

TREE PRESERVATION CALCULATIONS:
 AREA OF EXISTING TREE MASSES 6.56 AC. (100%)
 AREA OF PROPOSED CLEARING 5.18 AC. (79%)
 AREA OF TREES TO REMAIN 1.38 AC. (21%)
 SINCE MORE THAN 20% OF TREE MASSES HAVE BEEN SAVED
 REPLACEMENT OF EXISTING TREES WILL NOT BE REQUIRED.

LANDSCAPE REQUIREMENTS
 LENGTH OF STREET FRONTAGE 7046 LIN. FT.
 7046 ÷ 50 = 141 TREES REQUIRED

NUMBER OF TREES PROPOSED:
 2 TREES WILL BE PLANTED ON EACH LOT X 68 LOTS = 136 TREES
 CREDIT FOR TREES SAVED 1.38 AC. X 15 = 20 TREES
 TOTAL PROPOSED 156 TREES

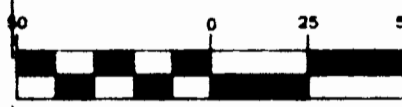
PROPOSED REPLACEMENT TREES WILL BE HARDWOOD VARIETIES WITH
 2" MINIMUM DIAMETER AND A HEIGHT OF 8'. TREES TO BE PLANTED
 ON THE INDIVIDUAL LOTS WILL BE PLANTED AFTER HOME CONSTRUCTION
 AND YARD FINISH GRADING BY THE HOMEOWNER AS REQUIRED IN THE
 COVENANTS AND RESTRICTIONS FOR CIVIC PARK MANOR.

