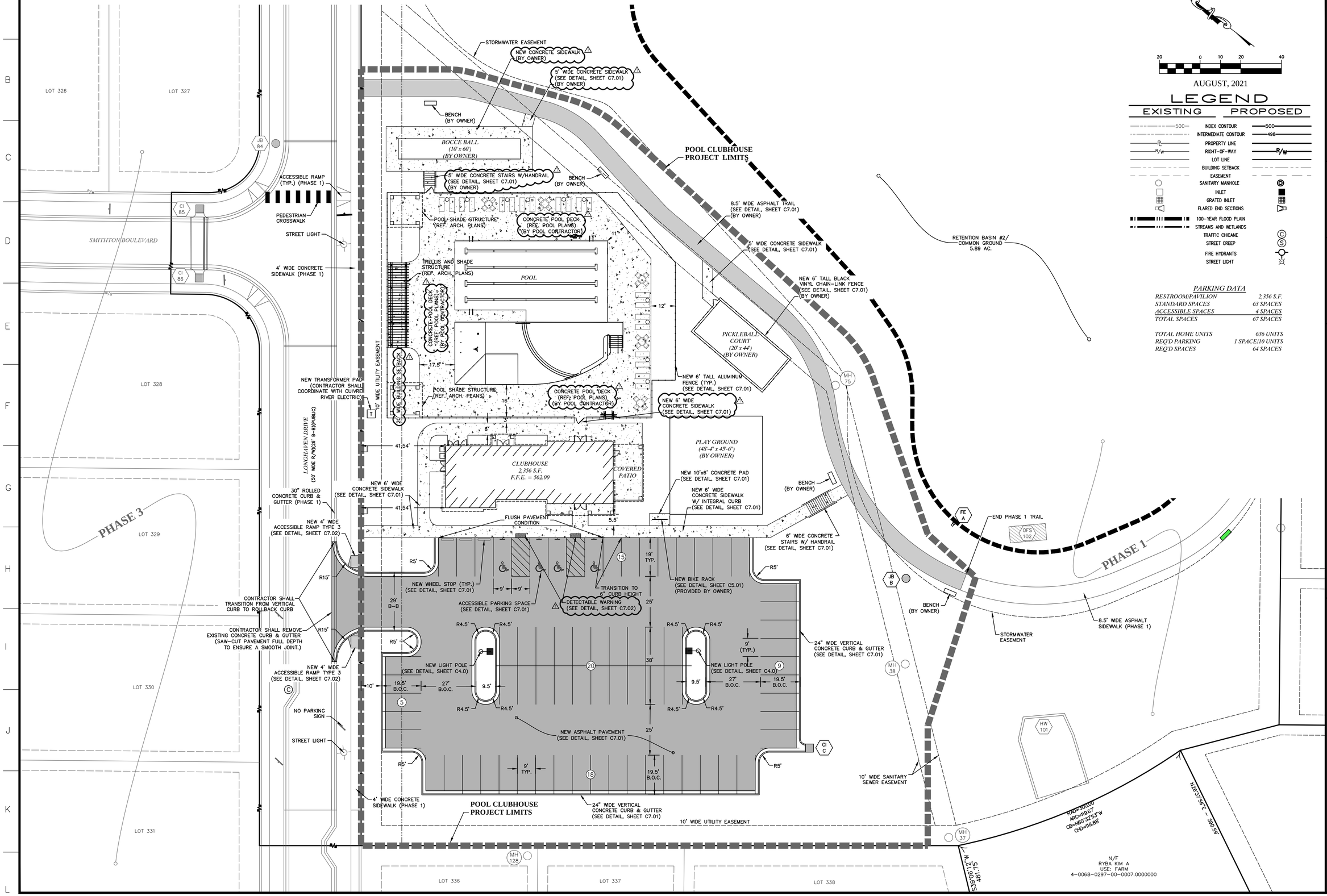
SITE PLAN - POOL CLUBHOUSE



LEGEND

EXISTING		PROPOSED
500	INDEX CONTOUR	500
	INTERMEDIATE CONTOUR	498
P	PROPERTY LINE	
R/W	RIGHT-OF-WAY	R/W
	LOT LINE	
	BUILDING SETBACK	
	EASEMENT	
	SANITARY MANHOLE	
	INLET	
	GRATED INLET	
	FLARED END SECTIONS	
	100-YEAR FLOOD PLAIN	
	STREAMS AND WETLANDS	
	TRAFFIC CHICANE	
	STREET CREEP	
	FIRE HYDRANTS	
	STREET LIGHT	

PARKING DATA

RESTROOM/PAVILION	2,356 S.F.
STANDARD SPACES	63 SPACES
ACCESSIBLE SPACES	4 SPACES
TOTAL SPACES	67 SPACES
TOTAL HOME UNITS	636 UNITS
REQ'D PARKING	1 SPACE/10 UNITS
REQ'D SPACES	64 SPACES

636-584-0540 (fax)
636-584-0512 (tel)
mail@cochranengr.com
530A E. Independence Dr.
Union, Missouri 63084
• Civil Engineering • Site Development
• Land Surveying • General Consulting
• Architecture • Master Planning
COCHRAN
Missouri State Certificate of Authority Numbers:
Survey : 000380
Engineering : 001655
Architecture: 2002014240

Three working days prior to the start of any excavation on this site, contractor shall call 1-800-DIG-RITE for utility location information.

All OSHA rules & regulations established for the type of construction involved in these plans shall be strictly followed (ie. Trenching, Blasting, etc.)

STATE OF MISSOURI
TIMOTHY SCHOWE
NUMBER PE-2018000268
8-18-21
PROFESSIONAL ENGINEER

THE STREETS OF CALEDONIA
POOL CLUBHOUSE
O'FALLON, MISSOURI

DATE:	REVISIONS:	DRN. BY:	APPD. BY:
8-18-21	1 CITY COMMENTS/CLARIFICATIONS	JMM	ERR

DRN. BY: JMM
APPD. BY: ERR
DATE: AUG. 04, 2021
SCALE: 1" = 20'
PROJ. NO: 17-6821
DRWG. NO: C2.0

SITE PLAN

DWG NAME: F:\17-6821 - 260 Acre Tract along Hwy 40, O'Fallon, MO\AutoCad Drawings\6821 - Plan Sheets\Construction Drawings\Pool & Clubhouse Plans\02_Site Plan - Pool Clubhouse.dwg LAYOUT TAB: POOL CLUBHOUSE SITE PLOTTED ON: Sep 16, 2021 - 2:10pm PLOTTED BY: jmeyer