

GENERAL NOTES:

- THE SITE AREA IS: 1.33 AC.
 - PROPOSED USE: RESTAURANT
 - ACCOUNT/PARCEL #: T051600081
MAP ID #: XXXXX
 - CURRENT ZONING: C-2 GENERAL BUSINESS DISTRICT
 - THIS DEVELOPMENT SHALL COMPLY WITH ALL CONDITIONS AS SET FORTH IN ORDINANCES BY THE CITY OF O'FALLON, ST. CHARLES COUNTY AND THE STATE OF MISSOURI.
 - U.S.G.S. BENCHMARK STATION: SC-18, ELEV.=611.55.
- BOTH THE STATION AND THE AZIMUTH MARK ARE STANDARD MO DNR ALUMINUM GRS DISK. THE STATION IS STAMPED "SC-18, 1999", THE AZIMUTH IS STAMPED "SC-12, 1999". BOTH DISK ARE SET IN 12 INCH DIAMETER BY 30 INCH DEEP CONCRETE MONUMENTS FLUSH WITH THE GROUND.
- PROJECT BM: TOP OF STORM SEWER GRATE INLET, WESTERN SIDE OF HIGHWAY K, SOUTH OF LOT 4F, ELEV.=558.74.
- PROPERTY BOUNDARY INFORMATION TAKEN FROM BOUNDARY AND TOPOGRAPHIC SURVEY PREPARED BY ZAVRADINOS PROFESSIONAL SERVICES, INC., DATED NOVEMBER, 2004. ADDITIONAL INFORMATION PROVIDED BY THE CITY OF O'FALLON AND ST. CHARLES COUNTY RECORDER OF DEEDS OFFICE.
 - UTILITIES/DISTRICTS:
WATER: MISSOURI AMERICAN WATER CO. - (314) 996-2286
GAS: LACLEDE GAS CO. - (314) 621-6960
TELEPHONE: CENTURY-TEL TELEPHONE - (800) 201-4102
ELECTRIC: AMEREN UE - (800) 552-7583
SANITARY SEWER: DUCKETT CREEK SEWER DIST. - (636) 441-3825
SCHOOL DISTRICT: FRANCIS HOWELL SCHOOL DISTRICT
FIRE DISTRICT: COTTLEVILLE FIRE PROTECTION DISTRICT-(636)447-6655
WATER/SEWER: PUBLIC WATER DISTRICT #2 - (636) 561-3737
 - TRACT IS LOCATED IN:
WELDON SPRING, MO USGS QUADRANGLE MAP
WUNNENBURG MAP PAGE 56, SECTION RR-23
 - SITE ADDRESS: 4551 HIGHWAY K
 - BUILDING SETBACKS: ALONG INT. DRIVES - 10'
REAR YARD - 5'
ALONG HIGHWAY K - 25'
 - BUILDING HEIGHT: PROPOSED BUILDING NOT TO EXCEED 50' OR 3-STORIES.
 - ALL SIGNAGE TO REQUIRE SEPARATE REVIEW, APPROVAL AND PERMITS. MONUMENT SIGN TO BE PROPOSED WHEN TENANT HAS BEEN ACQUIRED.
 - DEVELOPER MUST SUPPLY CITY CONSTRUCTION INSPECTORS WITH SOILS REPORTS PRIOR TO OR DURING SITE SOIL TESTING.
 - THE CONTRACTOR SHALL ASSUME COMPLETE RESPONSIBILITY FOR CONTROLLING ALL SILTATION AND EROSION OF THE PROJECT AREA. THE CONTRACTOR SHALL USE WHATEVER MEANS NECESSARY TO CONTROL EROSION AND SILTATION INCLUDING, BUT NOT LIMITED TO, STAKED STRAW BALES AND/OR SILTATION FABRIC FENCES (POSSIBLE METHODS OF CONTROL ARE DETAILED IN THE PLAN). CONTROL SHALL COMMENCE WITH GRADING AND BE MAINTAINED THROUGHOUT THE