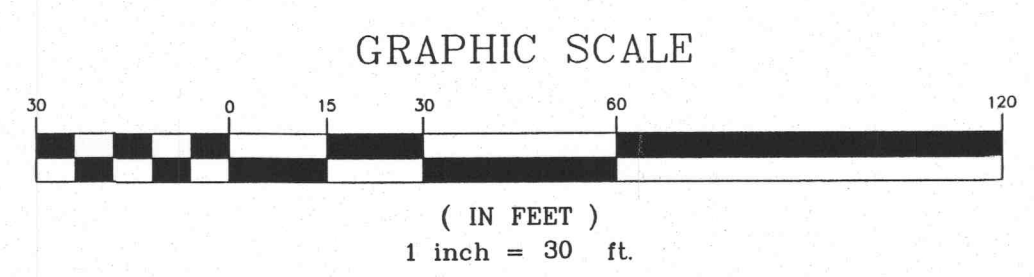


REV. 10/11/05 REV. 05/25/06  
 REV. 11/22/05 REV. 09/25/06  
 REV. 12/6/05 REV. 03/16/07  
 REV. 04/05/07  
 REV. 05/29/07  
 REV. 07/31/07

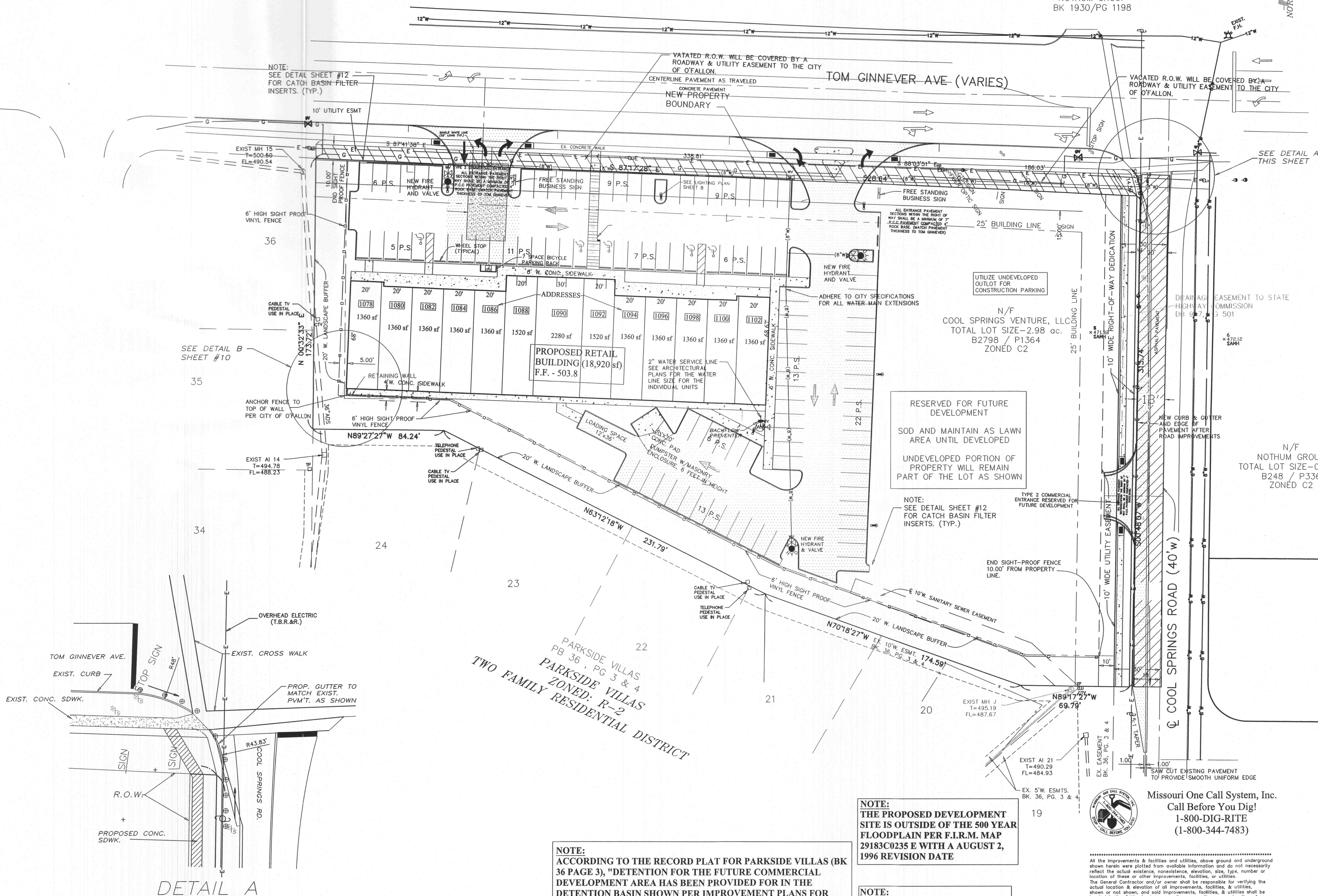
NOTE:  
 1) THE BASIS OF BEARINGS FOR THIS SURVEY IS THE PLAT OF "PARKSIDE VILLAS" AS RECORDED IN PLAT BOOK 36, PAGES 3 & 4 OF THE ST. CHARLES COUNTY, MISSOURI RECORDER'S OFFICE.  
 2) THIS SURVEY WAS PERFORMED WITHOUT THE BENEFIT OF A CURRENT TITLE POLICY.



