


TENNESSEE DEPARTMENT OF ENVIRONMENT AND CONSERVATION

Division of Water Resources

 William R. Snodgrass Tennessee Tower, 312 Rosa L. Parks Avenue, 11th Floor, Nashville, Tennessee 37243
 1-888-891-8332 (TDEC)

Notice of Intent (NOI) for General NPDES Permit for Stormwater Discharges from Construction Activities (TNR100000)

Site or Project Name: Clearview Section 1 Lot 40		NPDES Tracking Number: TNR 241365	
Street Address or Location: Walnut Grove Road (Hwy west of Hwy 231)		Construction Start Date: November 2022	
		Estimated End Date: November 2023	
Site Description: To build residential homes		Latitude (dd.dddd):	
		Longitude (-dd.dddd):	
County(ies): Rutherford	MS4 (if applicable):	Acres Disturbed:	Add up acres/SF
Check box if a SWPPP is attached : ☐	Check box if a site location map is attached: ☒	Total Acres:	0.17 acres
Check the appropriate box(s) if there are streams and/or wetlands on or adjacent to the construction site:		Streams ☐	Wetlands ☐
Has a jurisdictional determination been made by the USACE or EPA identifying waters of the United States?: Yes ☐ No ☐		Note: if yes, attach the jurisdictional determination	
If an Aquatic Resource Alteration Permit (ARAP) has been obtained for this site, what is the permit number? NR(S)			
Receiving waters: Stones River			

Site Owner/Developer (Primary Permittee): (Provide person, company, or entity that has operational or design control over construction plans and specifications): NVR, Inc./ dba Ryan Homes

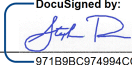
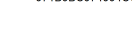
For corporate entities only, provide correct Tennessee Secretary of State (SOS) Control Number: 000352508
 (an incorrect SOS control number may delay NOI processing)

Site Owner or Developer Contact Name: (signs the certification below) Stephen Power		Title or Position: Division Manager	
Mailing Address: 302 Innovation Drive. Suite # 200		City: Franklin	State: TN Zip: 37067
Phone: (615) 716-4400	Fax: ()	E-mail: jopower@nvrinc.com	

Optional Contact: Jeremy Price		Title or Position: Production Manager	
Mailing Address: 302 Innovation Drive. Suite # 200		City: Franklin	State: TN Zip: 37067
Phone: (615) 716-4400	Fax: ()	E-mail: jprice@nvrinc.com	

Owner/Developer(s) Certification: (must be signed by president, vice-president or equivalent, or ranking elected official) (Primary Permittee)

I certify under penalty of law that this document and all attachments were prepared by me, or under my direction or supervision. The submitted information is to the best of my knowledge and belief, true, accurate, and complete. I am aware that there are significant penalties for submitting false information, including the possibility of fine and imprisonment. As specified in Tennessee Code Annotated Section 39-16-702(a)(4), this declaration is made under penalty of perjury.

Owner/Developer Name (print/type): Stephen Power	Signature: 	Date: 11/10/2022
Owner/Developer Name (print/type):	Signature: 	Date:

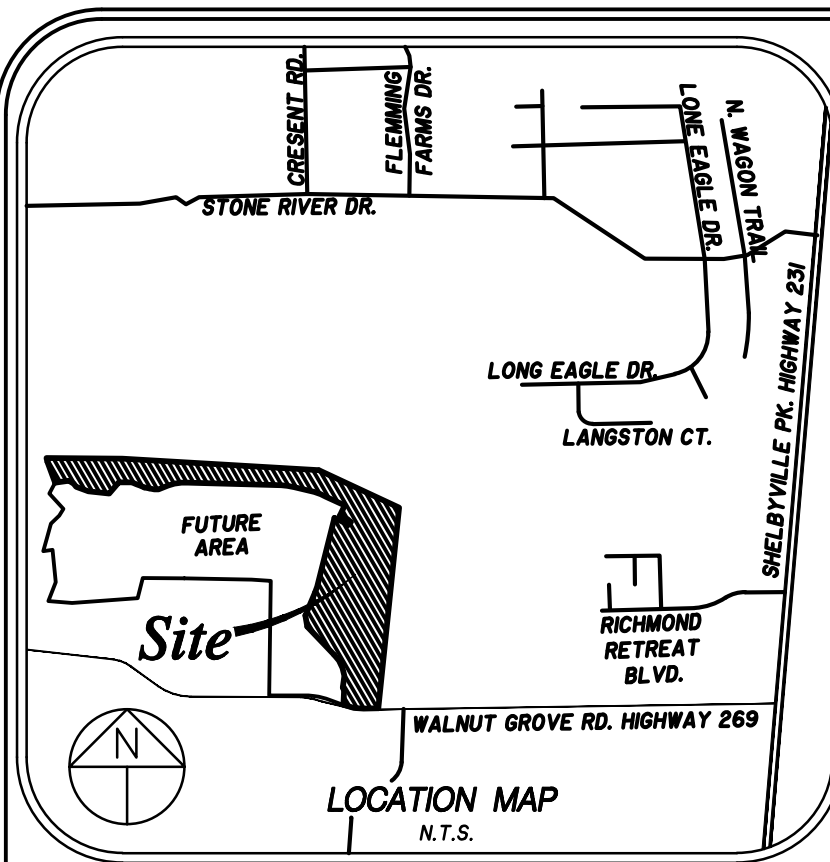
Contractor Certification: (must be signed by president, vice-president or equivalent, or ranking elected official) (Secondary Permittee)

