval of the Planning Commission.

Date _____ Owner _____

Date _____ Owner _____



LOCATION MAP
Not to Scale



Having consulted the FEMA Flood Insurance Rate Map (FIRM), 47035C0335D, dated November 16, 2007, I found that this property does NOT lie in a Special Flood Zone.

I hereby certify that this survey has been made using the latest recorded deed; that there are no encroachments or projections other than those shown and that this survey is correct to the best of my knowledge and belief.

I hereby certify that this is a Category 2 Survey and that the error of closure of the unadjusted traverse exceeds 1:10,000 and that this survey was performed in compliance with the current Tennessee Standards of Practice for Land Surveying.

SUBJECT TO any and all restrictions, covenants, conditions, planning commission and zoning ordinances, rights of way, and easements, if any, affecting said land.

Nancy Bachelder, owner
108 Dover Lane
Fairfield Glade, TN 38558

CERTIFICATE OF APPROVAL FOR RECORDING

I hereby certify that this Subdivision Plat shown hereon has been found to comply with the Subdivision Regulations of the Cumberland County Regional Planning Commission with the exception of such variances, if any, as are noted in the Official Minutes of the Cumberland County Planning Commission, and that said plat has been approved for recording in the Office of the Register of Deeds of Cumberland County, Tennessee.

Date _____

Secretary, Cumberland County
Planning Commission

LEGEND

- UNMONUMENTED POINT
- 1/2" DIAMETER REBAR FOUND
- ⊗ UTILITY POLE

NOTES:

1. This survey is prepared from the current deeds of record and does not represent a title search or a guarantee of title and is subject to any state of facts a current and accurate title search will reveal.
2. Source of Title: Tax Map 077P, group B, parcels 002.00 & 003.00 Warranty Deed Book 1231, p. 2397 Nancy Bachelder, owner
3. Any future construction must fall within the current setback restrictions.
4. Setbacks shown are as Plat Book 3, page 38
5. Location of utilities is approximate. Contact the appropriate utility for location of underground utilities.

FINAL PLAT
COMBINATION OF LOTS 98 & 99
BLK 2 - LAKE CANTERBURY ADDITION TO
FAIRFIELD GLADE
Second Civil District Cumberland County
Scale 1" = 50'
April 16, 2026
Mike Freeman Land Surveyor
118 Exeter Drive Crossville, TN 38558
(865) 696-0327

CERTIFICATE OF OWNERSHIP AND DEDICATION

I (WE) HEREBY CERTIFY THAT I AM (WE ARE) THE OWNER(S) OF THE PROPERTY SHOWN AND DESCRIBED HEREON AND THAT I (WE) HEREBY ADOPT THIS PLAN OF SUBDIVISION WITH MY (OUR) FREE CONSENT, ESTABLISH THE MINIMUM BUILDING RESTRICTION LINES, AND DEDICATE ALL STREET, ALLEYS, WALKS, PARKS, AND OTHER OPEN SPACES TO PUBLIC OR PRIVATE USE AS NOTED. I (WE) FURTHER ACKNOWLEDGE THAT ANY CHANGE TO THIS SUBDIVISION CONSTITUTES A RESUBDIVISION AND REQUIRES THE APPROVAL OF THE PLANNING COMMISSION.

DATE _____ OWNER _____

DATE _____ OWNER _____

CERTIFICATE OF ACCURACY AND PRECISION

I HEREBY CERTIFY THAT THE PLAN SHOWN AND DESCRIBED HEREON IS A TRUE AND CORRECT CATEGORY I SURVEY, AND THE RATIO OF PRECISION IS 1:10,000, PERFORMED IN ACCORDANCE TO CURRENT TENNESSEE STANDARDS OF PRACTICE FOR LAND SURVEYORS. I FURTHER CERTIFY THAT THE MONUMENTS HAVE BEEN PLACED AS SHOWN HEREON, TO THE SPECIFICATIONS OF THE CUMBERLAND COUNTY PLANNING COMMISSION.

DATE _____ REGISTERED ENGINEER OR SURVEYOR
RL5#2171

CERTIFICATE OF APPROVAL FOR RECORDING

I HEREBY CERTIFY THAT THE SUBDIVISION PLAT SHOWN HEREON HAS BEEN FOUND TO COMPLY WITH THE SUBDIVISION REGULATIONS OF THE CUMBERLAND COUNTY REGIONAL PLANNING COMMISSION WITH THE EXCEPTION OF SUCH VARIANCES, IF ANY, AS ARE NOTED IN THE OFFICIAL MINUTES OF THE CUMBERLAND COUNTY PLANNING COMMISSION, AND THAT SAID PLAT HAS BEEN APPROVED FOR RECORDING IN THE OFFICE OF THE REGISTER OF CUMBERLAND COUNTY, TENNESSEE.

DATE _____ SECRETARY, CUMBERLAND COUNTY
PLANNING COMMISSION

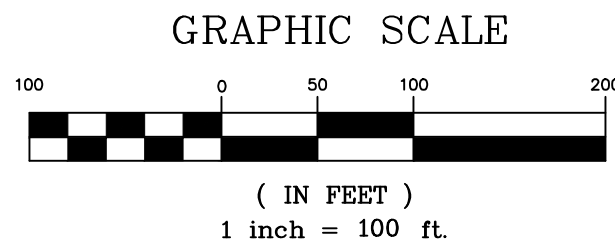
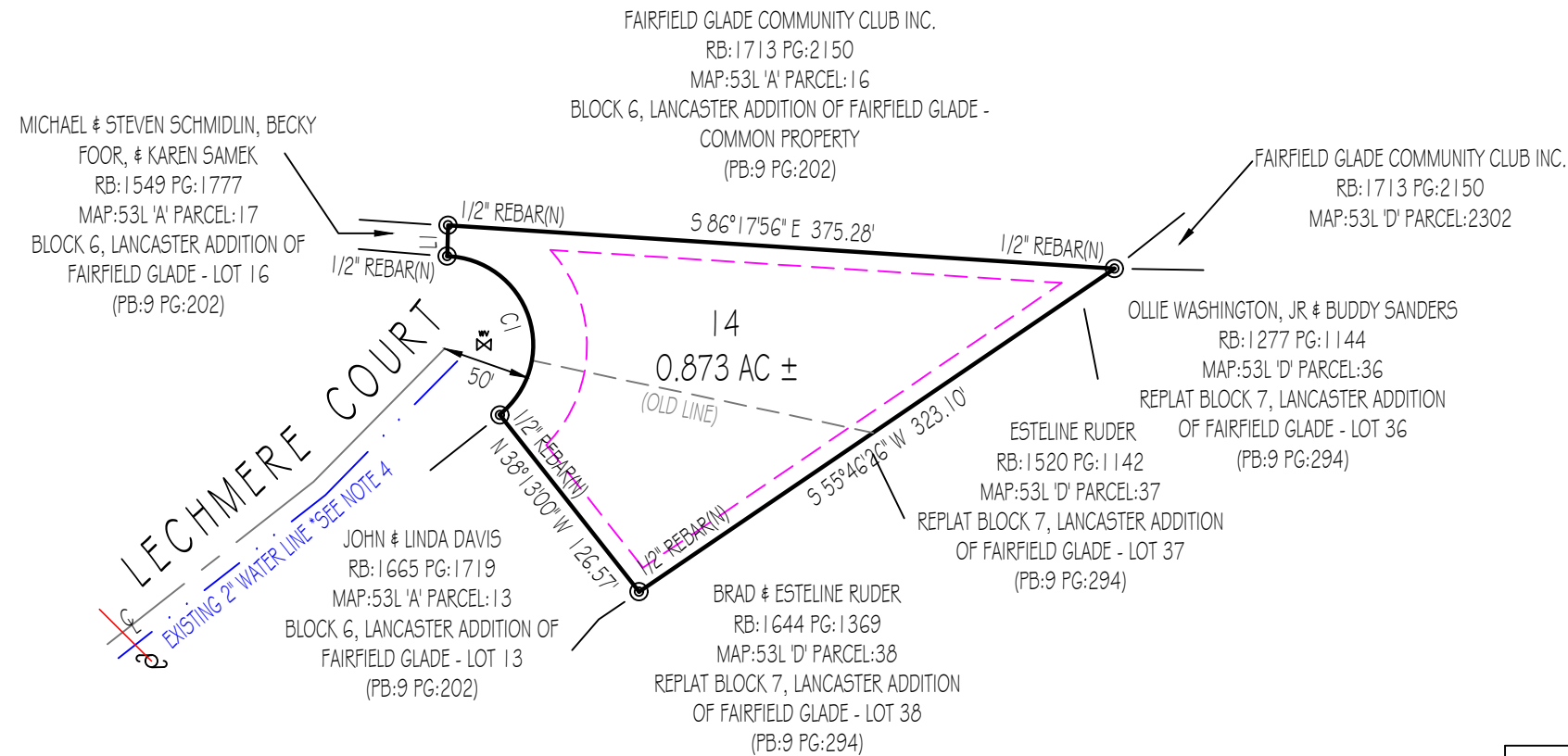
GNSS CERTIFICATION:

I, ALLEN MAPLES, JR., HEREBY CERTIFY THAT THIS IS A CATEGORY IV SURVEY AND THIS PLAT WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL GNSS SURVEY MADE UNDER MY SUPERVISION AND THE FOLLOWING INFORMATION WAS USED TO PERFORM THE SURVEY:

- A: POSITIONAL ACCURACY - 0.05 FEET
- B: TYPE OF GNSS FIELD PROCEDURE - REAL TIME KINEMATIC
- C: DATES OF SURVEY - 3/26/2026
- D: DATUM/EPOCH - NAD83 (2011) / EPOCH:2010.0000
- E: PUBLISHED/FIXED-CONTROL USE - ASSUMED (AS SHOWN ON PLAT)
- F: GEOID MODEL - GEOID 2018
- G: EQUIPMENT USED - SOKIAGR3 BASE & ROVER

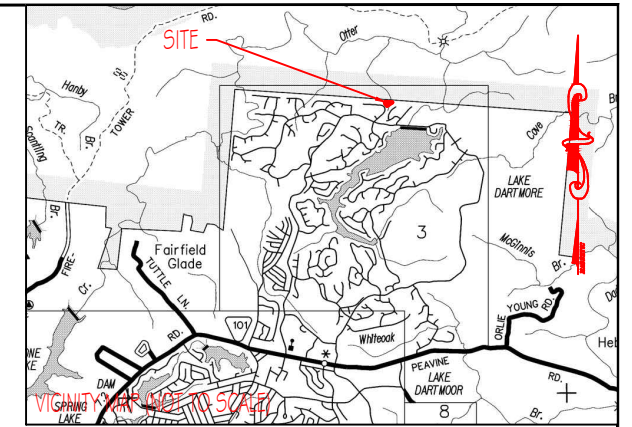
CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	DELTA ANGLE
C1	50.00'	122.12'	93.95'	N 18°20'12" W	139°56'16"

LINE	BEARING	DISTANCE
L1	N 01°40'40" E	17.34'



LEGEND

- (N) (NEW)
- (O) (OLD)
- ⊕ CENTERLINE
- ⊖ POWER POLE
- ⊗ WATER VALVE



NOTES:

1. THIS SURVEY WAS CONDUCTED FROM THE CURRENT DEED OF RECORD AND IS SUBJECT TO ANY INFORMATION WHICH A TITLE SEARCH WOULD REVEAL.
2. THIS SURVEY IS SUBJECT TO ANY EASEMENTS, RIGHTS OF WAYS, AND/OR LEASES WHICH COULD AFFECT THE PROPERTY.
3. THIS PROPERTY IS NOT IN A FLOOD ZONE, TO THE BEST OF MY KNOWLEDGE, ACCORDING TO FIRM MAP #47035C021 1D, EFFECTIVE NOVEMBER 16, 2007.
4. INFORMATION FROM UTILITY COMPANY WILL BE COMBINED WITH OBSERVED EVIDENCE OF UTILITIES TO DEVELOP A VIEW OF THOSE UNDERGROUND UTILITIES. HOWEVER, LACKING EXCAVATION, THE EXACT LOCATION OF UNDERGROUND FEATURES CANNOT BE ACCURATELY, COMPLETELY AND RELIABLY DEPICTED. WHERE ADDITIONAL OR MORE DETAILED INFORMATION IS REQUIRED, THE CLIENT IS ADVISED TO CONTACT THE UTILITY COMPANY OR DIAL 811.
5. MINIMUM BUILDING SETBACKS ARE AS FOLLOWS:
FRONT:
LOCAL: 30'
COLLECTOR: 40'
ARTERIAL: 50'
SIDE: 10'
REAR: 10'

COMBINATION PLAT FOR
LOTS 14 & 15 OF BLOCK 6, LANCASTER ADDITION OF FAIRFIELD GLADE (PB:9 PG:202)
PRESENTED TO
CUMBERLAND COUNTY PLANNING COMMISSION

OWNER: FGH LAND TENNESSEE, LLC	SURVEYOR: ALLEN MAPLES LAND SURVEYING
ADDRESS: 7012 PEAVINE ROAD FAIRFIELD GLADE, TN 38558	ADDRESS: 38 MAYBERRY STREET SPARTA, TN 38583
TELEPHONE: (931) 248-3977	TELEPHONE: (931) 837-5446
P/L RB: 1743 PG:201	TAX MAP: 53L 'A' PARCEL: 14 & 15
DATE: 03/26/2026	2ND C.D. - CUMBERLAND COUNTY, TN
SCALE: 1"=100'	ACREAGE SUBDIVIDED: 0.873 AC ±
DRAWING # 26-112 A3	NUMBER OF LOTS: 1



NORTH MERIDIAN is oriented to the bearing of record for the common line of Lots 163 & 164 per Plat Book 5, p. 66 S 79°56' W

CERTIFICATE OF ACCURACY
I hereby certify that the plan shown and described hereon is a true and correct survey to the level of accuracy required by the Cumberland County Regional Planning Commission and that the monuments have been placed as shown herein to the specifications of the Cumberland County Planning Commission.

Date _____ Registered Land Surveyor

LEGEND

These standard symbols will be found in the drawing.

- 1/2" DIAMETER REBAR FOUND
- ⊙ 1/2" DIAMETER REBAR SET

LOT 435
13596.9 SQ. FT.
0.31 ACRES

LOT 436

LOT 437

LOT 434

LOT 446

LOT 445

LOT 424

LOT 425

LOT 423

12150.9 SQ. FT.
0.28 ACRES

LOT 10

CERTIFICATE OF OWNERSHIP AND DEDICATION
I (we) hereby certify that I am (we are) the owner(s) of the property shown and described hereon and that I (we) hereby adopt this plan of subdivision with my (our) free consent, establish the minimum building restriction lines, and dedicate all streets, alleys, walks, and parks as shown to the public or private use noted. I (we) further acknowledge that any change to this subdivision constitutes a resubdivision and requires the approval of the Planning Commission.

Date _____ Owner _____

Date _____ Owner _____



LOCATION MAP
Not to Scale

CERTIFICATE OF APPROVAL FOR RECORDING
I hereby certify that this Subdivision Plat shown hereon has been found to comply with the Subdivision Regulations of the Cumberland County Regional Planning Commission with the exception of such variances, if any, as are noted in the Official Minutes of the Cumberland County Planning Commission, and that said plat has been approved for recording in the Office of the Register of Deeds of Cumberland County, Tennessee.

Date _____ Secretary, Cumberland County Planning Commission

Having consulted the FEMA Flood Insurance Rate Map (FIRM), 47035C0355D, dated November 16, 2007, I found that this property does NOT lie in a Special Flood Zone.
LOT 9

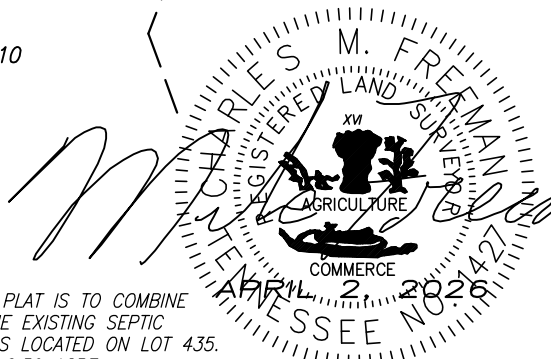
I hereby certify that this survey has been made using the latest recorded deed; that there are no encroachments or projections other than those shown and that this survey is correct to the best of my knowledge and belief.

I hereby certify that this is a Category 2 Survey and that the error of closure of the unadjusted traverse exceeds 1:7500 and that this survey was performed in compliance with the current Tennessee Standards of Practice for Land Surveying.