PROJECT UNTIL ACCEPTANCE OF THE WORK BY THE OWNER AND/OR THE CITY OF O'FALLON. THE CONTRACTOR'S RESPONSIBILITIES INCLUDE ALL DESIGN AND IMPLEMENTATION AS REQUIRED TO PREVENT EROSION AND THE DEPOSITING OF SILT. THE OWNERS AND/OR THE CITY OF O'FALLON AND MAY AT THEIR OPTION DIRECT THE CONTRACTOR IN HIS METHODS AS DEEMED FIT TO PROTECT PROPERTY AND IMPROVEMENTS. ANY DEPOSITING OF SILTS OR MUD ON NEW OR EXISTING PAVEMENT OR IN NEW OR EXISTING STORM SEWERS OR SWALES SHALL BE REMOVED AFTER EACH RAIN AND AFFECTED AREAS CLEANED TO THE SATISFACTION OF THE OWNER AND/OR THE CITY OF O'FALLON.
 - TREE PRESERVATION CALC'S: BARE SITE, NO EXISTING TREES. REFER TO LANDSCAPE PLAN FOR PROPOSED PLANTINGS.
 - ALL UTILITIES WILL BE LOCATED UNDERGROUND.
 - PROPOSED DETENTION TO BE PROVIDED UNDERGROUND. EXISTING STORM SEWER ALONG HIGHWAY K IS SIZED TO ACCEPT THE FINAL RUN-OFF PER J.R. GRIMES.
 - REFER TO SEPARATE STORM WATER MANAGEMENT PLAN BY ZAVRADINOS PROFESSIONAL SERVICES, INC. FOR THE UNDERGROUND DETENTION HYDRAULICS.
 - ALL SIGN LOCATIONS AND SIZES MUST BE APPROVED SEPARATELY THROUGH THE PLANNING DIVISION. SIGN LOCATIONS TO BE SHOWN ON THE PLANS.
 - ALL SIGN POSTS, BACKS AND BRACKET ARMS SHALL BE PAINTED BLACK USING CARBOLINE RUSTBOND PENETRATING SEALER SG AND CARBOLINE 133 HB PAINT (OR EQUIVALENT AS APPROVED BY THE CITY AND MODOT). SIGNS DESIGNATING STREET NAME SHALL BE ON THE OPPOSITE SIDE OF THE STREET FROM THE TRAFFIC CONTROL SIGNS.
 - CONTRACTOR TO SUBMIT ENGINEERING DRAWINGS TO THE CITY FOR THE RETAINING WALL CONTAINING THE FOLLOWING:
A) TOP OF WALL & FOOTING ELEVATIONS
B) STEPS IN FOOTING DESIGN
C) LOCATION OF THE GEGRID DESIGNATED ON THE PROFILE
D) EXISTING & PROPOSED GRADES
E) WALL STRUCTURAL CALCULATIONS, (SIGNED & SEALED BY P.E.) SHOWING 1.5 OVERTURN FACTOR OF SAFETY PER IBC.
 - PROPOSED STORM SEWERS TO BE DESIGNED WITH FULL FLOW TO SIZE PIPES. FREEBOARD TO BE 1'/SILL AND 2'/TOP ALL.
 - MINIMUM VELOCITY OF FLOW SHALL EXCEEDS 3 FPS FOR PIPES GREATER THAN 36".
 - ALL STRUCTURES SHALL BE PRE-CAST WITH A .2 FALL INSIDE THE STRUCTURE.
 - TRAFFIC CONTROL IS TO BE PER MODOT OR MUTCD STANDARDS, WHICHEVER IS MOST STRINGENT.
 - THE CITY WILL ALLOW THE FOLLOWING MARKERS AND ADHESIVE PROCEDURES ONLY AS SHOWN IN THE TABLE BELOW. "PEEL AND STICK" ADHESIVE PADS WILL NOT BE ALLOWED. PROVIDE A MARKING ON THE STORM SEWER INLETS.