I certify under penalty of law that I have reviewed this document, any attachments, and the SWPPP referenced above. Based on my inquiry of the construction site owner/developer identified above and/or my inquiry of the person directly responsible for assembling this NOI and SWPPP, I believe the information submitted is accurate. I am aware that this NOI, if approved, makes the above-described construction activity subject to NPDES permit number TNR100000, and that certain of my activities on-site are thereby regulated. I am aware that there are significant penalties, including the possibility of fine and imprisonment for knowing violations, and for failure to comply with these permit requirements. As specified in Tennessee Code Annotated Section 39-16- 702(a)(4), this declaration is made under penalty of perjury.

Contractor name, address, and SOS control number (if applicable):	Signature:	Date:
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OFFICIAL STATE USE ONLY

Received Date: 11.14.2022	Reviewer:	Field Office:	Permit Tracking Number: TNR 241365.36	Exceptional TN Water:
Fee(s): 100.	T & E Aquatic Flora/Fauna:	SOS Corporate Status:	Waters with Unavailable Parameters:	Notice of Coverage Date: 11.16.2022



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, PARKS AND OTHER OPEN SPACES TO PUBLIC OR PRIVATE USE AS NOTED.

DATE _____
RECORD BOOK 1526, PG. 2526

HOWARD GEORGE, III
FOR SEC, LLC

CERTIFICATE OF ACCURACY

I HEREBY CERTIFY THAT THE PLAN SHOWN AND DESCRIBED HEREON IS A TRUE AND CORRECT SURVEY TO THE ACCURACY REQUIRED BY THE RUTHERFORD COUNTY, TENNESSEE, PLANNING COMMISSION, THAT THE PRECISION OF THE UNADJUSTED SURVEY IS 10.000 OR GREATER, AND THAT MONUMENTS HAVE BEEN PLACED AS SHOWN HEREON TO THE SPECIFICATIONS OF THE COUNTY ROAD COMMISSIONER OR COUNTY ENGINEER.

SEC. INC. _____
DATE _____
REGISTERED SURVEYOR
TENN. R.L.S. No. _____

CERTIFICATE FOR APPROVAL OF ELECTRIC POWER

MIDDLE TENNESSEE ELECTRIC MEMBERSHIP CORPORATION (MTEC) WILL PROVIDE ELECTRIC SERVICE TO THE SUBJECT PROPERTY ACCORDING TO THE NORMAL OPERATING PRACTICES OF MTEC AS DEFINED IN THE RULES AND REGULATIONS, BY-LAWS, POLICY BULLETINS AND OPERATIONAL BULLETINS OF MTEC, AND IN ACCORDANCE WITH THE PLAT APPROVAL CHECKLIST, TREE PLANTING GUIDELINES AND OTHER REGULATIONS CONTAINED ON THE MTEC WEB SITE AT WWW.MTEC.COM (COLLECTIVELY THE "REQUIREMENTS"). NO ELECTRIC SERVICE WILL BE PROVIDED UNTIL MTEC'S REQUIREMENTS HAVE BEEN MET AND APPROVED IN WRITING BY AN AUTHORIZED REPRESENTATIVE OF MTEC. ANY APPROVAL IS, AT ALL TIMES, CONTINGENT UPON CONTINUING COMPLIANCE WITH MTEC'S REQUIREMENTS.

DATE _____
AUTHORIZED MTEC OFFICIAL

CERTIFICATION OF APPROVAL OF WATER SYSTEMS

I HEREBY CERTIFY THAT THE SUBDIVISION PLAT ENTITLED "CLEARVIEW ACRES - SECTION ONE" HAS BEEN APPROVED BY THE ENGINEERS OF CONSOLIDATED UTILITY DISTRICT OF RUTHERFORD COUNTY FOR WATER SERVICE, PROVIDED HOWEVER, THAT THE LINES, VALVES, AND FITTINGS MUST BE INSTALLED IN ACCORDANCE WITH C.U.D. SPECIFICATIONS AS DETERMINED BY ITS ENGINEERS. NO WATER SERVICE WILL BE PROVIDED UNTIL THAT CERTIFICATION HAS BEEN MADE IN WRITING.