SUBJECT TO any and all restrictions, covenants, conditions, planning commission and zoning ordinances, rights of way, and easements, if any, affecting said land.

- NOTES:
- This survey is prepared from the current deeds of record and does not represent a title search or a guarantee of title and is subject to any state of facts a current and accurate title search will reveal.
 - Source of Title: Warranty Deed Books: 1555, p. 731 & 1564, p. 2177
Tax map 090M, gr G, parcels 038.00
Gary Leroy & Kathy Ann Fitch, owners
114 Knollwood Lane; Crossville, TN 38558
 - Any future construction must fall within the current setback restrictions.
 - Location of utilities is approximate. Contact the appropriate utility for location of underground utilities.

NOTE:
THE PURPOSE OF THIS PLAT IS TO COMBINE LOTS 423 AND 435. THE EXISTING SEPTIC SYSTEM FOR LOT 423 IS LOCATED ON LOT 435. THE TOTAL ACREAGE IS 0.59 ACRE.



FINAL PLAT
COMBINATION OF LOTS 423 & 435
BLK 1 - WINDSOR BLUFF ADDITION TO
FAIRFIELD GLADE
 Second Civil District Cumberland County
 Scale 1" = 50'
 April 2, 2026
 Mike Freeman, Land Surveyor
 118 Exeter Drive Crossville, TN 38558
 (865) 696-0327

NORTH MERIDIAN is oriented to the bearing of record for the northern line of Lot 67 per Plat Book 5, p. 55 N 87°30'00" W

CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	DELTA ANGLE
C1	293.94'	107.98'	107.38'	N 15°53'21" W	21°02'56"
C2	293.94'	40.35'	40.32'	N 01°25'57" W	07°51'54"
C3	293.94'	30.28'	30.27'	S 29°21'54" E	05°54'10"



LOCATION MAP
Not to Scale

CERTIFICATE OF ACCURACY
 I hereby certify that the plan shown and described hereon is a true and correct survey to the level of accuracy required by the Cumberland County Regional Planning Commission and that the monuments have been placed as shown herein to the specifications of the Cumberland County Planning Commission.

Registered Land Surveyor



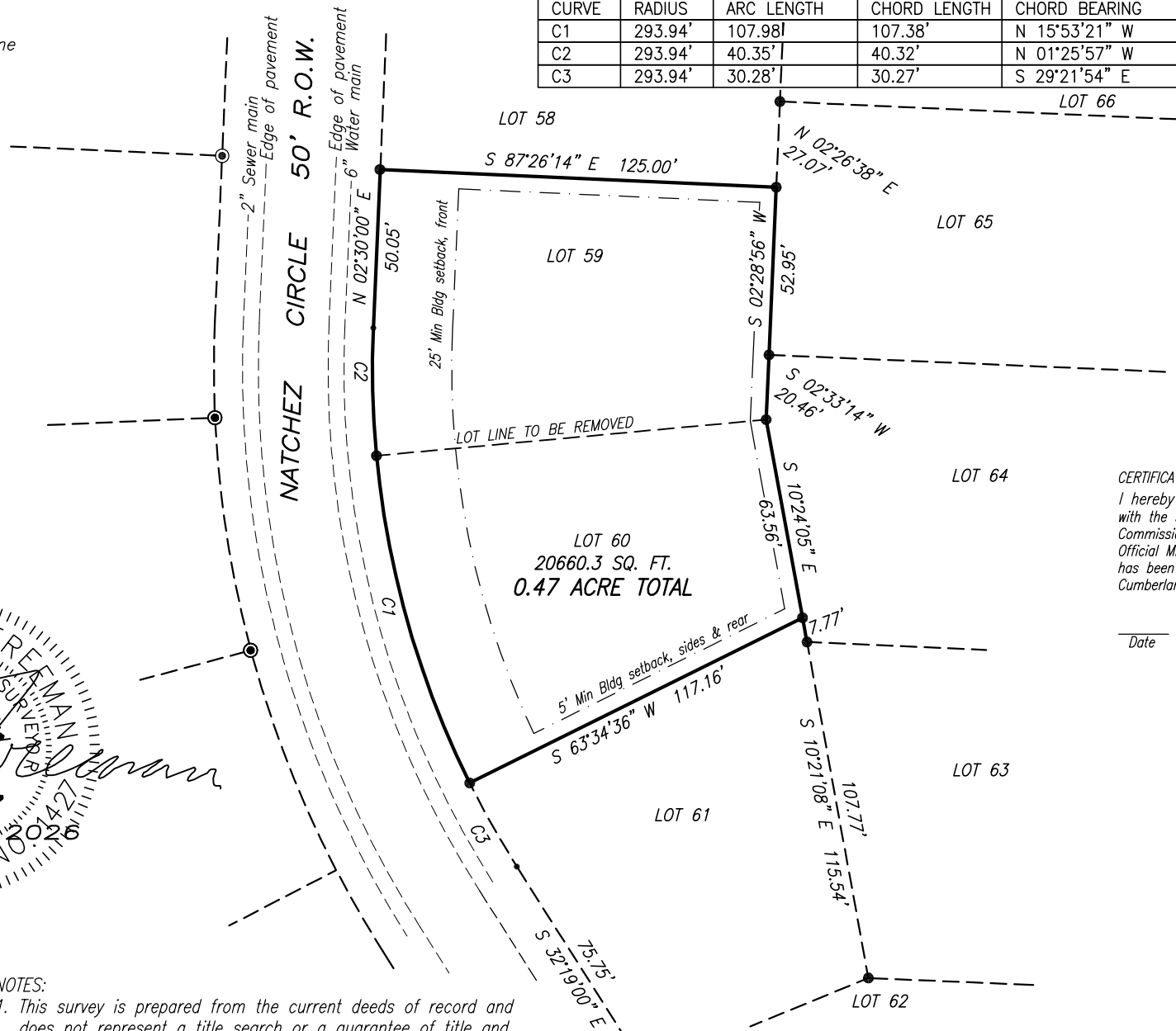
LEGEND

These standard symbols will be found in the drawing.

- 1/2" DIAMETER REBAR FOUND
- UNMONUMENTED POINT

NOTES:

1. This survey is prepared from the current deeds of record and does not represent a title search or a guarantee of title and is subject to any state of facts a current and accurate title search will reveal.
2. Source of Title: Warranty Deed Book: 1716, p. 681
Tax map 104A, gr H, parcels 021.00 & 022.00
Rock Steady Builders, LLC, owner
3151 Deep Draw Rd; Crossville, TN 38555
3. Any future construction must fall within the current setback restrictions.
4. Location of utilities is approximate. Contact the appropriate utility for location of underground utilities.



CERTIFICATE OF APPROVAL FOR RECORDING

I hereby certify that this Subdivision Plat shown hereon has been found to comply with the Subdivision Regulations of the Cumberland County Regional Planning Commission with the exception of such variances, if any, as are noted in the Official Minutes of the Cumberland County Planning Commission, and that said plat has been approved for recording in the Office of the Register of Deeds of Cumberland County, Tennessee.

Date _____

Secretary, Cumberland County Planning Commission

Having consulted the FEMA Flood Insurance Rate Map (FIRM), 47035C0355D, dated November 16, 2007, I found that this property does NOT lie in a Special Flood Zone.

I hereby certify that this survey has been made using the latest recorded deed; that there are no encroachments or projections other than those shown and that this survey is correct to the best of my knowledge and belief.

I hereby certify that this is a Category 2 Survey and that the error of closure of the unadjusted traverse exceeds 1:7500 and that this survey was performed in compliance with the current Tennessee Standards of Practice for Land Surveying. SUBJECT TO any and all restrictions, covenants, conditions, planning commission and zoning ordinances, rights of way, and easements, if any, affecting said land.

CERTIFICATE OF OWNERSHIP AND DEDICATION

I (we) hereby certify that I am (we are) the owner(s) of the property shown and described hereon and that I (we) hereby adopt this plan of subdivision with my (our) free consent, establish the minimum building restriction lines, and dedicate all streets, alleys, walks, and parks as shown to the public or private use noted. I (we) further acknowledge that any change to this subdivision constitutes a resubdivision and requires the approval of the Planning Commission.