Manufacturer	Size	Adhesive	Style	Message (Part #)	Website
ACP International	3 7/8"	Epoxy	Crystal Cap	No Dumping Drains To Waterways (SD-W-CC)	www.acpinternational.com
DAS Manufacturing, Inc.	4"	Epoxy	Standard Style	No Dumping Drains To Stream (#SDS)	www.dasmanufacturing.com

NOTES, cont.:

- THE FOLLOWING SYSTEMS SHALL BE USED TO ENHANCE THE EROSION CONTROL IMPACT TO THE EXISTING STORM SYSTEM WITHIN THE LABOURE CENTRE: "SOCK" STYLE SILTATION SYSTEM TO BE UTILIZED, ADDITIONAL SILTATION BASINS AT ALL OFFSITE DRAINAGE COURSES, SURVEYS TO CHECK SILTATION LEVELS IN THE SILTATION BASIN PRE AND POST CONSTRUCTION, AND WEEKLY REPORTS OF SILTATION TURNED INTO THE CITY.
- SHOULD GRADING OR CONSTRUCTION OPERATIONS ON THIS PROPERTY ADVERSELY EFFECT THE EXISTING DETENTION BASIN IN THE LABOURE CENTRE, THIS DEVELOPER SHALL BE RESPONSIBLE FOR CLEANING THE BASINS PRIOR TO OCCUPANCY PERMITS BEING ISSUED FOR ANY OF THE OFFICE BUILDINGS.
- ALL PAVING TO BE IN ACCORDANCE WITH ST. CHARLES COUNTY STANDARDS AND SPECIFICATIONS EXCEPT AS MODIFIED BY THE CITY OF O'FALLON ORDINANCES.
- LIGHTING VALUES WILL BE REVIEWED ON SITE PRIOR TO THE FINAL OCCUPANCY INSPECTION. CORRECTIONS WILL NEED TO BE MADE IF NOT IN COMPLIANCE WITH CITY STANDARDS.
- THE CITY OF O'FALLON TO BE CONTACTED FOR UTILITY LOCATED UNDER ITS MAINTENANCE RESPONSIBILITY. THIS MAY INCLUDE WATER, SANITARY, STORM AND TRAFFIC LOCATES.
- ALL EXCAVATIONS, GRADING OR FILLING SHALL HAVE A FINISH GRADE NOT TO EXCEED A 3:1 SLOPE [3 HORIZONTAL TO 1 VERTICAL] (33%) UNLESS SPECIFICALLY APPROVED OTHERWISE.
- GRADES FOR ENTRANCES SHOULD NOT EXCEED 2% AT WALKS, 4% FROM STREET AND 10% OVERALL. TYPICAL 2% FROM FROM BACK OF CURB THROUGH THE RIGHT OF WAY IS DESIRED.
- "DEVELOPER MUST SUPPLY CITY CONSTRUCTION INSPECTORS WITH SOILS REPORT PRIOR TO OR DURING SITE SOIL TESTING." THE SOIL REPORT WILL BE REQUIRED TO CONTAIN THE FOLLOWING INFORMATION ON SOIL TEST CURVES (PROCTOR REPORTS) FOR PROJECTS WITHIN THE CITY:
1) MAXIMUM DRY DENSITY
2) OPTIMUM MOISTURE CONTENT
3) MAXIMUM AND MINIMUM ALLOWABLE MOISTURE CONTENT
4) CURVE MUST BE PLOTTED TO SHOW DENSITY FROM A MINIMUM OF 90% COMPACTION AND ABOVE AS DETERMINED BY THE "MODIFIED ASHTO T-180 COMPACTION TEST" (A.S.T.M.-D-1157) OR FROM A MINIMUM OF 95% AS DETERMINED BY THE "STANDARD PROCTOR TEST ASHTO T-99, METHOD C" (A.S.T.M.-D-698). PROCTOR TYPE MUST BE DESIGNATED ON DOCUMENT.
5) CURVE MUST HAVE AT LEAST 5 DENSITY POINTS WITH MOISTURE CONTENT AND SAMPLE LOCATIONS LISTED ON DOCUMENT
6) SPECIFIC GRAVITY
7) NATURAL MOISTURE CONTENT
8) LIQUID LIMIT
9) PLASTIC LIMIT
- "BE ADVISED THAT IF THIS INFORMATION IS NOT PROVIDED TO THE CITY'S CONSTRUCTION INSPECTOR, THE CITY WILL NOT ALLOW GRADING OR CONSTRUCTION ACTIVITIES TO PROCEED ON ANY PROJECT SITE.