DATE _____
CONSOLIDATED UTILITY DISTRICT
OF RUTHERFORD COUNTY

CERTIFICATION OF APPROVAL OF SEWER S.T.E.P. SYSTEM

I HEREBY CERTIFY THAT THIS PLAT ENTITLED "CLEARVIEW ACRES - SECTION ONE" HAS BEEN RECEIVED BY CONSOLIDATED UTILITY DISTRICT OF RUTHERFORD COUNTY FOR REVIEW, CONNECTION TO THE EXISTING SEPTIC TANK EFFLUENT PUMP (S.T.E.P.) SYSTEM SHALL MEET CONSOLIDATED UTILITY DISTRICT OF RUTHERFORD COUNTY'S SPECIFICATIONS. CONSTRUCTION WILL NOT START UNTIL A NOTICE TO PROCEED IS GIVEN BY C.U.D.

DATE _____
CONSOLIDATED UTILITY DISTRICT
OF RUTHERFORD COUNTY

CERTIFICATE OF APPROVAL FOR RECORDING

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

DATE _____
SECRETARY, PLANNING COMMISSION

LOT AREA TABLE

LOT NO.	FEET/ACRES	LOT NO.	FEET/ACRES
1	6,658 0.15	43	7,020 0.16
2	9,891 0.23	44	7,030 0.16
3	9,571 0.22	45	6,720 0.15
4	8,179 0.19	46	6,720 0.15
5	6,720 0.15	47	6,720 0.15
6	6,720 0.15	48	6,720 0.15
7	6,720 0.15	49	6,720 0.15
8	6,720 0.15	50	6,720 0.15
9	6,720 0.15	51	6,720 0.15
10	7,199 0.17	52	6,720 0.15
11	7,269 0.17	53	6,720 0.15
12	7,792 0.18	54	7,333 0.17
13	6,720 0.15	55	8,149 0.19
14	6,720 0.15	56	8,149 0.19
15	6,720 0.15	57	8,149 0.19
16	6,720 0.15	58	7,577 0.17
17	6,720 0.15	59	6,720 0.15
18	6,720 0.15	60	6,720 0.15
19	6,720 0.15	61	6,720 0.15
20	6,720 0.15	62	6,720 0.15
21	5,733 0.13	63	6,720 0.15
22	7,523 0.17	64	7,370 0.17
23	84,014 1.93	65	7,389 0.17
24	10,090 0.23	66	8,521 0.20
25	8,019 0.18	67	6,720 0.15
26	8,205 0.19	68	6,720 0.15
27	8,205 0.19	69	6,720 0.15
28	8,205 0.19	70	6,720 0.15
29	8,205 0.19	71	6,720 0.15
30	8,205 0.19	72	6,720 0.15