Date _____ Owner _____

Date _____ Owner _____

FINAL PLAT
COMBINATION OF LOTS 59 & 60
BLK 5 – WINDSOR BLUFF ADDITION TO
FAIRFIELD GLADE
 Second Civil District Cumberland County
 Scale 1" = 50'
 March 25, 2026
 Mike Freeman, Land Surveyor
 118 Exeter Drive Crossville, TN 38558
 (865) 696-0327

CERTIFICATE OF OWNERSHIP AND DEDICATION

I (we) hereby certify that I am (we are) the owner(s) of the property shown and described hereon and that I (we) hereby adopt this plan of subdivision with my (our) free consent, establish the minimum building restriction lines, and dedicate all streets, alleys, walks, and parks as shown to the public or private use noted. I (we) further acknowledge that any change to this subdivision constitutes a resubdivision and requires the approval of the Planning Commission.

Date Signed _____ Owner's Signature _____
 Date Signed _____ Owner's Signature _____
 Date Signed _____ Owner's Signature _____

CERTIFICATE OF APPROVAL FOR RECORDING

I hereby certify that the Subdivision Plat shown hereon has been found to comply with the Subdivision Regulations of the Cumberland County Regional Planning Commission with the exception of such variances, if any, as are noted in the Official Minutes of the for recording in the Office of the Register of Deeds of Cumberland County, Tennessee, and that said plat has been approved by the Cumberland County Planning Commission.

Date Signed _____ Secretary, Cumberland County Planning Commission

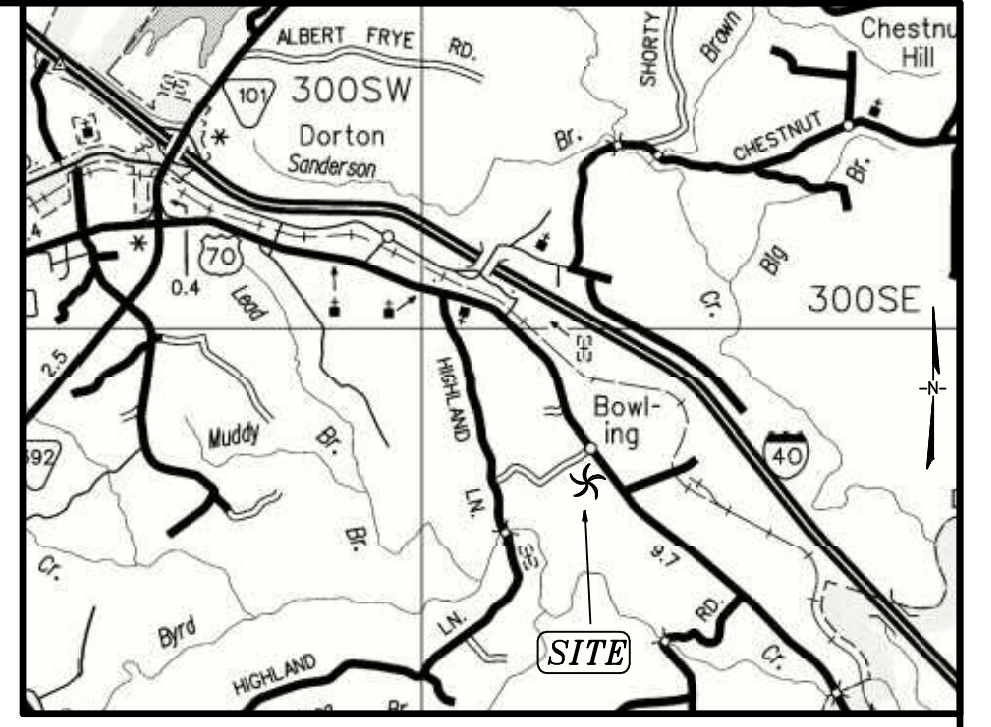
CERTIFICATE OF ACCURACY

I hereby certify that the plan shown and described hereon is a true and correct survey to the level of accuracy required by the Cumberland County Regional Planning Commission and that the monuments have been placed as shown herein, to the specifications of the Cumberland County Regional Planning Commission.

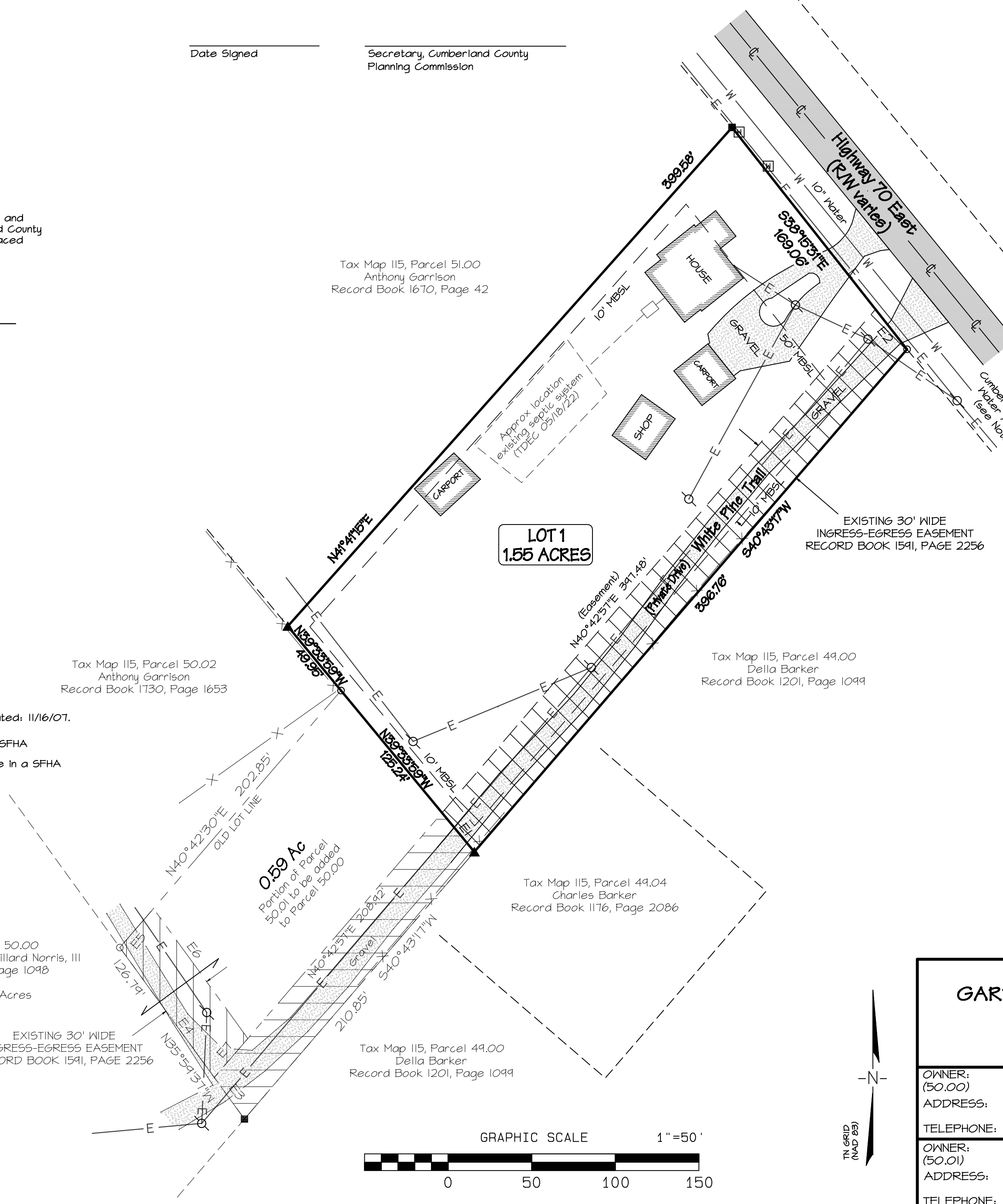
Date Signed _____ Registered Land Surveyor
 Tennessee Number: 2635

EASEMENT TABLE

LINE	BEARING	DISTANCE
E1	N31°33'54"W	30.33'
E2	S38°15'31"E	30.50'
E3	N35°59'37"W	30.70'
E4	N35°59'37"W	96.09'
E5	N40°42'30"E	30.83'
E6	S35°59'37"E	96.09'
E7	S40°42'57"W	30.83'



Vicinity (N.T.S.)