- NEW ENTRANCES TO REMOVE EXISTING CURB TO THE NEAREST JOINT FOR CONNECTION. SEE SHEET 10 FOR ENTRANCE WARPINGS.
- REFER TO STORM WATER MANAGEMENT PLAN BY ZAVRADINOS PROFESSIONAL SERVICES FOR THE UNDERGROUND DETENTION CALCULATIONS, ATTACHED UNDER SEPARATE COVER.
- ALL HVAC UNITS EITHER ROOFTOP MOUNTED OR GROUND MOUNTED WILL BE SCREENED BY PARAPETS OR LANDSCAPING FROM VIEW. PARAPET AND/OR LANDSCAPING SHALL BE AS HIGH AS THE TALLEST UNIT.
- GRADED AREAS THAT ARE TO REMAIN BARE FOR OVER TWO (2) WEEKS ARE TO BE SEEDED AND MULCHED. (DNR REQUIREMENT).
- ALL EROSION CONTROL SYSTEMS ARE TO BE INSPECTED AND NECESSARY CORRECTIONS MADE WITHIN 24 HOURS OF ANY RAINSTORM RESULTING IN ONE-HALF INCH OF RAIN OR MORE.
- HDPE PIPE IS TO BE N-12WT OR EQUAL AND TO MEET ASTM F1417 WATER TIGHT FIELD TEST.
- TREES, ORGANIC DEBRIS, RUBBLE, FOUNDATIONS AND OTHER DELETERIOUS MATERIAL SHALL BE REMOVED FROM THE SITE AND DISPOSED IN COMPLIANCE WITH ALL APPLICABLE LAWS AND REGULATIONS. LANDFILL TICKETS FOR SUCH DISPOSAL SHALL BE MAINTAINED ON FILE BY THE DEVELOPER. BURNING ON SITE SHALL BE ALLOWED ONLY BY PERMIT FROM THE LOCAL FIRE DISTRICT. IF A BURN PIT IS PROPOSED, THE LOCATION AND MITIGATION SHALL BE SHOWN ON THE GRADING PLAN AND DOCUMENTED BY THE SOILS ENGINEER.
- ALL GRADES FOR ENTRANCES SHOULD NOT EXCEED 2% AT WALKS, 4% FROM STREET AND 10% OVERALL. TYPICAL 2% FROM BACK OF CURB THROUGH THE RIGHT-OF-WAY IS DESIRED.
- AT NEW ENTRANCE CONSTRUCTION, ALL PAVEMENT IS TO BE REMOVED TO THE NEAREST CURB JOINT.
- IF THE PROPOSED ENTRANCE IS INTERSECTING WITH AN EXISTING ROADWAY THAT IS NOT CURBED, THEN THE CURBING ON THE NEW ENTRANCE SHALL BEGIN 10' FROM THE EDGE OF THE EXISTING ROADWAY.
- ALL SILTATION AND EROSION CONTROL MEASURES (SILT FENCES, SILTATION BASINS, ETC.) TO FOLLOW "ST. CHARLES COUNTY SOIL AND WATER CONSERVATION DISTRICT EROSION AND SEDIMENT CONTROL" GUIDELINES.
- NOTE 36" COVER REQUIRED OVER STORM AND SANITARY LINES.
- ALL AREA INLETS TO HAVE INCOMING SWALES AT 2% MINIMUM.
- ALL DROP MANHOLES TO BE 48" DIAMETER MINIMUM.
- PROVIDE 20' OF DUCTILE IRON PIPE WHEN THE SANITARY LINE CROSSES OVER THE STORM LINE SEWER LINES.
- ILLUMINATION ATTRIBUTABLE TO EXTERIOR LIGHTING, AS MEASURED AT THE PROPERTY LINE, SHALL NOT EXCEED 0.5 FOOT-CANDELES.
REQUIRED:
9025/100+20 = 110 SPACES
HANDICAPPED NEEDED = 5 SPACES
- ALL UTILITIES CROSSING UNDER EXISTING STREETS OF COLLECTOR SIZE AND GREATER SHALL BE IN CONDUIT OR CASING PIPE.
- ALL PROPOSED UTILITIES UNDER EXISTING CITY OF O'FALLON STREETS SHALL BE BORED.
PROVIDED:
SPACES PROVIDED = REGULAR SPACES.....99
COMPACT.....11
VAN HC.....1
REG. HC.....4
SPACES TOTAL.....115
- BICYCLE PARKING SPACES:
109 PARKING/15 BIKE=7.3 SPACES REQUIRED
BIKE RACK LOCATED ADJACENT TO FRONT ENTRANCE.