OPEN SPACE AREA TABLE

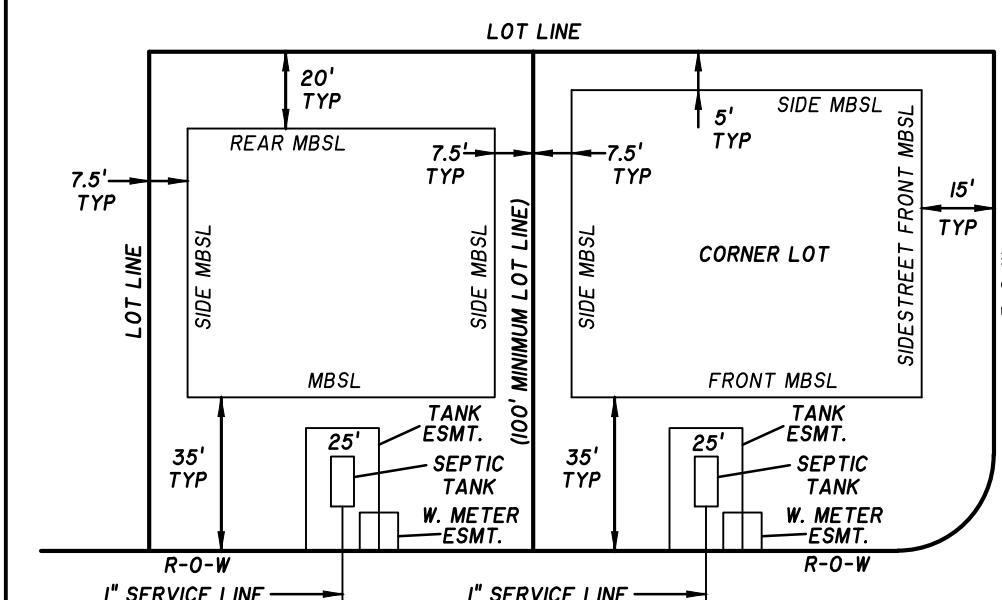
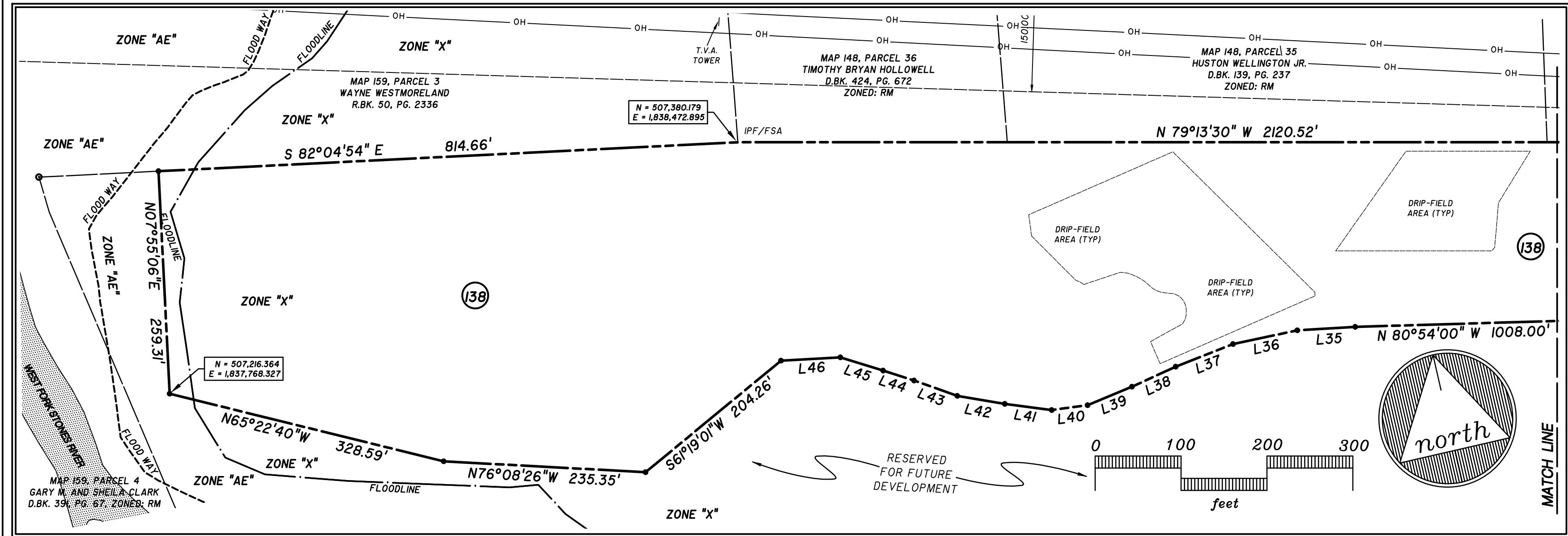
LOT NO.	FEET/ACRES
29	736,253 1.70
28	219,181 5.05
71	140,401 3.28
138	748,747 17.19
269	131,444 3.02

LINE TABLE

LINE	BEARING	DISTANCE
L1	N 79°45'00" W	104.15'
L2	N 69°01'00" W	35.92'
L3	N 64°05'20" W	63.54'
L4	N 65°53'53" W	36.73'
L5	N 68°08'00" W	67.88'
L6	N 68°34'53" W	87.68'
L7	N 32°16'22" W	79.27'
L8	N 28°24'42" W	69.19'
L9	N 28°26'35" E	56.74'
L10	N 57°40'35" W	96.43'
L11	N 28°19'25" E	55.34'
L12	N 32°19'25" E	100.00'
L13	N 37°48'20" W	58.93'
L14	N 63°57'53" W	73.30'
L15	N 72°14'46" W	70.89'
L16	N 57°20'14" W	66.84'
L17	N 57°22'48" W	50.00'
L18	N 62°37'57" W	67.46'
L19	N 68°40'54" W	76.58'
L20	N 79°16'19" W	71.75'
L21	N 76°17'17" W	56.00'
L22	N 78°01'09" W	55.34'
L23	N 86°55'53" W	42.14'
L24	N 77°43'12" W	55.08'
L25	N 68°33'48" W	56.00'
L26	N 68°33'48" W	56.00'
L27	N 68°33'48" W	56.00'
L28	N 68°33'48" W	56.00'
L29	N 68°33'48" W	56.00'
L30	N 68°33'48" W	56.00'
L31	N 68°33'48" W	56.00'
L32	N 68°33'48" W	56.00'
L33	N 68°33'48" W	56.00'
L34	N 68°33'48" W	56.00'
L35	N 68°33'48" W	56.00'
L36	N 68°33'48" W	56.00'
L37	N 68°33'48" W	56.00'
L38	N 68°33'48" W	56.00'
L39	N 68°33'48" W	56.00'
L40	N 68°33'48" W	56.00'
L41	N 68°33'48" W	56.00'
L42	N 68°33'48" W	56.00'
L43	N 68°33'48" W	56.00'
L44	N 68°33'48" W	56.00'
L45	N 68°33'48" W	56.00'
L46	N 68°33'48" W	56.00'
L47	N 68°33'48" W	56.00'
L48	N 68°33'48" W	56.00'
L49	N 68°33'48" W	56.00'
L50	N 68°33'48" W	56.00'
L51	N 68°33'48" W	56.00'
L52	N 68°33'48" W	56.00'
L53	N 68°33'48" W	56.00'
L54	N 68°33'48" W	56.00'
L55	N 68°33'48" W	56.00'
L56	N 68°33'48" W	56.00'
L57	N 68°33'48" W	56.00'
L58	N 68°33'48" W	56.00'
L59	N 68°33'48" W	56.00'
L60	N 68°33'48" W	56.00'
L61	N 68°33'48" W	56.00'
L62	N 68°33'48" W	56.00'
L63	N 68°33'48" W	56.00'
L64	N 68°33'48" W	56.00'
L65	N 68°33'48" W	56.00'
L66	N 68°33'48" W	56.00'
L67	N 68°33'48" W	56.00'
L68	N 68°33'48" W	56.00'
L69	N 68°33'48" W	56.00'

