



**CONSULTANT:**  
**KST ENGINEERING**  
 8830 Macon Highway  
 Building 200  
 Marietta, GA 30066

**DEVELOPER:**  
**HILLPOINTE**

**Corporate Office:**  
 831 W Morse Blvd, Suite 200  
 Winter Park, FL 32789  
 PH: (407) 752-8004

**Operations Office:**  
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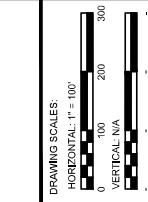
Information: [www.hillpointe.com](http://www.hillpointe.com)

**24-HOUR CONTACT:**  
 Chris O'Brien, P.E.  
 Email: [cbobrien@hillpointe.com](mailto:cbobrien@hillpointe.com)

**PROJECT:**  
**POINTE GRAND  
 MARYVILLE**

095566 04581  
 S ODELL RD  
 BLOUNT COUNTY, TN

**SHEET TITLE:**  
**OVERALL SITE  
 PLAN**



**DRAWING SIGNATURE DATE:** 03/02/2026

**FOR REVIEW ONLY**

NO.	REVISIONS	DATE
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**SHEET** C200

**SITE PLAN NOTES:**  
 EXISTING PROJECT AREA: 27.34 ACRES (1,903,028 SF)  
 PROJECT AREA AFTER PARKING STRIP REMOVAL: 27.17 ACRES (1,885,488 SF)  
 TOTAL PROJECT AREA: 27.34 ACRES (1,903,028 SF)  
 PROPOSED MULTIFAMILY UNITS: 300 UNITS (ALL ARE BROOM, 3-5 STORES)  
 TOTAL PROJECT AREA: 27.34 ACRES (1,903,028 SF)

**PROPOSED BUILDING COVERAGE:**  
 GARAGE: 11,400 SF  
 OFFICE: 11,400 SF  
 STAIRS: 11,400 SF  
 TOTAL: 34,200 SF

**PROPOSED PARKING:**  
 TOTAL: 300 SPACES  
 ACCESSIBLE: 30 SPACES  
 GARAGE: 100 SPACES

**RESOLUTION SUMMARY:**  
 RESOLUTION NO. 1183, 1184, 1185, 1186, 1187, 1188, 1189, 1190, 1191, 1192, 1193, 1194, 1195, 1196, 1197, 1198, 1199, 1200, 1201, 1202, 1203, 1204, 1205, 1206, 1207, 1208, 1209, 1210, 1211, 1212, 1213, 1214, 1215, 1216, 1217, 1218, 1219, 1220, 1221, 1222, 1223, 1224, 1225, 1226, 1227, 1228, 1229, 1230, 1231, 1232, 1233, 1234, 1235, 1236, 1237, 1238, 1239, 1240, 1241, 1242, 1243, 1244, 1245, 1246, 1247, 1248, 1249, 1250, 1251, 1252, 1253, 1254, 1255, 1256, 1257, 1258, 1259, 1260, 1261, 1262, 1263, 1264, 1265, 1266, 1267, 1268, 1269, 1270, 1271, 1272, 1273, 1274, 1275, 1276, 1277, 1278, 1279, 1280, 1281, 1282, 1283, 1284, 1285, 1286, 1287, 1288, 1289, 1290, 1291, 1292, 1293, 1294, 1295, 1296, 1297, 1298, 1299, 1300, 1301, 1302, 1303, 1304, 1305, 1306, 1307, 1308, 1309, 1310, 1311, 1312, 1313, 1314, 1315, 1316, 1317, 1318, 1319, 1320, 1321, 1322, 1323, 1324, 1325, 1326, 1327, 1328, 1329, 1330, 1331, 1332, 1333, 1334, 1335, 1336, 1337, 1338, 1339, 1340, 1341, 1342, 1343, 1344, 1345, 1346, 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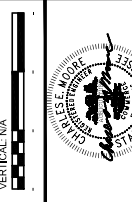
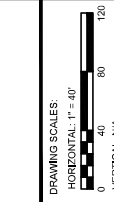
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 Chris Oliver, P.E.  
 Project Engineer  
 Email: [coliver@hillpointe.com](mailto:coliver@hillpointe.com)

PROJECT:  
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 MARYVILLE**

095546 04891  
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SHEET TITLE:  
**SITE PLAN 2**

