

Date:

1/6/2023

1/7/2023

1/8/2023

	Time	7 Brew Jeffersonville IN	Time	7 Brew Jeffersonville IN	Time	7 Brew Jeffersonville IN
9:00	9:11	10	9:01	11	9:02	10
10:00	10:08	9	10:06	10	10:02	9
11:00	11:09	9	11:00	10	11:03	9
12:00	12:09	9	12:09	10	12:05	9
1:00	1:01	7	1:04	8	1:09	7
2:00	2:06	7	2:08	8	2:00	7
3:00	3:02	6	3:02	7	3:00	6
4:00	4:09	6	4:06	7	4:06	6
5:00	5:00	6	5:00	7	5:11	6
6:00	6:02	6	6:09	7	6:06	6
7:00	7:05	5	7:11	6	7:02	5
8:00	8:01	5	8:12	6	8:00	5
Average		6.82		7.82		6.82

7 Brews Coffee

7 Brews Coffee

7 Brews Coffee

RECEIVED

JAN 11 2023

PLANNING &
DESIGN SERVICES

22-ZONE-0147

Date:

1/6/2023

1/7/2023

1/8/2023

	Time	7 Brew Kingsport TN	Time	7 Brew Kingsport TN	Time	7 Brew Kingsport TN
9:00	9:11	11	9:01	12	9:02	11
10:00	10:08	10	10:06	11	10:02	10
11:00	11:09	10	11:00	11	11:03	10
12:00	12:09	10	12:09	11	12:05	10
1:00	1:01	8	1:04	9	1:09	8
2:00	2:06	8	2:08	9	2:00	8
3:00	3:02	7	3:02	8	3:00	7
4:00	4:09	7	4:06	8	4:06	7
5:00	5:00	7	5:00	8	5:11	7
6:00	6:02	7	6:09	8	6:06	7
7:00	7:05	6	7:11	7	7:02	6
8:00	8:01	6	8:12	7	8:00	6
Average		7.82		8.82		7.82