CURVE TABLE

CURVE	DELTA	RADIUS	ARC LENGTH	CHORD BEARING	CHORD LENGTH
C1	83°33'03"	250.00'	36.46'	S 59°02'42" W	33.37'
C2	122°32'33"	225.00'	80.50'	N 0°25'04" E	87.95'
C3	20°30'02"	225.00'	60.50'	N 19°30'13" W	80.08'
C4	71°04'44"	225.00'	28.19'	N 33°28'36" W	28.17'
C5	74°42'05"	250.00'	33.66'	N 33°10'32" E	33.62'
C6	124°43'57"	250.00'	55.61'	N 22°58'48" W	55.49'
C7	18°44'43"	250.00'	55.61'	N 10°14'10" W	55.49'
C8	18°44'43"	250.00'	55.61'	N 02°10'27" E	55.49'
C9	53°33'08"	250.00'	24.23'	N 1°39'19" E	24.22'
C10	6°36'24"	325.00'	37.47'	N 17°44'05" E	37.45'
C11	62°72'23"	325.00'	36.33'	N 24°10'59" E	36.30'
C12	10°40'47"	200.00'	37.28'	N 22°09'18" E	37.23'
C13	26°27'29"	200.00'	92.36'	N 03°35'10" E	91.54'
C14	26°27'29"	200.00'	101.5'	N 24°07'54" W	100.07'
C15	16°50'03"	250.00'	56.00'	N 32°16'22" E	55.88'
C16	12°50'03"	250.00'	56.00'	N 19°22'08" E	55.88'
C17	12°50'03"	250.00'	56.00'	N 06°32'04" E	55.88'
C18	16°50'03"	250.00'	56.00'	N 08°17'59" W	55.88'
C19	13°43'03"	250.00'	59.85'	N 19°34'32" W	59.77'
C20	88°56'22"	25.00'	38.81'	N 18°02'07" E	38.03'
C21	13°16'16"	275.00'	7.94'	S 63°19'56" E	7.94'
C22	10°25'44"	275.00'	50.05'	S 69°18'41" E	49.69'
C23	10°25'44"	275.00'	61.60'	N 69°25'18" W	61.61'
C24	23°08'58"	200.00'	28.43'	N 10°21'24" W	28.42'
C25	23°08'58"	200.00'	79.83'	N 05°10'02" E	79.40'
C26	20°26'59"	200.00'	71.38'	S 26°30'29" E	71.00'
C27	13°37'37"	275.00'	55.80'	S 3°16'13" E	55.70'
C28	13°37'37"	275.00'	170.80'	S 03°16'13" E	168.17'
C29	77°15'19"	25.00'	33.71'	S 28°27'41" E	31.21'
C30	79°09'17"	25.00'	34.54'	S 52°50'49" W	31.06'
C31	79°09'17"	25.00'	34.00'	S 23°41'49" E	31.44'
C32	19°03'23"	200.00'	66.52'	N 48°08'54" W	66.27'
C33	19°03'23"	200.00'	83.15'	N 48°08'54" W	82.77'