NOTES, cont.:

- FLOOD DATA PROVIDED PER FIRM MAP OF ST. CHARLES COUNTY, MISSOURI AND INCORPORATED AREAS, PANEL 430 OF 525. MAP NUMBER 29183C0430 E, REVISED AUGUST 2, 1996. DATA VERIFIED WITH FEMA ON-LINE WEB SITE.
- RIP RAP SHOWN AT FLARED ENDS WILL BE EVALUATED IN THE FIELD AFTER INSTALLATION FOR EFFECTIVENESS AND FIELD MODIFIED IF NECESSARY TO REDUCE EROSION ON AND OFF SITE.
- ALL FILL PLACED UNDER PROPOSED STORM AND SANITARY SEWER, PROPOSED ROADS, AND/OR PAVED AREAS SHALL BE COMPACTED TO 90% OF MAXIMUM DENSITY AS DETERMINED BY THE MODIFIED ASHTO T-180 COMPACTION TEST OR 95% OF MAXIMUM DENSITY AS DETERMINED BY THE STANDARD PROCTOR TEST ASHTO T-99. ALL FILL PLACED IN PROPOSED ROADS SHALL BE COMPACTED FROM THE BOTTOM OF THE FILL UP. ALL TESTS SHALL BE VERIFIED BY A SOILS ENGINEER CONCURRENT WITH GRADING AND BACKFILLING OPERATIONS. NOTE THAT THE MOISTURE CONTENT OF THE SOIL IN FILL AREAS IS TO CORRESPOND TO THE COMPACTIVE EFFORT AS DEFINED BY THE STANDARD OR MODIFIED PROCTOR TEST. OPTIMUM MOISTURE CONTENT SHALL BE DETERMINED USING THE SAME TEST THAT WAS USED FOR COMPACTION. SOIL COMPACTION CURVES SHALL BE SUBMITTED TO THE CITY OF O'FALLON PRIOR TO PLACEMENT OF FILL. PROFF ROLLING MAY BE REQUIRED TO VERIFY SOIL STABILITY AT THE DISCRETION OF THE CITY OF O'FALLON.
- ALL JOINTS SHALL BE GASKETED "O-RING" TYPE.
- SIDEWALKS, CURB RAMPS, RAMP AND ACCESSIBLE PARKING SPACES SHALL BE CONSTRUCTED IN ACCORDANCE WITH THE CURRENT APPROVED "AMERICAN WITH DISABILITIES ACT ACCESSIBILITY GUIDELINES" (ADAAG) ALONG WITH THE REQUIRED GRADES, CONSTRUCTION MATERIALS, SPECIFICATIONS AND SIGNAGE. IF ANY CONFLICT OCCURS BETWEEN THE ABOVE INFORMATION AND THE PLANS, THE ADAAG GUIDELINES SHALL TAKE PRECEDENCE AND THE CONTRACTOR PRIOR TO ANY CONSTRUCTION SHALL NOTIFY THE PROJECT ENGINEER. (NOTE THAT AT LEAST ONE EIGHT FOOT [8'] WIDE HANDICAP ACCESS AISLE IS PROVIDED AND CURB RAMPS DO NOT PROJECT INTO HANDICAP ACCESS AISLE.
- BRICK SHALL NOT BE USED IN THE CONSTRUCTION OF SANITARY OR STORM SEWER CONSTRUCTION. PRECAST CONCRETE STRUCTURES ARE TO BE USED UNLESS OTHERWISE APPROVED BY THE CITY.
- ALL SANITARY LATERALS AND SANITARY MAINS CROSSING UNDER ROADWAYS MUST HAVE THE PROPER ROCK BACKFILL AND TO REQUIRE COMPACTION.
- LIGHTING VALUES WILL BE REVIEWED ON SITE PRIOR TO FINAL OCCUPANCY INSPECTION. CORRECTIONS WILL NEED TO BE MADE IF NOT IN COMPLIANCE WITH CITY STANDARDS.
- ALL PROPOSED FENCING TO REQUIRE SEPARATE PERMIT THROUGH PLANNING DIVISION.