N/F  
 NOTHUM GROUP  
 BK 1930/PG 1198

N/F  
 NOTHUM GROUP  
 BK 1930/PG 1198

NORTH



**LEGEND**

- Drainage Flow Arrow
- Sanitary Sewer (Proposed)
- Sanitary Sewer (Existing)
- Storm Sewer (Proposed)
- Storm Sewer (Existing)
- 8" W. Water Line and size
- Tee and Valve
- Fire Hydrant
- Cap
- Existing Fence 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
- Flared End Section
- Clean Out
- Manhole
- To Be Removed
- Set Iron Rod with Cap
- Old Iron Pipe
- Old Iron Rod
- New Light Standard

NOTE:  
 SEE DETAIL SHEET #12  
 FOR CATCH BASIN FILTER  
 INSERTS. (TYP.)

VACATED R.O.W. WILL BE COVERED BY A  
 ROADWAY & UTILITY EASEMENT TO THE CITY  
 OF O'FALLON.  
 CENTERLINE PAVEMENT AS TRAVELED  
 NEW PROPERTY  
 BOUNDARY

VACATED R.O.W. WILL BE COVERED BY A  
 ROADWAY & UTILITY EASEMENT TO THE CITY  
 OF O'FALLON.

SEE DETAIL A  
 THIS SHEET

SEE DETAIL B  
 SHEET #10

N/F  
 COOL SPRINGS VENTURE, L.L.C.  
 TOTAL LOT SIZE - 2.98 ac.  
 B2798 / P1364  
 ZONED C2

RESERVED FOR FUTURE  
 DEVELOPMENT  
 SOD AND MAINTAIN AS LAWN  
 AREA UNTIL DEVELOPED  
 UNDEVELOPED PORTION OF  
 PROPERTY WILL REMAIN  
 PART OF THE LOT AS SHOWN

NOTE:  
 SEE DETAIL SHEET #12  
 FOR CATCH BASIN FILTER  
 INSERTS. (TYP.)

N/F  
 NOTHUM GROUP  
 TOTAL LOT SIZE - 0.9 ac.  
 B248 / P336  
 ZONED C2

O'FALLON P&Z # 904.01  
 04/06/06

**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 & ASSOCIATES, INC. DBA  
 ZAVRADINOS ENGINEERING & SURVEYING

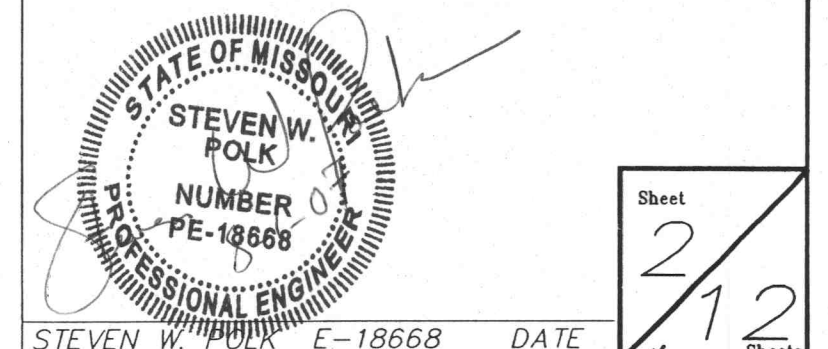
Missouri One Call System, Inc.  
 Call Before You Dig!  
 1-800-DIG-RITE  
 (1-800-344-7483)



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 obviate any part from complying with the Underground Facility Safety & Damage Prevention Act, Chapter 315, RSMo.  
 CALL MISSOURI ONE-CALL, 1-800-DIG-RITE.

NOTE:  
 ACCORDING TO THE RECORD PLAT FOR PARKSIDE VILLAS (BK 36 PAGE 3), "DETENTION FOR THE FUTURE COMMERCIAL DEVELOPMENT AREA HAS BEEN PROVIDED FOR IN THE DETENTION BASIN SHOWN PER IMPROVEMENT PLANS FOR PARKSIDE VILLAS APPROVED BY THE CITY OF O'FALLON ENGINEERING DEPARTMENT, JUNE 19, 1998."

NOTE:  
 THERE ARE NO EXISTING TREES  
 ON THE PROPERTY



Sheet  
 2  
 12

M:\Land Projects\01242\_COOL\_SPRINGS-TOM\_GINNEVER.dwg, 7/31/2007 7:31:08 AM, BW