LEGEND

- ▲ 1/2" Rebar (New)
- 1/2" Rebar (Old)
- 1/2" Iron Pipe (Old)
- Water Meter
- Utility Pole
- Center of Paved Road
- X- Fence Line
- E- Overhead Utility Line
- W- Water Line
- MBSL = Minimum Building Setback Line

SPECIAL FLOOD HAZARD AREA (SFHA) DETERMINATION
 According to the FEMA FIRM #47035C0330D and #47035C0340D, Dated: 11/16/07.

X: No areas of the subject property depicted on this plat are in a SFHA
 —: All of the subject property depicted on this plat is in a SFHA
 —: Shaded area(s) of the subject property depicted on this plat are in a SFHA

GPS CERTIFICATION:

I, Rusty L. Norrod, hereby certify that this map was drawn under my supervision from an actual GPS & Conventional Survey made under my supervision and the following information was used to perform the survey:

- (a) Type of Survey: Real Time Kinematic
- (b) Positional Accuracy: 0.05 feet
- (c) Date of (original) field survey: October 13th, 2025
- (d) Datum/Epoch: NAD83(2011) Epoch 2010.00
- (e) Published/Fixed Control Used: TDOT CORS Network
- (f) Geoid model: Geoid 12A
- (g) Distances shown are grid distance.

Tax Map 115, Parcel 50.00
 Jeff & Katie Laylock and Willard Norris, III
 Record Book 1543, Page 1048

*Property over 5 Acres

NOTES:

- This survey is prepared from the current deed of record and does not represent a title search or a guarantee of title and is subject to any state of facts a current accurate title search will reveal.
- This survey is subject to any easements, rights-of-way, restrictions and/or exceptions which may affect said survey.
- All corners are 1/2" rebar set unless otherwise noted.
- Source of Title: Tax Map 115 Parcel 50.00; Record Book 1543 Page 1048 Parcel 50.01; Record Book 1541, Page 2254
- Location of utilities is approximate. Contact TN OneCall (800) 351-1111 for location of underground services.

I hereby certify that the survey shown hereon was performed in compliance with the current Tennessee Minimum Standards of Practice and that it is a category "I" and "IV" survey and the ratio of precision of the unadjusted survey is greater than 1:10,000.

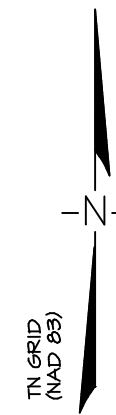
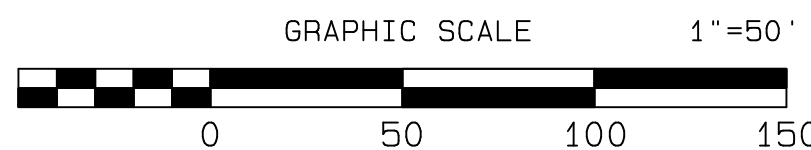
Rusty Norrod R.L.S. #2635, Date _____
 Clinton Surveying, LLC
 380 South Lowe Avenue, Suite 6
 Cookeville, TN 38501

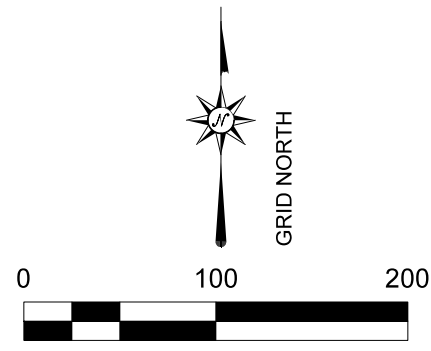
25-055

FINAL PLAT OF
GARRISON - NORRIS LOT LINE ADJUSTMENT

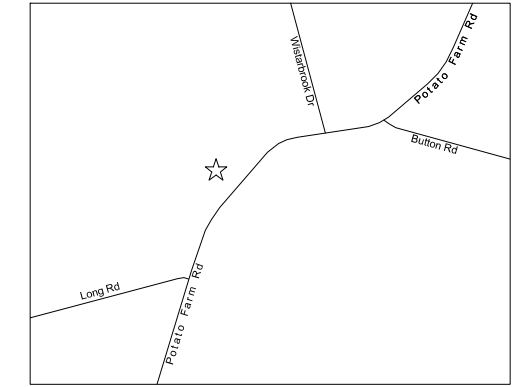
PRESENTED TO
 CUMBERLAND COUNTY PLANNING COMMISSION
 Fourth (4th) Civil District, Cumberland County, Tennessee

OWNER: (50.00) ADDRESS: 233 Dallas Smith Road Crossville, TN 38555 TELEPHONE: (431) 335-2015	OWNER: (50.01) ADDRESS: 5316 Hwy 70 East Crossville, TN 38555 TELEPHONE:	SURVEYOR: Clinton Surveying LLC ADDRESS: 380 S.Lowe Ave, Suite 6 Cookeville, TN 38501 TELEPHONE: (431) 372-0146	ACREAGE SUBDIVIDED: 2.14 Acres NUMBER OF LOTS: 1 SCALE: 1" = 50' DATE: 10-22-25 TAX MAP REFERENCE: Map 115 Parcels 50.00, 50.01
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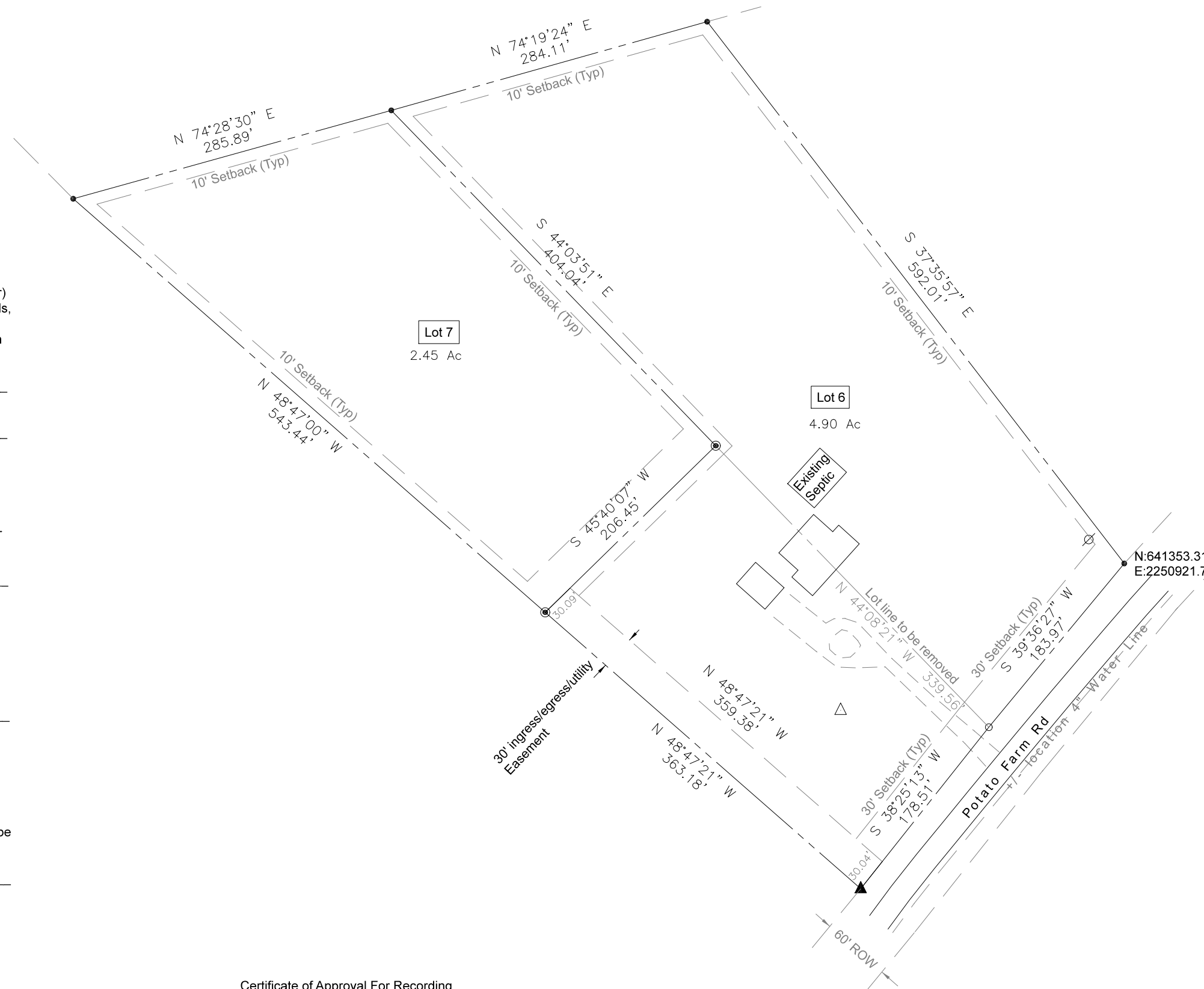




Owner: Steve L. & Karen L. Taylor
2579 Potato Farm Rd
Crossville, TN 38571



Vicinity Map



Certificate of Ownership and Dedication

I (we) hereby certify that I am (we are) the owner(s) of the property shown and described hereon and that I (we) hereby adopt this plan of subdivision with my (our) free consent, establish the minimum building restriction lines, and dedicate all roads, utility lines, and easements as shown to the public or private use as noted. I (we) further acknowledge that any change to this subdivision constitutes a resubdivision and requires the approval of the Planning Commission.

