BERKSHIRE DOWNS
FLAT PLAN

APRIL 1997

JOB # 96-221

Rev. 6/19/97 Per City Comments
REV. 5/28/97 PER CITY COMMENTS
REV. 5/1/97 PER CITY COMMENTS

SEE SHEETS 2 & 3

GREENBRIAR DOWNS DRIVE (50'W)

GREENBRIAR SUMMIT COURT (50'W)

R=150.00'

R=100.00'

R=200.00'

BERKSHIRE DOWNS DRIVE (50'W)

BERKSHIRE DOWNS DRIVE

CASTLEBROOK DRIVE (50'W)

26'W CONCRETE PVMT

4' W. SIDEWALK TYP.

25' BLDG LINE

N/F
MISSOURI UTILITIES WATER COMPANY
BK. 1256, PG. 749.

1256 749

1340.66'(R10)
1351.49'(S)

N/F
THE EUGENE F. & BARBARA L. CARSON
LIVING TRUST (PER REVOCABLE LIVING
TRUST AGREEMENT EXECUTED MAY 16, 1991)
BK. 1378, PG. 274

SURVEYED BY:
ENGINEERING & SURVEYING
11/14/83 JM
PRIVATE RECORDS
G-4

685.46'(S)

N84°32'45"E

S84°32'45"W

S84°31'09"W

N01°36'11"E

S05°02'54"E 305.24'(S)

104.60'(R2)

845.85'(S)

1365.50'(S)

1337.82'(R10)

Q KNAUST ROAD
(40'W PER RPB 1 PG 61)

Q KNAUST ROAD AS TRAVELED
(40'W PER RPB 1 PG 61)

See Sheet 20 for Entrance Detail

SEE ENTRANCE DETAIL SHEET 00/00

GRAPHIC SCALE
50 0 50 100
(IN FEET)
1 inch = 50 ft.

N/F
TIMOTHY D. & WENDY S. MERLI, H/W
BK. 1518, PG. 654

S35°53'04"E
89.09'

TEMPORARY CONSTRUCTION EASEMENT
10' WIDE PERMANENT EASEMENT

S09°13'55"W
25.40'

FOR OFF-SITE SEWER
SEE SHEET 20

TEMPORARY CONSTRUCTION EASEMENT

10' WIDE PERMANENT EASEMENT

PROP N/F OF OTTO
BK. 1258, PG. 1251

EXIST. HOUSE TO REMAIN

APPROX LIGHT LOCATION

TEMPORARY TURN-AROUND

TEMPORARY BARRECADE
SEE DETAIL SHEET

LOT 49
E FARMS PLAT 2
21, PG. 77

KEY MAP

UTILITY NOTE: UNDERGROUND FACILITY STRUCTURES AND UTILITIES HAVE BEEN PLOTTED FROM AVAILABLE SURVEYS AND RECORDED INFORMATION AND, THEREFORE, THEIR LOCATIONS MUST BE CONSIDERED APPROXIMATE ONLY. VERIFICATION OF LOCATION OF ALL UNDERGROUND STRUCTURES AND FACILITIES EITHER SHOWN OR NOT SHOWN ON THESE PLANS, SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR.

96221DES PLOTTED 5/28/97