

**WAREHOUSE/OFFICE  
COOL SPRINGS CENTER**

09-04-07 PER CITY COMMENTS  
02-21-08 PER CLIENT COMMENTS

LOT 74

DIAMOND POINT #3  
P.B.35 PGS.189-190  
ZONED R-1, PUD

04-13117A1 07-17-07

CITY OF O'FALLON  
338/199  
ZONED P-R  
(WESTHOFF PARK)

**T.R. HUGHES BLVD.**

**PROPOSED LOT 2  
COOL SPRINGS CENTER  
1.45 Ac.  
975 COOL SPRINGS INDUSTRIAL**

COOL SPRINGS  
CENTER L.L.C.  
2.840 ACRES  
N 00°32'33" E 290.76'

**PROPOSED  
LOT 1  
COOL SPRINGS  
CENTER  
1.39 Ac.  
991 COOL SPRINGS INDUSTRIAL**

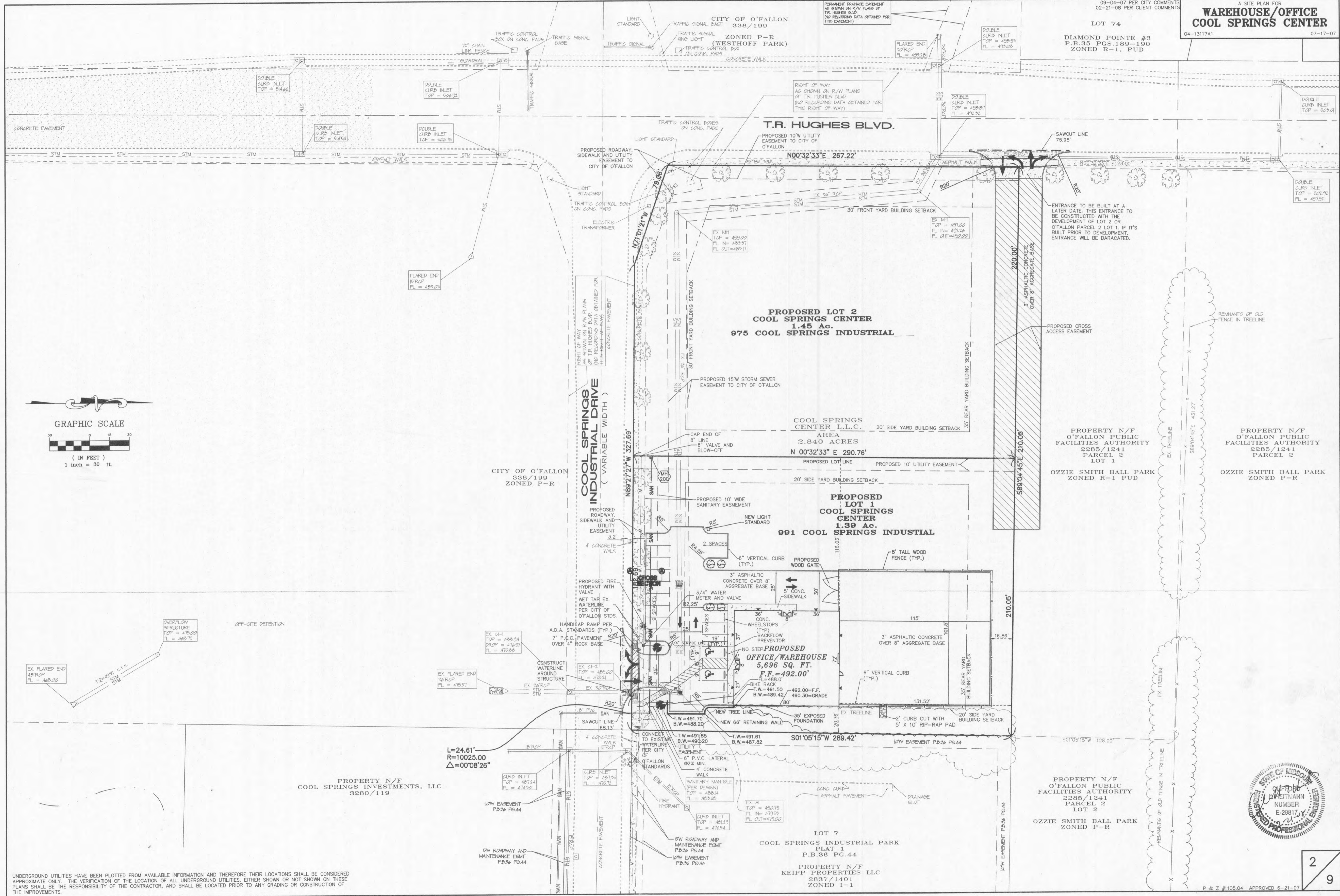
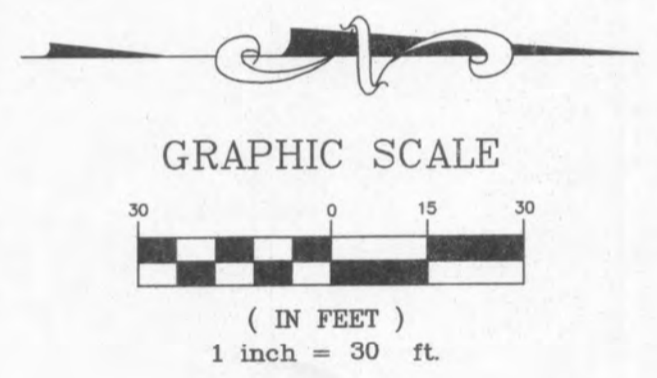
**NO STEP PROPOSED  
OFFICE/WAREHOUSE  
5,696 SQ. FT.  
F.F. = 492.00'**

PROPERTY N/F  
O'FALLON PUBLIC  
FACILITIES AUTHORITY  
2285/1241  
PARCEL 2  
LOT 2  
OZZIE SMITH BALL PARK  
ZONED P-R

PROPERTY N/F  
O'FALLON PUBLIC  
FACILITIES AUTHORITY  
2285/1241  
PARCEL 2  
OZZIE SMITH BALL PARK  
ZONED P-R

LOT 7  
COOL SPRINGS INDUSTRIAL PARK  
PLAT 1  
P.B.36 PG.44  
PROPERTY N/F  
KEIPP PROPERTIES LLC  
2837/1401  
ZONED I-1

PROPERTY N/F  
COOL SPRINGS INVESTMENTS, LLC  
3280/119



UNDERGROUND UTILITIES HAVE BEEN PLOTTED FROM AVAILABLE INFORMATION AND THEREFORE THEIR LOCATIONS SHALL BE CONSIDERED APPROXIMATE ONLY. THE VERIFICATION OF THE LOCATION OF ALL UNDERGROUND UTILITIES, EITHER SHOWN OR NOT SHOWN ON THESE PLANS SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR, AND SHALL BE LOCATED PRIOR TO ANY GRADING OR CONSTRUCTION OF THE IMPROVEMENTS.