Date _____ Owner's Signature _____

Date _____ Owner's Signature _____

Certificate of Existing Water Lines or Other Utilities

I hereby certify that the water lines and/or other utilities shown hereon are in place and are operated and maintained by the _____ Water Utility District to serve the property herein subdivided.

Date _____ Signature of Water or Other Utility District Representative _____

Certificate of Existing State or County Road

I hereby certify that the road shown on this plat has the status of an accepted road regardless of current condition

Date _____ Signature of Cumberland County Road Representative _____

Certificate of Approval of Property Number(s)

I hereby certify that the subdivision as shown hereon, and the properties therein, have been assigned property numbers, as per the Cumberland County Road Naming and Property Numbering System and that hereafter, the properties shall be addressed as shown hereon.

Date _____ Director, Cumberland County E-911 Board _____

Certificate of General Approval of Subsurface Sewage Disposal System

General approval is hereby granted for lots shown hereon as being suitable for subsurface sewage disposal with the listed and/or attached restrictions. Before the initiation of construction, the location of the house or other structure and the plans for the subsurface sewage disposal system shall be approved by the Tennessee Department of the Environment and Conservation (Cumberland County Environmentalist).

Date _____ Authorized Representative of the Tennessee Department of Environment and Conservation _____

Certificate of Approval For Recording

I hereby certify that the Subdivision Plat shown hereon has been found to comply with the Subdivision Regulations of the Cumberland County Regional Planning Commission with the exception of such variances, if any, as are noted in the Official Minutes of the Cumberland County Planning Commission, and that said plat has been approved for recording in the Office of the Register of Cumberland County, Tennessee

Date _____ Signature of Cumberland County Planning Commission _____

1. Tax Map 028 Parcels 025.05 & 025.06
2. Deed book 424 page 566
3. Deed book 424 page 568
4. Wistarbrook Est
5. Plat Book 9 page 323 Lots 6 & 7
6. Setback: 30' Front, 10' Sides and rear
7. Rights of Way, Easements, & Restrictions as applicable
8. FIRM: 47035C0175D; Zone X
9. Utility District
10. Grid: Tennessee State Plane NAD 83 (2011)

- Existing Iron Pin
- ⊙ Iron Pin Set
- ▲ Metal Fence Post

Certificate of Accuracy and Precision

I hereby certify that the plan shown and described hereon is a true and correct Class I survey, and the ratio of precision is 1: 10000, performed in accordance to current Tennessee Standards of Practice for Land Surveyors. I further certify that the monuments have been placed as shown hereon, to the specifications for the Cumberland County Planning Commission

Date _____ Surveyor's Signature _____

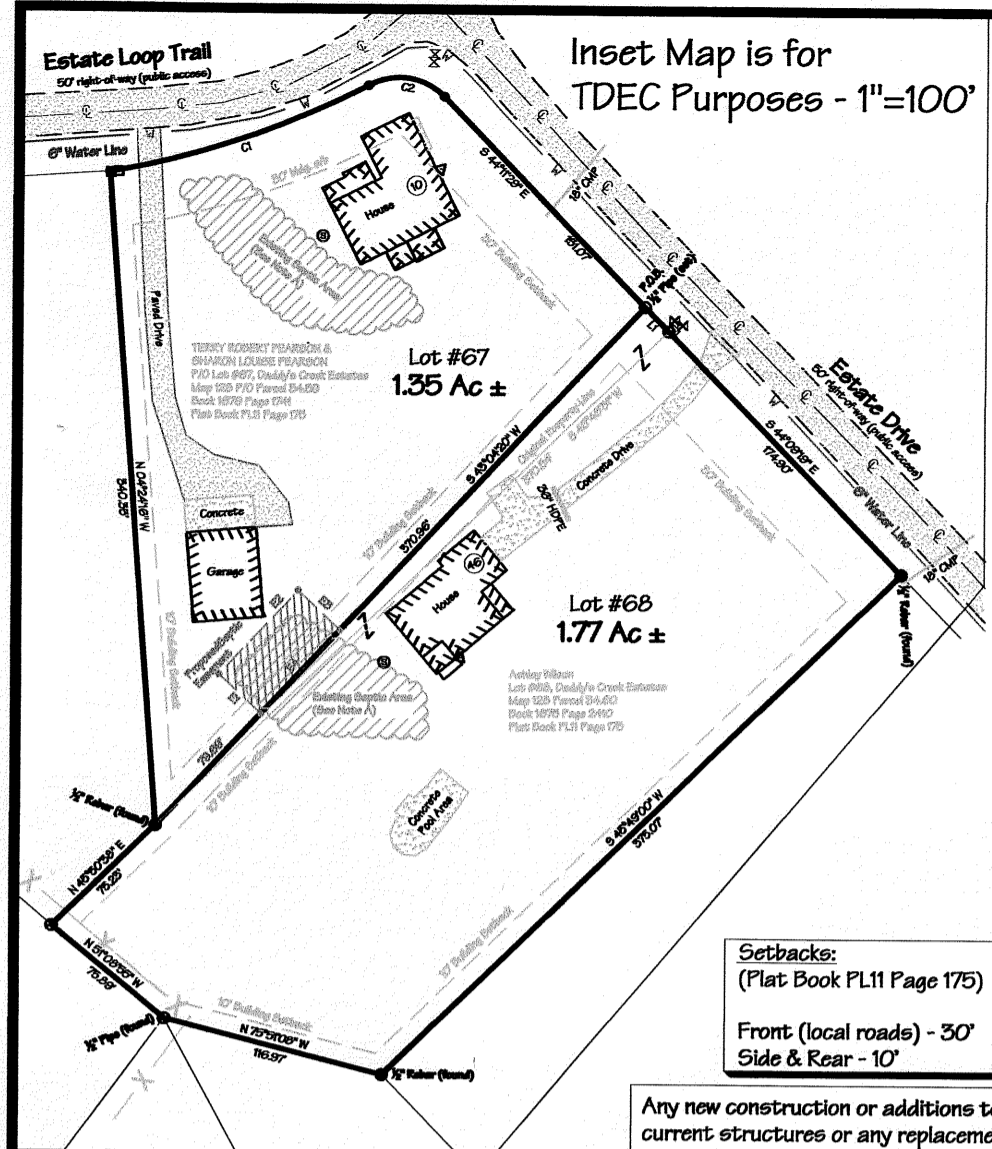
**Preliminary Draft
For Informaiton Only
Not For Recording**

**Re-subdivide Lots 6 & 7
Wistarbrook Est**

Taylor, Steve

DRAWN	DATE 04/07/2026	Second Civil District Cumberland County, Tennessee
APPROVED	DATE	2579 Potato Farm Rd Crossville, TN 38571
SCALE 1" = 100'	SHEET	PROJECT NO.





Inset Map is for TDEC Purposes - 1"=100'

Scale: 1" = 50'

SPECIAL FLOOD HAZARD AREA (SFHA) DETERMINATION

According to the FEMA FIRM #47035C0345D,

Dated: 11/16/2007

Check One:

No areas of the subject property depicted on this plat are in a SFHA

All of the subject property depicted on this plat is in a SFHA

Shaded area(s) of the subject property depicted on this plat are in a SFHA

Note: The point of beginning for the septic easement is a point being the northeastern corner of this easement located S 43°04'20" W 231.24 feet from a 1/2" pipe (set) being located in the western right-of-way of Estate Drive as well as being located S 46°53'53" W 237.33 feet from a water meter and furthermore being located N 50°06'34" W 891.27 feet from a GPS Base Point.