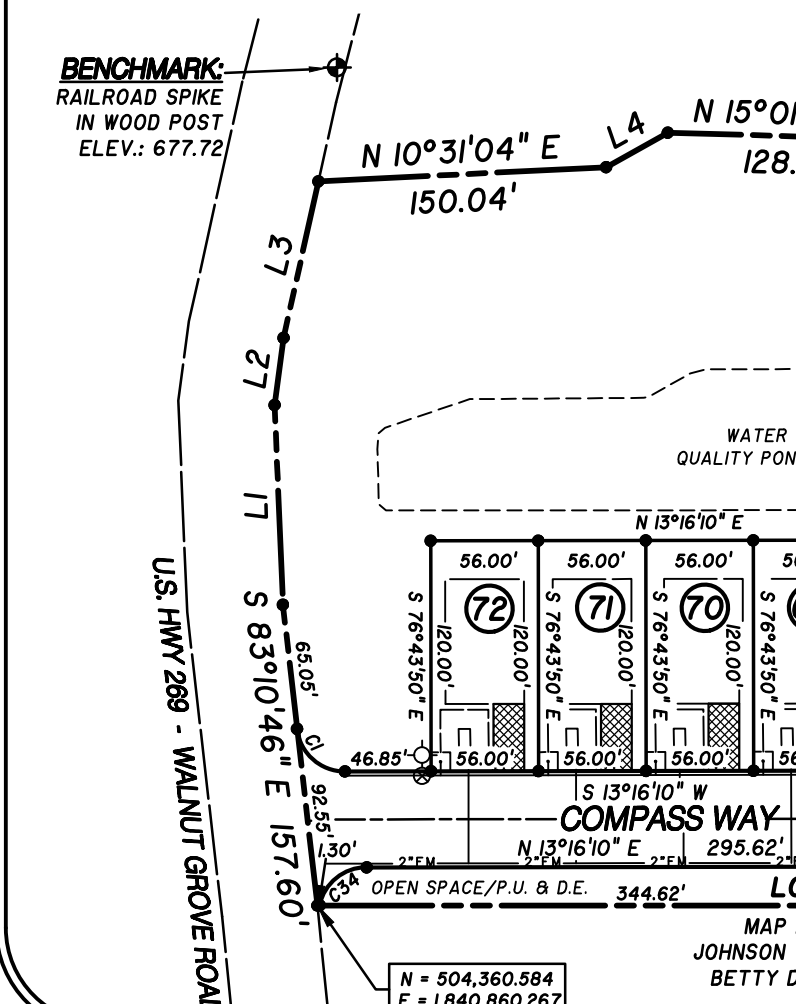
* MINIMUM BUILDING PAD ELEVATION

LOT NOS.	FEMA 100 YR FLOOD	MIN. BLDG. PAD ELEV.	MIN. FIN. FLOOR ELEV.	MIN. SIDE MBSL.
14 - 20	N/A	679.0	N/A	N/A
22 - 27	N/A	679.0	N/A	N/A
40 - 42	N/A	675.0	N/A	N/A
67 - 69	N/A	675.5	N/A	N/A
66, 69	N/A	676.0	N/A	N/A

ALL MINIMUM PAD ELEVATIONS (MPE) ARE DUE TO LOCAL DRAINAGE.

- SEPTIC TANK IS 6' X 13'.
- TANK EASEMENT SHALL EXTEND 10 FT. MINIMUM BEYOND PLACEMENT OF TANK IN FIELD.
- WATER METER TO BE 10' FROM SEPTIC TANK.

MINIMUM BUILDING SETBACKS & SEPTIC TANK EASEMENT DETAIL N.T.S.



MAP 159, PARCEL 701
JOHNSON WILLIAM FRANK ETUX
BETTY D.B.K. 1287, PG. 2093
ZONED: RM

MAP 159, PARCEL 7
ADAVAN AFRAKHTEH
R.B.K. 1551 PG. 3184
ZONED: RM

MAP 159, PARCEL 7
ADAVAN AFRAKHTEH
R.B.K. 1551 PG. 3184
ZONED: RM

MAP 159, PARCEL 7
ADAVAN AFRAKHTEH
R.B.K. 1551 PG. 3184
ZONED: RM

MAP 159, PARCEL 7
ADAVAN AFRAKHTEH
R.B.K. 1551 PG. 3184
ZONED: RM

MAP 159, PARCEL 7
ADAVAN AFRAKHTEH
R.B.K. 1551 PG. 3184
ZONED: RM

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ADAVAN AFRAKHTEH
R.B.K. 1551 PG. 3184
ZONED: RM