7 Brews Coffee

7 Brews Coffee

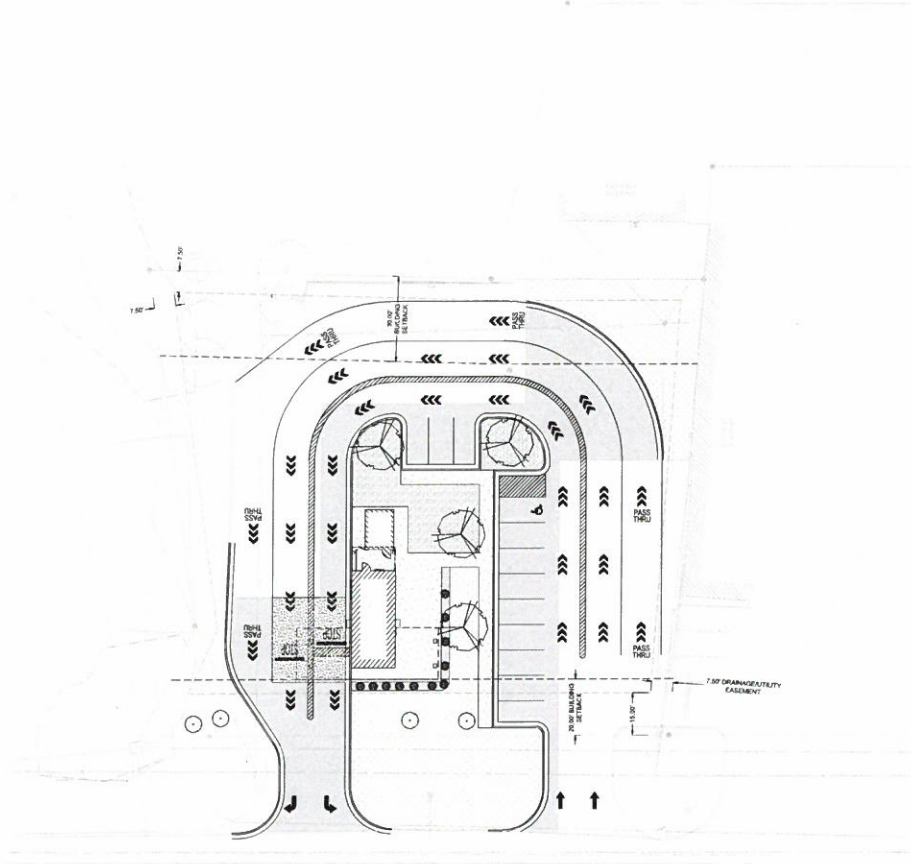
7 Brews Coffee

RECEIVED











































JAN 11 2023

PLANNING &
DESIGN SERVICES

22-ZONE-0147



HATCH LEGEND:

-  ASPHALT PAVEMENT
PER DETAILS, SHEET G-701.
-  4" THICK CONCRETE PAVEMENT
PER CONCRETE PAVEMENT DETAILS, SHEET G-701.
-  8" THICK CONCRETE PAVEMENT
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-  8" THICK CONCRETE PAVEMENT
PER CONCRETE PAVEMENT DETAILS, SHEET G-701.

KEY NOTES:

1. MATCH EXISTING PAVEMENT.
2. CONCRETE CURB AND OUTLET PER DETAIL, SHEET G-701.
3. 8" CONCRETE PAD PER CONCRETE PAVEMENT DETAILS, SHEET G-701.
4. CANOPY PER ARCHITECTURAL PLANS.
5. CONNECT TO EXISTING CURBS.
6. ALONG 4" SOLID BLUE CROSS WALK MARKER WITH SLIDING DOOR PANEL AT FRONT OPENING.
7. EDGE OF CONCRETE SLAB TO BE THICKENED PER CONCRETE STOOP/WALK EDGE DETAIL, SHEET G-701.
8. 1-1/2" SOLID RED STOP BAR ON ASPHALT WITH 4-1/2" TALL "STOP" TEXT PAINTED IN RED PER DETAIL, SHEET G-701.
9. 4" SOLID BLUE PAVEMENT MARKER, TYPICAL, WIDTHS SPACED AT 34'.



C-201
SITE PLAN

DATE: AUGUST 5, 2022

ENGINEER OF RECORD:
NAME: SHAWN W. BARRY
LICENSE NO. TN # PE-126713
PROJECT NUMBER:
22100 78A
REVISION:

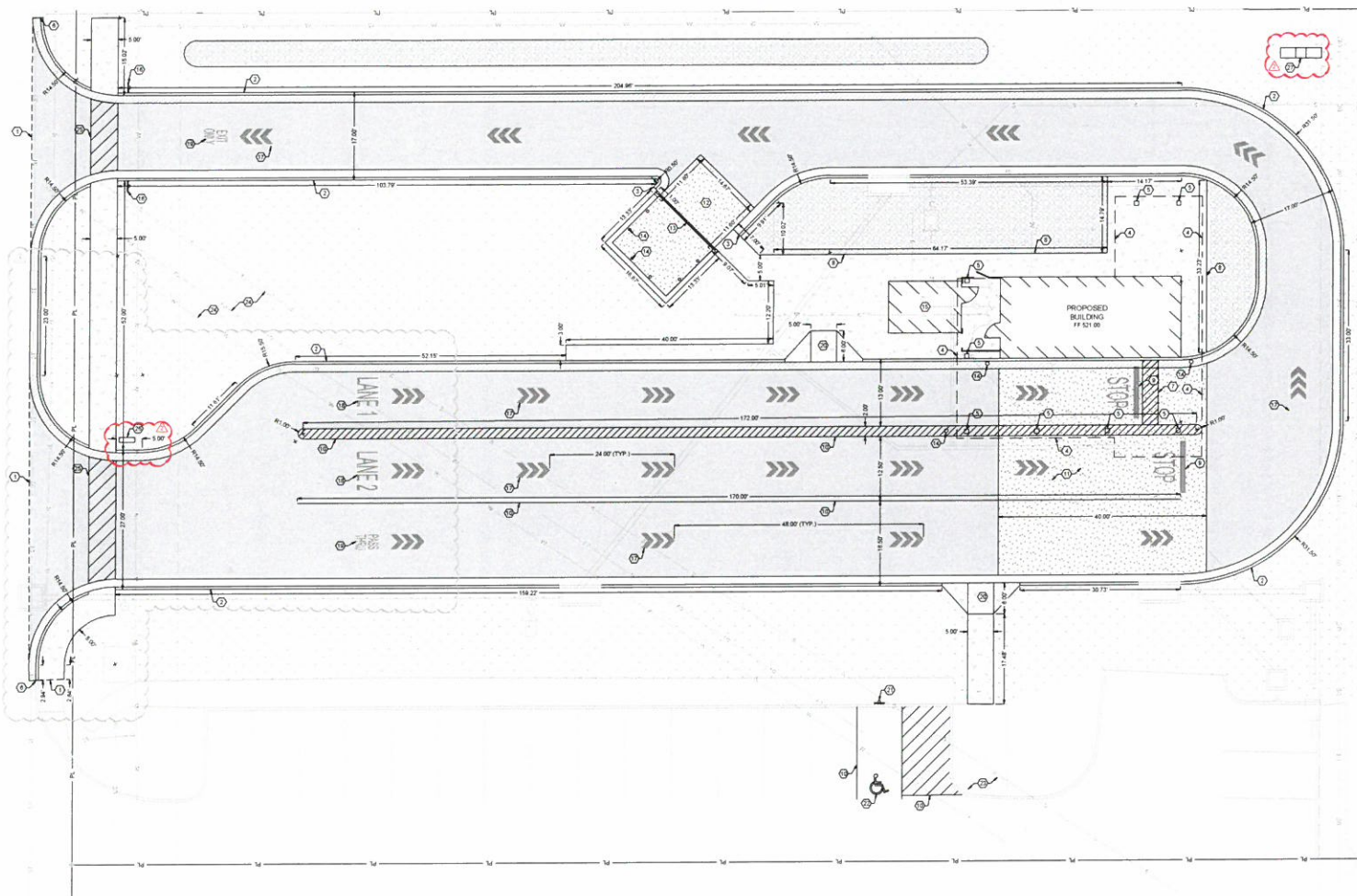
PRELIMINARY
FOR REVIEW AND
DISCUSSION ONLY

7 BREW COFFEE
KINGSPORT, TN

1336 EAST STONE DRIVE
KINGSPORT, TN 37660



TORGERSON
DESIGN PARTNERS
ARCHITECTURE / REAL ESTATE / DEVELOPMENT
115 NORTH 7100 AVENUE, SUITE 100, DALLAS, TX 75241
PH: 214.381.8888 FAX: 214.381.8889
ARCHITECTURAL CORPORATION REGISTRATION NUMBER: A-201001427



PROJECT NOTES:

1. PROPOSED USE: COMMERCIAL DRIVE-THRU
2. ZONING: PLANNED DEVELOPMENT (PD)
3. BUILDING AREAS:
 - 8 - BUSINESS 545 SQ. FT.
 - 5-2 - STORAGE (REMOTE COOLER) 140 SQ. FT.

HATCH LEGEND:

- ASPHALT PAVEMENT PER DETAILS SHEET C-701
- 4" THICK CONCRETE PAVEMENT PER CONCRETE PAVEMENT DETAILS SHEET C-701
- 4" THICK CONCRETE PAVEMENT PER CONCRETE PAVEMENT DETAILS SHEET C-701
- SPILL CURB PER DETAILS SHEET C-701
- LAWN RESTORATION: INSTALL TOPSOIL, SEED & MULCH IN ACCORDANCE WITH PROJECT SPECIFICATIONS. EXTENTS SHOWN DO NOT NECESSARILY REFLECT FULL EXTENTS OF RESTORATION REQUIRED. CONTRACTOR SHALL RESTORE ALL DISTURBED AREAS.
- LANDSCAPE ROCK: PLACE # 2" - 3" GRAVEL ROCK OVER COMMERCIAL GRADE WEED FABRIC.