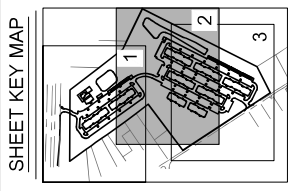
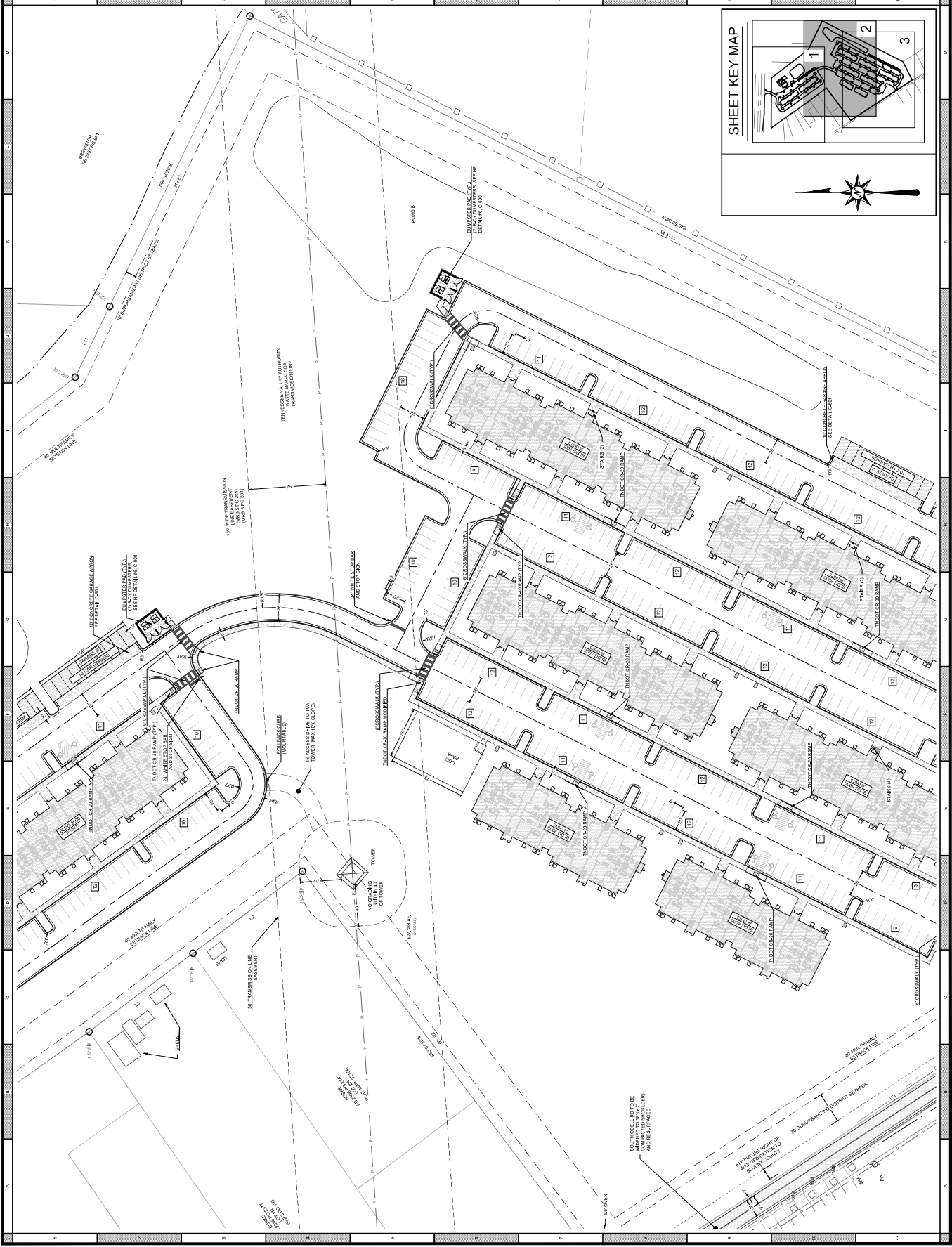


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10. REVISION:	REV. 10.0000

SHEET C202





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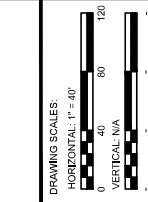
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 Email: c.obrien@hillpointe.com

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 MARYVILLE**

095546 04891  
 S ODELL RD  
 BLOUNT COUNTY, TN

SHEET TITLE:  
**SITE PLAN 3**



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**C203**

**SHEET KEY MAP**