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ZONED: RM

MAP 159, PARCEL 7
ADAVAN AFRAKHTEH
R.B.K. 1551 PG. 3184
ZONED: RM

MAP 159, PARCEL 7
ADAVAN AFRAKHTEH
R.B.K. 1551 PG. 3184
ZONED: RM

GENERAL NOTES

- THE PURPOSE OF THIS FINAL PLAT IS TO CREATE 67 SINGLE FAMILY LOTS, ROAD RIGHT-OF-WAY, 5 STEP SYSTEM LOTS AND 4 OPEN SPACE LOTS.
- BEARING SYSTEM IS BASED ON TENNESSEE STATE PLANE COORDINATES (NAD 83-96). ELEVATIONS BASED ON (NAVD 88).
- THIS PROPERTY LIES WITHIN ZONES X & AE, PARTIALLY IN THE 100 YEAR FLOODPLAIN, PER FEMA FIRM MAPS FOR RUTHERFORD CO., MAP NO. 47149C0377 H, 47149C0381 H AND 47149C0383 H, DATED JANUARY 8, 2007.
- PARCELS MAY BE SUBJECT TO ADDITIONAL EASEMENTS AND/OR RESTRICTIONS, BY RECORD OR PRESCRIPTION, THAT A COMPLETE TITLE SEARCH MAY REVEAL.
- IT IS THE RESPONSIBILITY OF EACH RESIDENTIAL BUILDER TO DESIGN AND CONSTRUCT A SUITABLE GRADING AND DRAINAGE SCHEME WHICH WILL CONVEY SURFACE WATER, WITHOUT PONDING IN THE LOT OR UNDER THE HOUSE, FROM ITS STRUCTURE TO THE DRAINAGE SYSTEM CONSTRUCTED BY THE SUBDIVISION DEVELOPER.
- THE SOILS MATERIALS ON LOTS SHOWN HEREON MAY BE DISTURBED BY CUTTING OR FILLING OPERATIONS PERFORMED DURING OR BEFORE DEVELOPMENT; THEREFORE, THE BUILDER OF ANY PROPOSED STRUCTURE SHALL INVESTIGATE THE CURRENT CONDITIONS AND CONVEY WITH A GEOTECHNICAL REPORT OR OTHER QUALIFIED PERSON AS HE DEEMS APPROPRIATE TO ASSURE HIMSELF THAT THE DESIGN OF THE PROPOSED FOUNDATION IS ADEQUATE.
- PERMANENT OR TEMPORARY SOIL STABILIZATION SHALL BE APPLIED TO DENUDED AREAS WITHIN 15 DAYS AFTER FINAL GRADE IS REACHED ON ANY PORTION OF THE SITE. SOIL STABILIZATION SHALL ALSO BE APPLIED WITHIN 15 DAYS TO THE DENUDED AREAS WHICH MAY NOT BE AT FINAL GRADE, BUT WILL REMAIN DORMANT (UNDISTURBED) FOR LONGER THAN 60 DAYS.
- PROPERTIES ADJACENT TO THE SITE OF LAND SHALL BE PROTECTED FROM SEDIMENT DEPOSITION, THIS MAY BE ACCOMPLISHED BY PRESERVING A WELL-VEGETATED BUFFER STRIP AROUND THE LOWER PERIMETER OF THE LAND DISTURBANCE; BY INSTALLING PERIMETER CONTROLS SUCH AS SEDIMENT BARRIERS, FILTERS OR DICES, OR SEDIMENT BASINS; OR BY A COMBINATION OF SUCH MEASURES.
- NO FILL MATERIAL, RUBBISH, OR BUILDING MAY BE PLACED IN ANY NATURAL DRAINAGE WAY, SUCH AS STREAM BEDS, SINKHOLES, UNDERGROUND STREAMS OR CHANNELS, OR WET WEATHER STREAM BEDS OR FLOODWAYS.
- PUBLIC UTILITY EASEMENTS, IF AND WHERE SHOWN HEREON ARE INTENDED TO INDICATE AN EASEMENT FOR CONSTRUCTION, MAINTENANCE, AND OPERATION OF PUBLIC UTILITIES AND DRAINAGE WAYS, INCLUDING, BUT NOT LIMITED TO, SANITARY SEWERS, FORCE MAINS, WATER LINES, TELEPHONE SIGNAL CONDUITS, ELECTRIC CONDUCTORS, DRAINAGE PIPES, AND NATURAL GAS LINES.
- THE STATE OF TENNESSEE REQUIREMENTS PER "THE UNDERGROUND UTILITY DAMAGE PREVENTION ACT" THAT ANYONE WHO ENGAGES IN EXCAVATION MUST NOTIFY ALL KNOWN UNDERGROUND UTILITY OWNERS, NO LESS THAN THREE NOR MORE THAN TEN WORKING DAYS OF THEIR INTENT TO EXCAVATE. A LIST OF THESE UTILITIES MAY BE OBTAINED FROM THE COUNTY REGISTER OF DEEDS. THOSE UTILITIES THAT PARTICIPATE IN THE TENNESSEE ONE CALL SYSTEM CAN BE NOTIFIED BY CALLING TOLL FREE 1-800-351-1111.
- THE PROPERTY IS CURRENTLY ZONED PUD.
- ALL PROPERTY ADJACENT TO THIS SUBDIVISION ARE CURRENTLY ZONED RM.
- MINIMUM SETBACKS FOR LOTS AS SHOWN HEREON UNLESS NOTED OTHERWISE:
FRONT - 35 FT., SIDE - 7.5 FT. / REAR - 20 FT.
SIDE NOTE: (15' SEPARATION BETWEEN BUILDINGS)
- A SIGN NOTIFYING THE PUBLIC THAT THIS SUBDIVISION IS SERVICED BY A DECENTRALIZED SEWER SYSTEM SHALL BE PLACED AND MAINTAINED BY THE DEVELOPER UNTIL ALL HOMES ARE BUILT AND OCCUPIED.
- C.U.D. ACCESS TO THE SEPTIC TANK SHALL BE UNENCUMBERED BY FENCING OR LANDSCAPING. A PERMANENT ACCESS EASEMENT EXISTS ON EACH LOT AT THE SEPTIC TANK LOCATION. THIS EASEMENT IS INTENDED TO ASSURE SERVICE AND REPAIR ACCESS TO THE SEPTIC TANK. SEE SEPTIC TANK EASEMENT DETAIL.
- SEPTIC TANKS SHALL BE SET ONLY AFTER THE BUILDING FOUNDATION HAS BEEN STARTED AND FINISHED YARD GRADE AT THE TANK CAN BE DETERMINED. TANK RISERS SHALL BE BETWEEN 18" AND 26 INCHES HIGH FROM THE TOP OF THE TANK.
- WATER LINE IS SHOWN FOR GRAPHICAL PURPOSES ONLY. PLEASE CONTACT CONSOLIDATED UTILITY DISTRICT (C.U.D.) FOR WATER LINE LOCATION, SIZE, AND PLACEMENT OF FIRE HYDRANTS.
- ALL FIRE HYDRANTS SHALL BE PLACED IN COORDINATION WITH CONSOLIDATED UTILITY DISTRICT.
- THE CLEARVIEW ACRES HOMEOWNERS ASSOCIATION WAS ESTABLISHED IN R.B.K. PG. 1551, ANY SIDEWALKS, COMMON AREAS AND/OR DETENTION PONDS SHALL BE MAINTAINED BY THE ASSOCIATION.
- ANY DAMAGED CURBS WILL BE THE RESPONSIBILITY OF EACH INDIVIDUAL BUILDER TO REPAIR BEFORE THE RELEASE OF CERTIFICATE OF OCCUPANCY.
- THE REQUIRED STREAM BUFFER AREA ALONG MAN-MADE DRAIN ON LOT 73 SHALL CONFORM TO ALL LIMITATION AND RESTRICTIONS AS SET FORTH UNDER THE RUTHERFORD COUNTY STORMWATER ORDINANCE.
- THIS DEVELOPMENT IS GOVERNED BY THE PATTERN BOOK APPROVED BY THE RUTHERFORD COUNTY BOARD OF COMMISSIONERS AT THEIR MEETING ON THE DATE OF 07/11/2016.
- REPAIR OR MAINTENANCE OF ANY IMPROVEMENTS (I.E. DRIVEWAYS, LANDSCAPES, UTILITY LINES, RETAINING WALLS, MAILBOXES, ETC.) LOCATED IN A DRAINAGE EASEMENT DUE TO DITCH AND OR CULVERT MAINTENANCE/REPAIR IS THE RESPONSIBILITY OF THE PROPERTY OWNER.
- AS-BUILT SURVEYS AND CERTIFICATIONS WILL BE REQUIRED FOR DETENTION PONDS, PUBLIC STRUCTURE, AND CUT/FILL ON LOTS, PRIOR TO RELEASE OF LOTS FOR HOME CONSTRUCTION.
- A STORMWATER MAINTENANCE AGREEMENT IS RECORDED IN R.B.K. PG. 1551, R.O.C., TN.
- PLOT PLANS REQUIRED FOR ALL LOTS TO BE SUBMITTED AND APPROVED BY C.U.D. PRIOR TO BUILDING PERMIT BEING ISSUED.

