

Grading Balance
 Total Cut 919 cu.yds.
 Total Fill 733 cu.yds.
 Balance w/ 25% Shrinkage

"Sunset Acres Joint Venture"
 C-2 General Business
 P.U.D.

Install New C.I.
 Convert Exist Catch
 Basin into a Junction
 Box.

6" Vertical Conc
 Curb (Typ U.O.N.)
 TYPE "B" SECTION

Prop. C.I. T=580.72
 R=575.93, out 575.89

Temp 6"
 Asphalt Curb

Exist Yard Catch Basin
 T=580.00
 R=575.78
 S=575.72

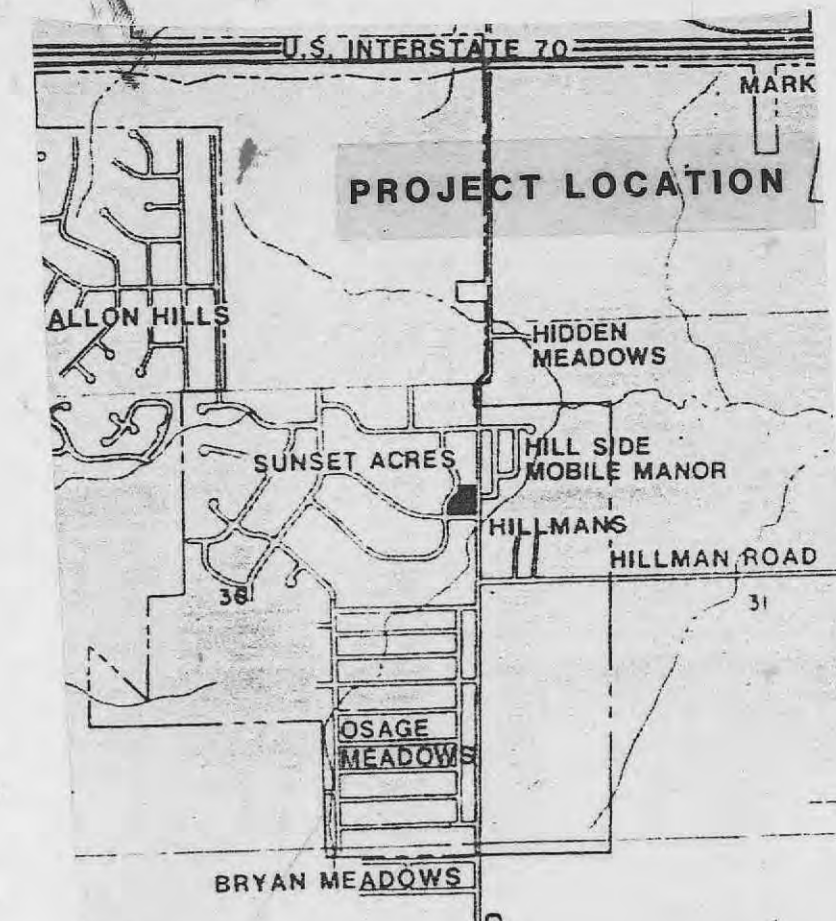
Existing 0.074 acres x 1.87 cfs/acre = 0.14 cfs
 Proposed 0.074 acres x 1.87 cfs/acre = 0.14 cfs

Existing 0.330 acres x 1.87 cfs/acre = 0.62 cfs
 Proposed 0.330 acres x 3.85 cfs/acre = 1.27 cfs

One Story
 Masonry
 Retail
 Building
 2380 sq. ft.
 F.F. 585.00

6" VERT. CONC. CURB
 TYPE "A" SECTION

Saw Cut Exist Paving
 1' Wide along Improved
 Area. Match Exist.
 Pavement (Typ)
 2" Type C &
 7 1/2" Type X Asph.



