

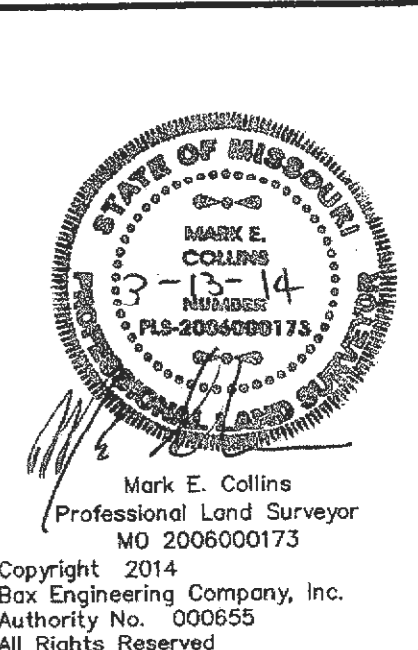
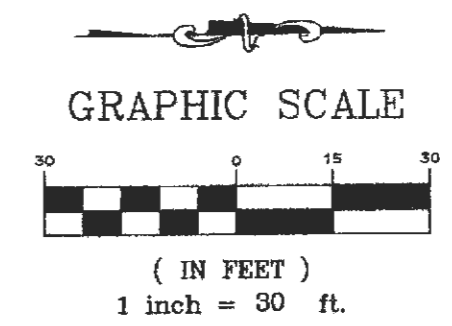
PARCEL 10	
TOTAL PARCEL AREA	52,023 SQ. FT.
TOTAL AREA OF T.C.E.	3,848 SQ. FT.
TOTAL AREA OF P.D.E.	0 SQ. FT.
TOTAL AREA OF R.O.W.	0 SQ. FT.
TOTAL PARCEL AREA REMAINING	52,023 SQ. FT.

PARCEL 11	
TOTAL PARCEL AREA	35,104 SQ. FT.
TOTAL AREA OF T.C.E.	2,295 SQ. FT.
TOTAL AREA OF P.D.E.	0 SQ. FT.
TOTAL AREA OF R.O.W.	85 SQ. FT.
TOTAL PARCEL AREA REMAINING	35,019 SQ. FT.

PARCEL 12	
TOTAL PARCEL AREA	1,134,164 SQ. FT.
TOTAL AREA OF T.C.E.	24,843 SQ. FT.
TOTAL AREA OF P.D.E.	0 SQ. FT.
TOTAL AREA PERMANENT UTILITY EASEMENT	1,100 SQ. FT.
TOTAL AREA PERMANENT SIDEWALK & UTILITY EASEMENT	120 SQ. FT.
TOTAL AREA OF PERMANENT RETAINING WALL EASEMENT	1,090 SQ. FT.
TOTAL AREA OF R.O.W.	2,702 SQ. FT.
TOTAL PARCEL AREA REMAINING	1,131,462 SQ. FT.

- LEGEND**
- NEW PERMANENT RIGHT OF WAY
  - NEW TEMPORARY CONSTRUCTION EASEMENT
  - NEW PERMANENT DRAINAGE EASEMENT
  - NEW PERMANENT RETAINING WALL EASEMENT
  - NEW PERMANENT WATER MAIN EASEMENT
  - NEW PERMANENT SIDEWALK & WATER MAIN EASEMENT

PER 1919 R/R RIGHT OF WAY PLAN - 75' EACH SIDE OF CENTERLINE ADOPTED BY BAX ENGINEERING FOR ALL SURVEYS IN THIS AREA.



REVISIONS					
DATE	BY	DESCRIPTION	DATE	BY	DESCRIPTION
6-27-13	ERB	REVISED PER CITY COMMENTS	3-13-14	ERB	REVISED PER MODOC & CITY COMMENTS
7-17-13	ERB	REVISED PER CITY COMMENTS			
9-24-13	ERB	REVISED PER MODOC & CITY COMMENTS			

**BAX ENGINEERING CO., INC.**  
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 Fax: 636-928-1716

PREPARED FOR:  
**CITY OF O'FALLON**

PROJECT NAME:  
**ELAINE DRIVE IMPROVEMENTS**

PROJECT NO.: 10-15142      DATE: 3/13/2014

**RIGHT OF WAY PLANS**

DISCLAIMER OF RESPONSIBILITY  
 hereby disclaim any responsibility for all other drawings, specifications, estimates, reports or other documents or instruments relating to or intended to be used for any part or parts of the architectural or engineering project or survey other than those authenticated by my seal.