LOT CALCULATIONS

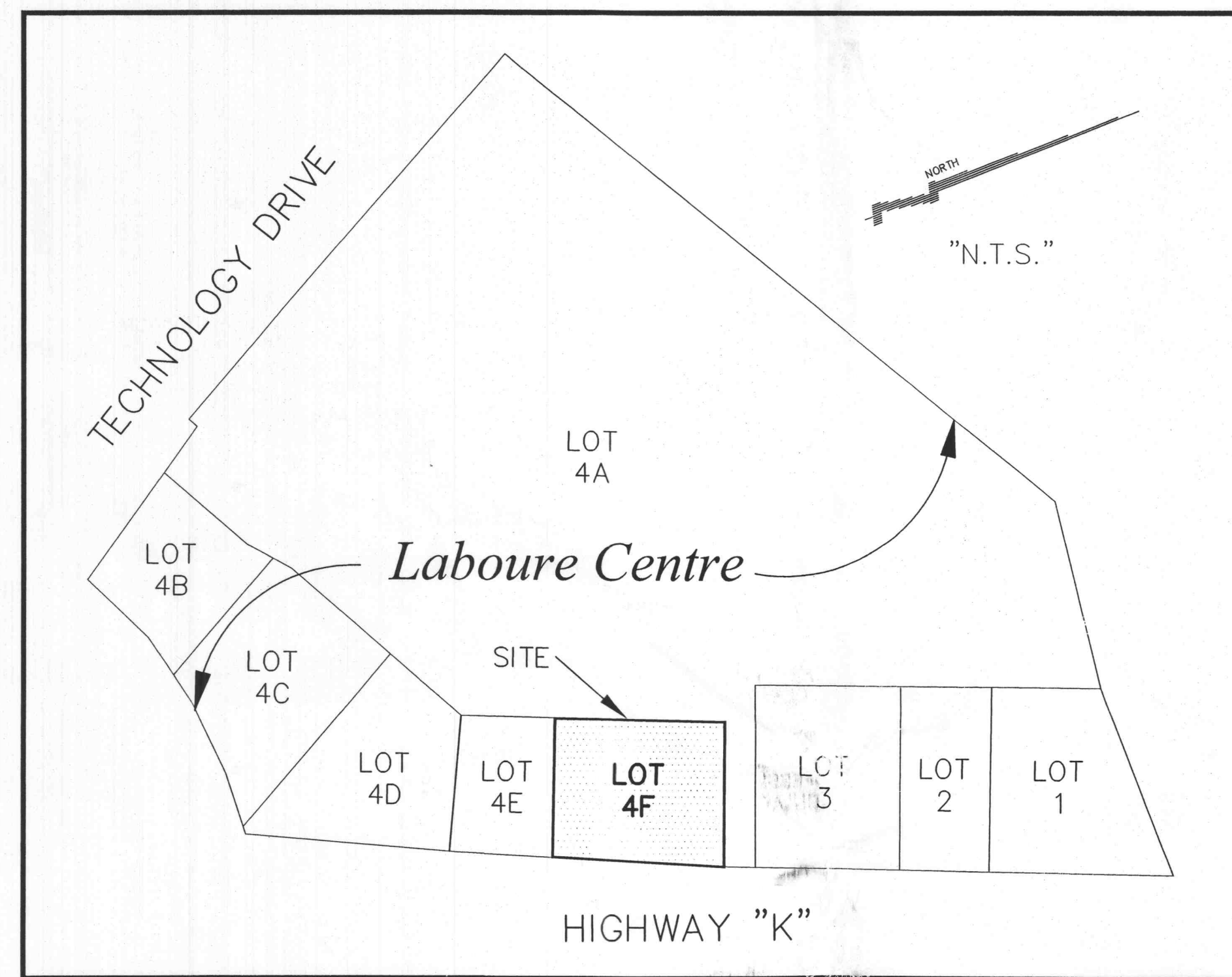
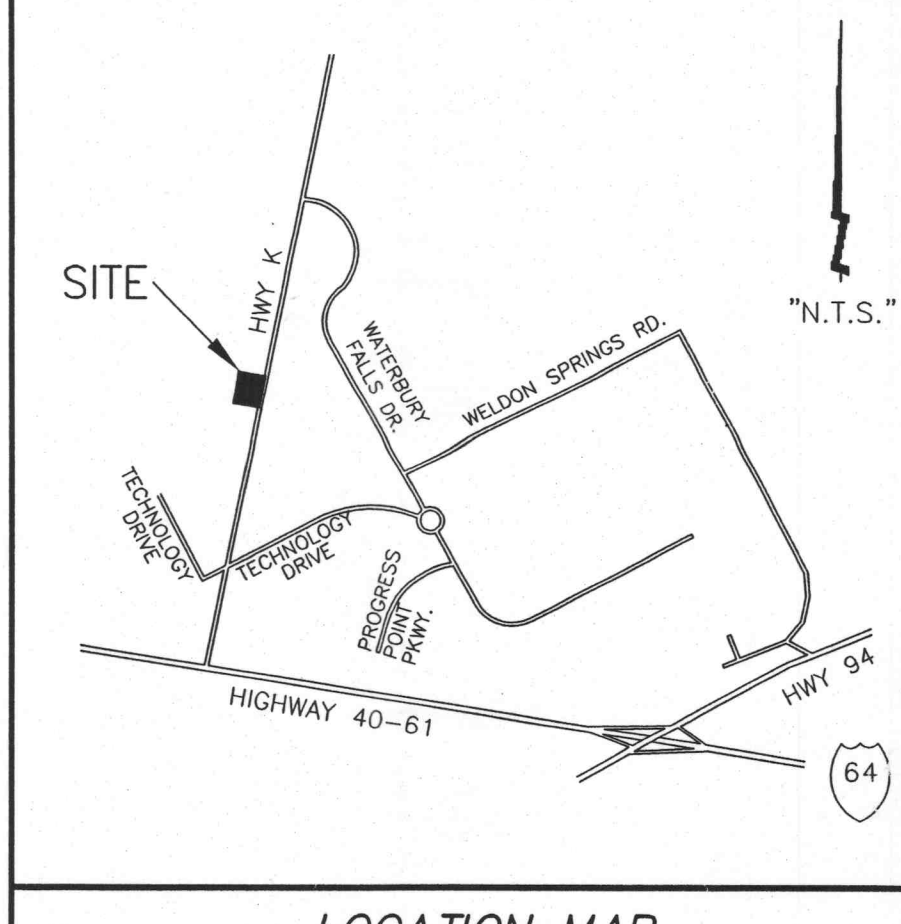
- A) LOT COVERAGE: {RESTAURANT}
OVERALL LOT 4F.....57,891 S.F.-100%
BUILDING (& PATIO).....9,025.11 S.F.-15.5%
COOLER (AREA NOT INCLUDED IN PRKG. COUNT).....477 S.F.-0.8%
PARKING & DRIVES.....38,462 S.F.-66.0%
PARKING LOT GREENSPACE.....1,886 S.F.-3.25%
PERIMETER GREENSPACE AREA.....8,394 S.F.-14.5%
100.0%
- B) PROPOSED BUILDING & PARKING INFORMATION:
TOTAL BLDG. & PATIO S.F.=9025.11 S.F.
RESTAURANT: 1 SPACE/100 S.F.+20 SP
- REQUIRED:
9025/100+20 = 110 SPACES
HANDICAPPED NEEDED = 5 SPACES
- PROVIDED:
SPACES PROVIDED = REGULAR SPACES.....99
COMPACT.....11
VAN HC.....1
REG. HC.....4
SPACES TOTAL.....115
- C) BICYCLE PARKING SPACES:
109 PARKING/15 BIKE=7.3 SPACES REQUIRED
BIKE RACK LOCATED ADJACENT TO FRONT ENTRANCE.