KEY NOTES:

1. MATCH EXISTING PAVEMENT
2. CONCRETE CURB & GUTTER PER DETAIL SHEET C-701
3. INSTALL CURB TRANSITION PER DETAIL SHEET C-701
4. CANOPY PER ARCHITECTURAL PLANS
5. COLUMNS PER ARCHITECTURAL PLANS
6. CONNECT TO EXISTING CURB
7. ALIGN CROSS WALK WITH SLIDING DOOR PANEL AT FRONT OPENING
8. EDGE OF CONCRETE SLAB TO BE THICKENED PER CONCRETE STOODAWALL EDGE DETAIL SHEET C-701
9. 12" SOLID RED STOP BAR WITH 4" TALL "STOP" TEXT PAINTED IN RED PER DETAIL SHEET C-701
10. 4" SOLID BLUE PAVEMENT MARKER, TYPICAL
11. 4" CONCRETE PAD PER CONCRETE PAVEMENT DETAILS SHEET C-701
12. CONCRETE PAD FOR TRASH ENCLOSURE PER CONCRETE PAVEMENT DETAILS SHEET C-701
13. TRASH ENCLOSURE AND GATE, SEE ARCHITECTURE PLANS
14. PIPE BOLLARD, TYPICAL PER DETAIL SHEET C-701
15. FREEZER LOCATION, FREEZER TO BE INSTALLED ON 4" THICK CONCRETE PAD WITH THICKENED EDGE PER DETAILS SHEET C-701
16. ONE-WAY, DO NOT ENTER SIGN PER DETAIL SHEET C-701
17. SOLID WHITE TRIPLE ARROW PAVEMENT MARKER, PER DETAIL SHEET C-701
18. 4" TALL "LANE" # PAINTED IN BLUE
19. 24" TALL "PASS THRU & EXIT ONLY" PAINTED IN BLUE
20. TYPE 1 ADA CURB RAMP PER DETAILS SHEET C-701
21. ADA VAN ACCESSIBLE SIGN PER DETAILS SHEET C-701
22. BLUE PAINTED ADA ACCESSIBLE PARKING SYMBOL PER DETAILS SHEET C-701
23. EXISTING ADA RAMP
24. APPROXIMATE LOCATION OF ABANDONED UTILITIES: THESE UTILITIES MAY STILL EXIST BUT SHOULD BE INACTIVE. CONTRACTOR TO EXERCISE CAUTION WHEN WORKING AROUND THEM.
25. 4" SOLID WHITE PAVEMENT MARKER, TYPICAL
26. DIRECTIONAL SIGN PER SMALL STORAGE DETAIL, SEE STRUCTURAL PLAN SHEET S3.2
27. PYLON SIGN PER LARGE STORAGE DETAIL, SEE STRUCTURAL PLAN SHEET S3.2

STORMWATER NOTES:

PRE-PROJECT IMPERVIOUS AREA = 6,754 SQ. FT.
PRE-PROJECT PERVIOUS AREA = 34,380 SQ. FT.
POST-PROJECT IMPERVIOUS AREA = 25,578 SQ. FT.
POST-PROJECT PERVIOUS AREA = 15,570 SQ. FT.

NOTE: CALCULATIONS PROVIDED FOR IMPERVIOUS SURFACE ARE TAKEN INSIDE THE PROPERTY LINE.

PARKING SCHEDULE NOTES:

PROPOSED 7 BREW RESTAURANT CITY CODE REQUIREMENTS = 4 SPACES REQUIRED
= 15 SPACES PROVIDED