LOCATION MAP

LEGAL

July 1, 1987
 A tract of land being part of the last half of Section 35, Township 47
 North, Range 2 East, 35. Charles County, Missouri, and being more particularly
 described as follows:
 Beginning at a point 30.00 feet West of the centerline of Bryan Road,
 which point bears South 02 degrees 20 minutes 41 seconds West 115.24 feet
 and North 07 degrees 59 minutes 20 seconds West 30.00 feet from the
 intersection of the East line of Section 36 with the South line of U.S.
 Survey 1700, the East line of Section 36 being the centerline of Bryan Road,
 along a curve to the right having a radius of 20.00 feet, an arc length
 of 31.50 feet to a point in the 8th line of Sunburst Drive, 30.00 feet
 wide, thence North 87 degrees 59 minutes 20 seconds West 25.20 feet,
 thence along a curve to the right, having a radius of 20.00 feet, an arc
 length of 31.42 feet to a point in the East line of Sunny Trail Drive, 50.00
 feet wide, thence along said East line North 02 degrees 00 minutes 40
 seconds East 27.00 feet, thence along a curve to the right, having a radius
 of 15.00 feet, an arc length of 136.03 feet, thence along a curve to the
 left, having a radius of 225.00 feet, an arc length of 267.76 feet, thence
 along said Sunny Trail Drive South 87 degrees 59 minutes 20 seconds East
 230.47 feet to the point of beginning and containing 51,242.32 square
 feet or 1.2223 acres.

Existing	Description	Proposed
---	Contour	---
---	Creek Flowline	---
---	Storm Sewer	---
---	Sanitary Sewer	---
○	Manholes	●
▽	Flared End	▽
□	Curb Inlet	□
○	Trees	○
□	Fence	□
□	Telephone & Cable TV Pedestal	□
---	Buried TV Cable	---
---	Buried Gas Line	---
---	Overhead Electric Lines	---
---	Tower Poles	---
U.O.N.	Unless Noted Otherwise	
Em't	Easement	
C.M.P.	Corrugated Metal Pipe	
R.C.P.	Reinforced Concrete Pipe	

Note: Spot Elevations Shown
 Are Pavement Elevations.
 --- Direction of Flow
 --- Drainage Area Limits

UTILITY COMPANY	LINE LOCATION NO.	EMERGENCY NO.
Union Electric	327-6203	327-6203
Continental Telephone	327-3114	327-3114
LaCade Gas Company	535-7700	621-6960
Group W. Cable Corp.	441-6048	429-3548 (Mitch Kilgore) 947-4705 (Ron Gibson)
Cairne River Electric Co.	1-800-392-3709 1-314-441-7410 1-800-327-5282	(Same as line location no.)
M.A.E.T. (O'Fallon Water & Sewer)	281-2858	272-3200 (O'Fallon P.U.)

GBA
 GEORGE BUTLER ASSOCIATES, INC.
 CONSULTING ENGINEERS/ARCHITECTS
 LANDSCAPE ARCHITECTS/PLANNERS

225 SOUTH MAIN STREET
 SUITE 200
 O'FALLON, MISSOURI 63366
 PHONE (314) 272-2444

QUICK PICK
SITE & GRADING PLAN
 PREPARED FOR:
STEVE CRAWFORD

DESIGNED BY: T.G.W. DRAWN BY: C.R.P. CHECKED BY: G.R.H.

OLD JOB NO. 27-4938
 JOB NO. 89-5752
 DATE 10/16/89
 SCALE AS SHOWN
 SHEET NO. **SP 1**

NOTICE OF RESPONSIBILITY

Notice of acceptance of responsibility and disclaimer of responsibility as to the contract documents prepared for Project Homeowner's Convenience Store, Bryan Road and Sunburst Drive, by George Butler Associates, Inc.

The undersigned architect and engineer and George Butler Associates, Inc., are responsible for the preparation of only the following documents and instruments dated October 9, 1989:

- SP1 Site Plan
- SP2 Site Plan Details
- A1 Floor/Foundation/Finishing Plans, Details
- DE Elevations
- B3 Wall Sections, Details
- 04 Building Section, Schedules
- RS Specifications
- MS Specifications

The undersigned specifically disclaims any responsibility for all other plans, specifications, estimates, reports, or other documents or instruments relating to or intended to be used for any part or parts of the architectural or engineering project including geotechnical survey work.

This notice is executed by the undersigned and authenticated by the personal seal of the persons preparing this notice.

GEORGE BUTLER ASSOCIATES, INC.
 By: [Signature]
 ARCHITECT

R-4 Multi-Family
 By: [Signature]
 ENGINEER

Landscaping Legend

Symbol	Qty.	Description
○	9	Andorra Junipers
○	21	Bradford Pear Trees

NOTE:
 Existing underground (U/G), overhead (O.H.) utilities and drainage structures have been plotted from available information and therefore, their locations must be considered approximate only. It is the responsibility of the individual Contractors to notify the utility companies before actual construction.

Scale: 1"=20'

R-4 Multi-Family

Sunburst

C-2 General Business
 P.U.D.

Landscaping Legend

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#22225

Revised - 9/89 - JMG.