CONSTRUCTION PLANS

for

Bistro of Japan

LOT 4F OF OF WILLIAM H. ERKER SUBDIVISION CITY OF O'FALLON, ST. CHARLES COUNTY, MISSOURI CITY OF O'FALLON, ST. CHARLES COUNTY, MISSOURI A BOUNDARY ADJUSTMENT OF LOTS 4A, 4B, 4C, 4D, 4E, AND 4F IN U.S. SURVEY 1669, TOWNSHIP 46 NORTH, RANGE 3 EAST



LEGEND

- Drainage Flow Arrow
- Sanitary Sewer (Proposed)
- Sanitary Sewer (Existing)
- Storm Sewer (Proposed)
- Storm Sewer (Existing)
- Water Line and size
- Tee and Valve
- Fire Hydrant
- Cap
- Existing Fence Line
- Existing Tree Line
- Existing Contour
- Proposed Contour
- Street Sign
- Power Pole
- Guy Wire
- Light Standard (TYP Height 24')
- Gas Line
- Electric Line
- Telephone Line
- Gas Valve
- Gas Meter
- Water Valve
- Water Meter
- Found Old Iron Pipe
- Found Old Iron Rod
- Reinforced Concrete Pipe
- Corrugated Metal Pipe
- Polyvinyl Chloride Pipe
- Cast Iron Pipe
- End Pipe
- Flored End Section
- Clean Out
- M.H.
- Manhole
- T.B.R.
- To Be Removed
- Set I.R.
- Set Iron Rod with Cap
- Old Iron Pipe
- O.I.R.
- Old Iron Rod
- New Light Standard

OWNER/DEVELOPER:

JOHNNY YOON
523 MALINMOOR DRIVE
ST. CHARLES, MO 63304
PHONE (314) 650-3937

ENGINEER / SURVEYORS:

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17813 EDISON AVENUE, SUITE 201
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FAX (636) 300-1840

LANDSCAPE ARCHITECT:

LANDSCAPE TECHNOLOGIES
67 JACOBS CREEK DRIVE
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PHOTOMETRICS:

LIGHTING & ASSOCIATES
186 EAST KIRKHAM
WEBSTER GROVES, MO 63119
PHONE (314) 531-3500
FAX (314) 531-3737

SHEET INDEX:

SHEET NO.	DESCRIPTION
1 OF 11	COVER SHEET
2 OF 11	SITE PLAN
3 OF 11	GRADING PLAN
4 OF 11	LIGHTING PLAN (PH-1)
5 OF 11	LANDSCAPE PLAN (L-1)
6 OF 11	DETAILS
7 OF 11	DETAILS
8 OF 11	DETAILS
9 OF 11	U.G. DETENTION & PROFILES
10 OF 11	D.A.M. & WARPINGS
11 OF 11	DETAIL SHEET

O'FALLON P & Z CASE #: 905.01
(P & Z APPROVAL / 3-16-06)

ENGINEERS CERTIFICATION:

The following applies to ALL sheets and documents involved in the preparation of the plans and documents for this project. The responsibility for Professional Engineering liability on this project is limited to the set of plans displaying the signature and an original stamped seal of the Engineer on each sheet. ALL responsibility is Disclaimed: until ALL review agency approvals are granted; for all other plan sheets issued prior to this issue date; for this set when another set is issued after this date; if the sheets are used individually instead of a set. This applies for ALL sheets and documents involved in this project whether this certification appears on it or not. Copyright. All Rights Reserved.

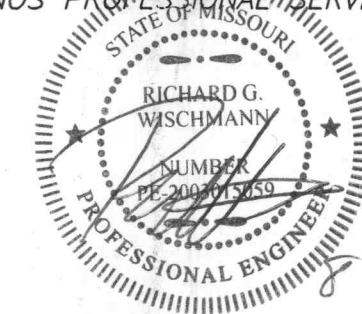
ZAVRADINOS PROFESSIONAL SERVICES, INC.

RICHARD G. WISCHMANN, PE-2003015059 DATE



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(1-800-344-7483)

All the improvements & facilities and utilities, above ground and underground shown herein were plotted from available information and do not necessarily reflect the actual existence, nonexistence, elevation, size, type, number or location of these or other improvements, facilities, or utilities. The General Contractor and/or owner shall be responsible for verifying the actual location & elevation of all improvements, facilities, & utilities, shown or not shown, and said improvements, facilities, & utilities shall be located in the field prior to any grading, excavation or construction of any improvements. These provisions shall in no way absolve any part from complying with the Underground Facility Safety & Damage Prevention Act, Chapter 319, R.S.Mo.



Prepared For:	JOHNNY YOON	Checked by:	JRE
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	(314) 650-3937	Job Number:	04152

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Bldg. Inspector