Note: Every document of record reviewed and considered as a part of this survey is noted hereon. This survey is prepared from the current deed of record and does not represent a title search or a guarantee of title and is subject to any state of facts that a current accurate title search will reveal. GPS CERTIFICATION:

Furthermore, the boundary as shown hereon is subject to change if the surveyor is presented with or made known of any additional information or evidence not represented hereon and deemed essential to establishing the correct boundary line.

This is a boundary line survey. There is absolutely no certification made as to the existence or non-existence of the following: wetlands; cemeteries, easements or rights-of-way unless otherwise noted hereon; sub-surface utilities or streams; above ground utilities other than those which are clearly shown and labeled as such hereon; buildings, structures, ponds, lakes or streams other than those which are clearly shown and labeled as such hereon; flood areas or designated flood zones unless otherwise noted; or any and all other land features that could be deemed topographic.

Note: The plat drawn hereon is subject to regulatory authority and is subject to change according to physical evidence. (i.e. blufflines, painted lines, roads, lakes, ponds, indicia of ownership, etc.)

Note: This property may be subject to utility ingress/egress and/or right-of-ways.

The surveyor is not responsible for any determination or location of any underground conditions not visible and including but not limited to soils, geological conditions, physical devices and pipelines or buried cables and shall not be responsible for any liability that may arise out of the making of or failure to make such determination or location of any subsurface conditions. For underground utility location call 1-800-351-1111 (TN ONE CALL).

I hereby certify that this is a category II & IV survey and that the ratio of precision of the unadjusted survey is at minimum 1:7500 as shown hereon and has been performed in compliance with current Tennessee Minimum Standards of Practice.

Note: This survey and its representations are intended solely for the benefit of the surveyor's client.

Drawn by: SLN File: 13-29c1 Lots 67 & 68

MAX WILLIAM KORD & ANNETTE KORD
Lot #66, Daddy's Creek Estates
Map 128 Parcel 34.58
Book 1683 Page 1563
Plat Book PL11 Page 175

I, Christopher M. Vick, hereby certify that this map was drawn under my supervision from an actual GPS survey made under my supervision and the following information was used to perform the survey:

(a) Type of Survey: Real Time Kinematic
(b) Positional Accuracy: 0.05 feet
(c) Date of survey: 29 April 2025
(d) Datum/Epoch: NAD83(2011) Epoch 2010.00
(e) Published/Fixed-control used: TDOT CORS Network
(f) Geoid Model: Geoid18
(g) Combined grid factor(s): 0.99989496

Note A: The existing septic areas, as shown hereon, were derived from information provided by the Tennessee Department of Environment and Conservation (TDEC) and have not been field verified by Vick Surveying, LLC.

LINE	BEARING	DISTANCE
E1	N 46°55'40" W	30.00'
E2	N 43°04'20" E	60.00'
E3	S 46°55'40" E	30.00'
E4	S 43°04'20" W	60.00'

LINE	BEARING	DISTANCE
L1	S 44°11'29" E	17.71'

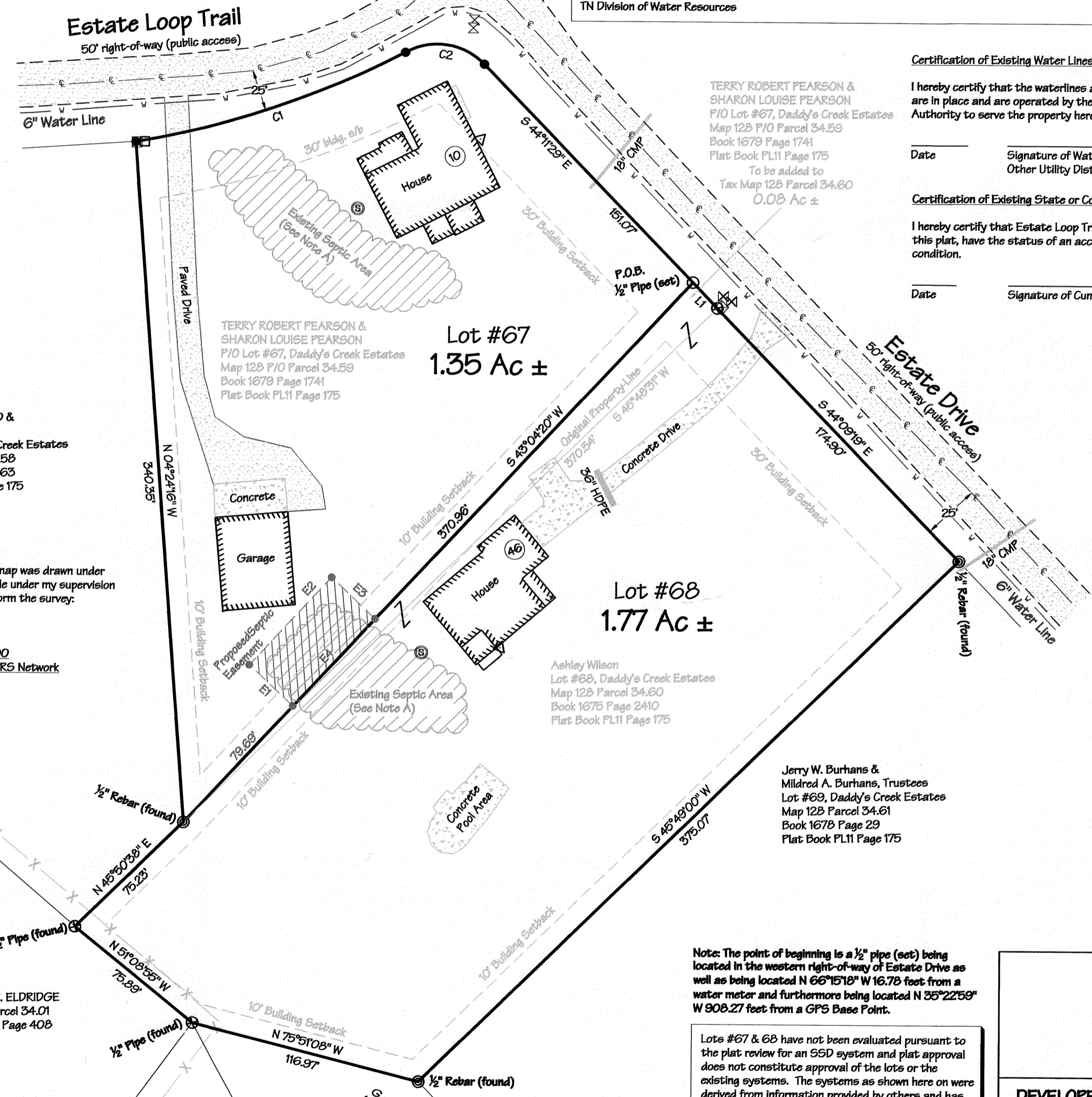
CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING
C1	454.36'	142.73'	142.14'	N 71°06'45" E
C2	32.70'	42.98'	39.95'	S 81°51'02" E

KENNETH C. ELDRIDGE
Map 128 Parcel 34.01
Book D486 Page 408

PEYTON HAGEMAN & ALI HAGEMAN
Lot #133, Daddy's Creek Estates Phase I
Map 128 Parcel 34.68
Book 1686 Page 659
Plat Book PL11 Page 569

GARY W. MCKAY & RANDY C. HAYMAN CO-TRUSTEES
OF THE WILLARD V. OAKLEY FAMILY TRUST
Lot #70, Daddy's Creek Estates
Map 128 Parcel 34.62
Book 1689 Page 1569
Plat Book PL11 Page 765

Christopher M. Vick, RLS #2164
VICK SURVEYING, LLC
2772 Hidden Cove Road, Cookeville, TN 931-372-1286



CERTIFICATE OF APPROVAL OF ON-SITE SEWAGE DISPOSAL SYSTEMS

GENERAL RESTRICTIONS:

Approval is hereby granted for Lot(s) 67-68 defined as DADDY'S CREEK ESTATES-located in Cumberland County, Tennessee, as being suitable for subsurface sewage disposal (SSD) with the listed restrictions. Lots have been evaluated and approved for one (1) single family dwelling per lot. Approval is based on soil conditions suitable for installation of SSD systems and does not constitute approval of building sites.