O'FALLON GARDENS
P.B. 5 PG. 8

CORONATION ESTATES
P.B. 30 PG. 82

CORONATION ESTATES
P.B. 30 PG. 82

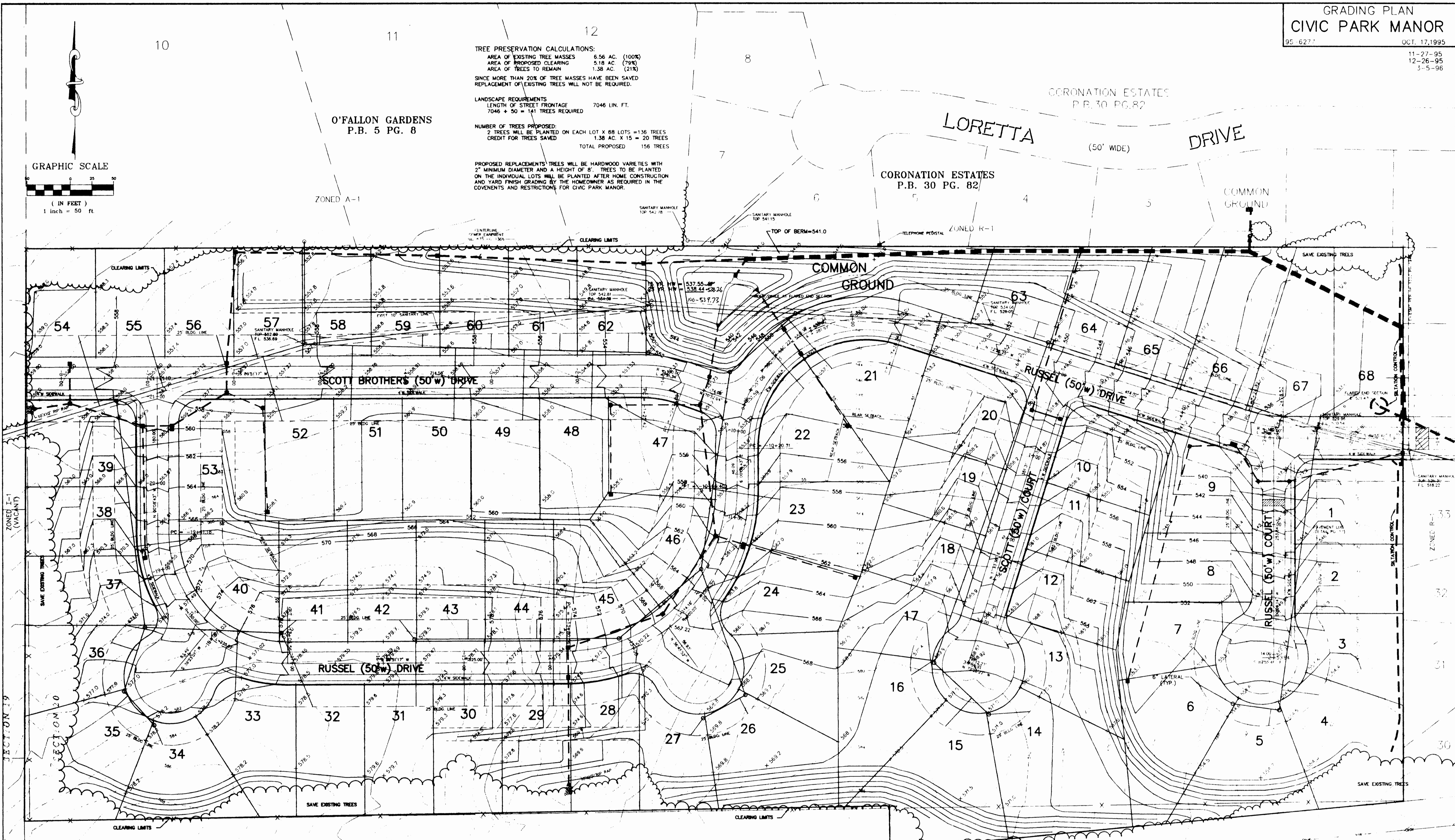
GRAPHIC SCALE



(IN FEET)
1 inch = 50 ft

ZONED A-1

ZONED R-1



ZONED I-1
(VACANT)

SECTION 9
ZONED I-1
(VACANT)

SECTION 10
ZONED I-1
(VACANT)

ZONED R-1
35

32

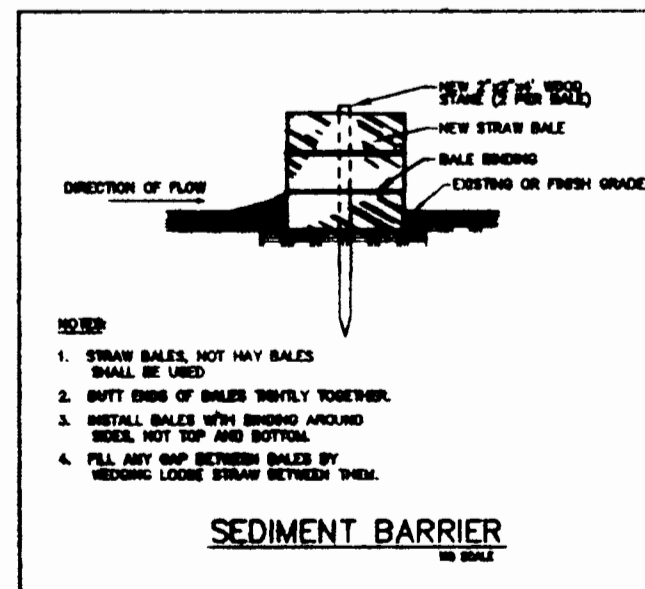
31

30

GRADING QUANTITY: 115,579 cu.yd.
(includes shrinkage)

The above yardage is an approximation only.
NOT FOR BIDDING PURPOSES. Contractor shall
verify quantities prior to construction.
It is the intention of the engineer for the earthwork
to balance on-site. Engineer shall be notified if any
difficulties arise in achieving the balance.

NOTE:
The Grading Contractor shall provide temporary silt basins
as needed or as directed by the City of O'Fallon during the
grading process and shall maintain them until sufficient ground
cover has been established.



NORFOLK AND SOUTHERN RAILROAD