OWNER/DEVELOPER:

3BC, LLC
702 PRINCE EDWARD COURT
MURFREESBORO, TN 37130
(615) 513-1173
CONTACT: HOWARD GEORGE, III

SECTION ONE SITE DATA:

ZONING: PUD



FIELD ACCOUNT

11700 PLAZA AMERICA DRIVE RESTON, VA 20190

573056

06B

47379 - ST OF TN ENVIRONMENT & CON

11/07/2022

VENDOR ACCOUNT	INVOICE NUMBER	INVOICE DATE	CO	DIV	CM	LOT	U	PH/A	ACCT	AMOUNT
RYAN HOMES	CE0040	11-07-22	31	NAS	CE	0040		010M	121	100.00
	TNR241365.36									
NOI TNR 241365 GIVE TO SSA										

ST OF TN ENVIRONMENT & CON
711 R.S. GASS BLVD
NASHVILLE TN 37243

ennessee Department of
enviro
NOV 14 2022
Nashville

REMITTANCE ADVICE

DETACH BEFORE DEPOSITING CHECK

THE FRONT OF THIS CHECK CHANGES COLOR GRADUALLY AND EVENLY FROM DARK TO LIGHT.

Bank of America, N.A.
Atlanta, Dekalb County, Georgia



RYAN HOMES
NVHOMES
HEARTLAND HOMES
NVR BUILDING PRODUCTS

FIELD ACCOUNT

573056

64-1276
611

DATE 11/07/22
VENDOR # 47379
CHECK # 573056

PAY

*****100.00

EXACTLY:

ONE HUNDRED DOLLARS AND 00 CENTS

PAY TO THE ORDER OF:

VOID AFTER 90 DAYS

NVR, INC.

CHECK NOT VALID OVER \$50,000.00

ST OF TN ENVIRONMENT & CON

AUTHORIZED SIGNATURE

SECURITY FEATURES INCLUDED DETAILS ON BACK