Prior to any construction of a structure, mobile or permanent, the plans for the exact house/structure location must be approved and an SSD system permit issued by the Tennessee Division of Water Resources. Water taps, water lines, underground utilities and driveways should be located at side property lines unless otherwise noted. ANY CUTTING, FILLING OR ALTERATIONS OF THE SOIL CONDITIONS MAY VOID THIS APPROVAL.

If shown, shading on lot(s) represents an area reserved to be used for the installation of the primary and reserve SSD systems and shall be used for no other purpose such as house location, other structure location, buried utilities, driveways, swimming pools, etc. or use which would conflict with the Regulations to Govern Subsurface Sewage Disposal Systems in Tennessee. Modifications of the shaded area(s) may be considered, provided sufficient shaded area is maintained.

LOT RESTRICTIONS:

Lot 67: Not Approved: This lot has not been evaluated, pursuant to this plat review, for an Sds system and plat approval does not constitute approval of this lot or the existing system.

Lot 68: Not Approved: This lot has not been evaluated, pursuant to this plat review, for an Sds system and plat approval does not constitute approval of this lot or the existing system.

Environmental Scientist _____ Date _____
TN Division of Water Resources

Certification of Existing Water Lines or Other Utilities

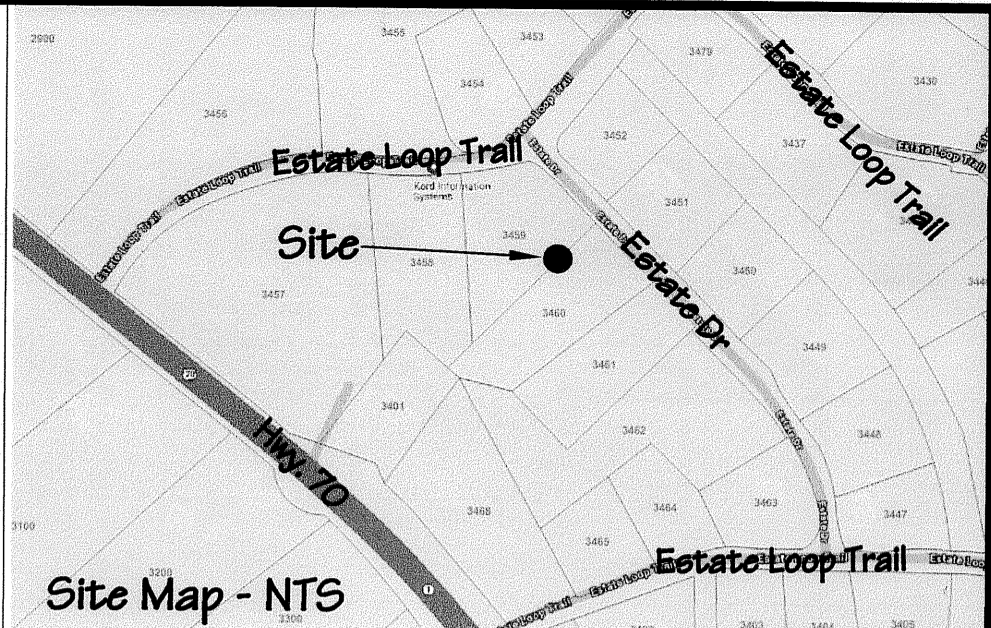
I hereby certify that the waterlines and/or other utilities shown hereon are in place and are operated by the Cumberland Plateau Water Authority to serve the property herein subdivided.

Date _____ Signature of Water or Other Utility District Representative _____

Certification of Existing State or County Road

I hereby certify that Estate Loop Trail and Estate Drive, as shown on this plat, have the status of an accepted road regardless of current condition.

Date _____ Signature of Cumberland Co. Road Superintendent _____



Site Map - NTS

Certificate of Ownership and Dedication

We hereby certify that we are the owners of the property shown and described herein and that we hereby adopt this plan of subdivision with our free consent, establish the minimum building restriction lines, and dedicate all roads, utility lines and easements as shown to the public or private use noted. We further acknowledge that any change to this subdivision constitutes a resubdivision and requires the approval of the planning commission.

Date _____ Owner _____
Date _____ Owner _____
Date _____ Owner _____

CERTIFICATE OF EXISTING SEPTIC SYSTEM (Lot #67)

I am the owner of the proposed Lots #67, as shown on the presented subdivision plat. To the best of my knowledge, there is an existing septic tank located on lots #67. It is in satisfactory operating condition and it has not been evaluated by the Tennessee Department of Environment and Conservation.

Date _____ Owner _____

CERTIFICATE OF EXISTING SEPTIC SYSTEM (Lot #68)

I am the owner of the proposed Lots #68, as shown on the presented subdivision plat. To the best of my knowledge, there is an existing septic tank located on lots #68. It is in satisfactory operating condition and it has not been evaluated by the Tennessee Department of Environment and Conservation.

Date _____ Owner _____

Certificate of Approval for Recording

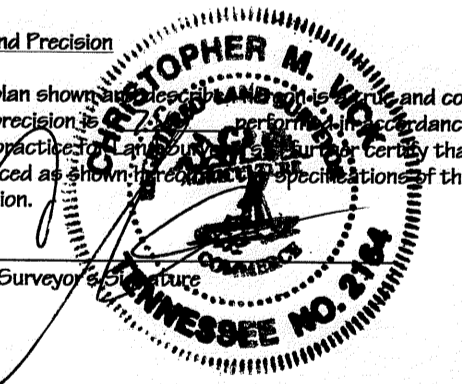
I hereby certify that the subdivision plat shown hereon has been found to comply with the subdivision regulations of the Cumberland County Regional Planning Commission with the exception of such variances, if any, as are noted in the official minutes of the Cumberland County Planning Commission, and that said plat has been approved for recording in the office of the Register of Cumberland County, Tennessee.

Date _____ Secretary, Planning Commission _____

Certificate of Accuracy and Precision

I hereby certify that the plan shown hereon is a true and correct class I survey, and the ratio of precision is 1:7500. I further certify that the monuments have been placed as shown on the plan in accordance with the specifications of the Cumberland County Planning Commission.

13 April 2025
Date Signed _____ Surveyor's Signature _____



4TH CIVIL DISTRICT Plat Book PL11 Page 175

FINAL PLAT
For the Lot Line Revision of
Lots #67 & 68 of Daddy's Creek Estates

PRESENTED TO
CUMBERLAND COUNTY MUNICIPAL PLANNING COMMISSION

DEVELOPER: Spencer Walton
ADDRESS: Estate Loop Trail
Crossville, TN 38555
TELEPHONE: 931-510-5940

OWNER: Terry Robert Pearson & Sharon Louise Pearson
ADDRESS: 10 Estate Drive
Crossville, TN 38555
TELEPHONE: 931-510-5940

SURVEYOR: CHRISTOPHER M. VICK
ADDRESS: 2772 Hidden Cove Road
COOKEVILLE, TN. 38506
TELEPHONE: 931-372-1286

OWNER: Ashley Wilson
ADDRESS: 46 Estate Drive
Crossville, TN 38555
TELEPHONE: 931-510-5940

ACREAGE SUBDIVIDED: 3.12 LOTS: 2 TAX MAP: 128 PARCELS NO: 34.59 & 34.60
DEED BOOK REFERENCE: Bk 1679 Pg. 1741 & Bk 1675 Pg. 2410 SCALE: 1"=50'-0" DATE: 29 April 2025

Note: The point of beginning is a 1/2" pipe (set) being located in the western right-of-way of Estate Drive as well as being located N 66°15'18" W 16.78 feet from a water meter and furthermore being located N 35°22'59" W 908.27 feet from a GPS Base Point.

Lots #67 & 68 have not been evaluated pursuant to the plat review for an SSD system and plat approval does not constitute approval of the lots or the existing systems. The systems as shown here on were derived from information provided by others and has NOT been field verified by Vick Surveying, LLC.

LEGEND

- ⊕ GPS Base Point
- ⊗ 1/2" Pipe (found)
- ⊗ Electric Box
- ⊗ Water Meter
- ⊗ Telephone Box
- 1/2" Pipe (set)
- Road
- Rebar (found)
- ⊗ Septic Tank
- ⊗ Water Valve
- ⊗ Gas Meter
- ⊗ Tax Hook
- Point
- - - Fenceline
- - - Water Line
- - - Setback Line
- P.O.B. - Point of Beginning
- GMP - Corrugated Metal Pipe
- ⊗ Existing Septic Area (See Note A)
- ⊗ Proposed Septic Easement