

JAN. 28, 2005 - CITY COMMENTS  
MARCH 14, 2005 - CITY COMMENTS

# THE ENCLAVE AT DEER CREEK

02-11841 NOVEMBER, 2004

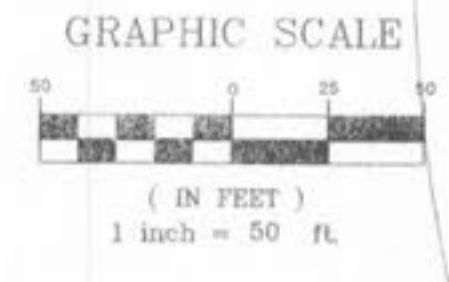
PROPERTY N/F  
GILBERT &  
MAE ROSE PRIZE  
2223 / 1285

PROPERTY N/F  
DOUGLAS & MARY PRIZE  
BK. 1212 / PG. 1505

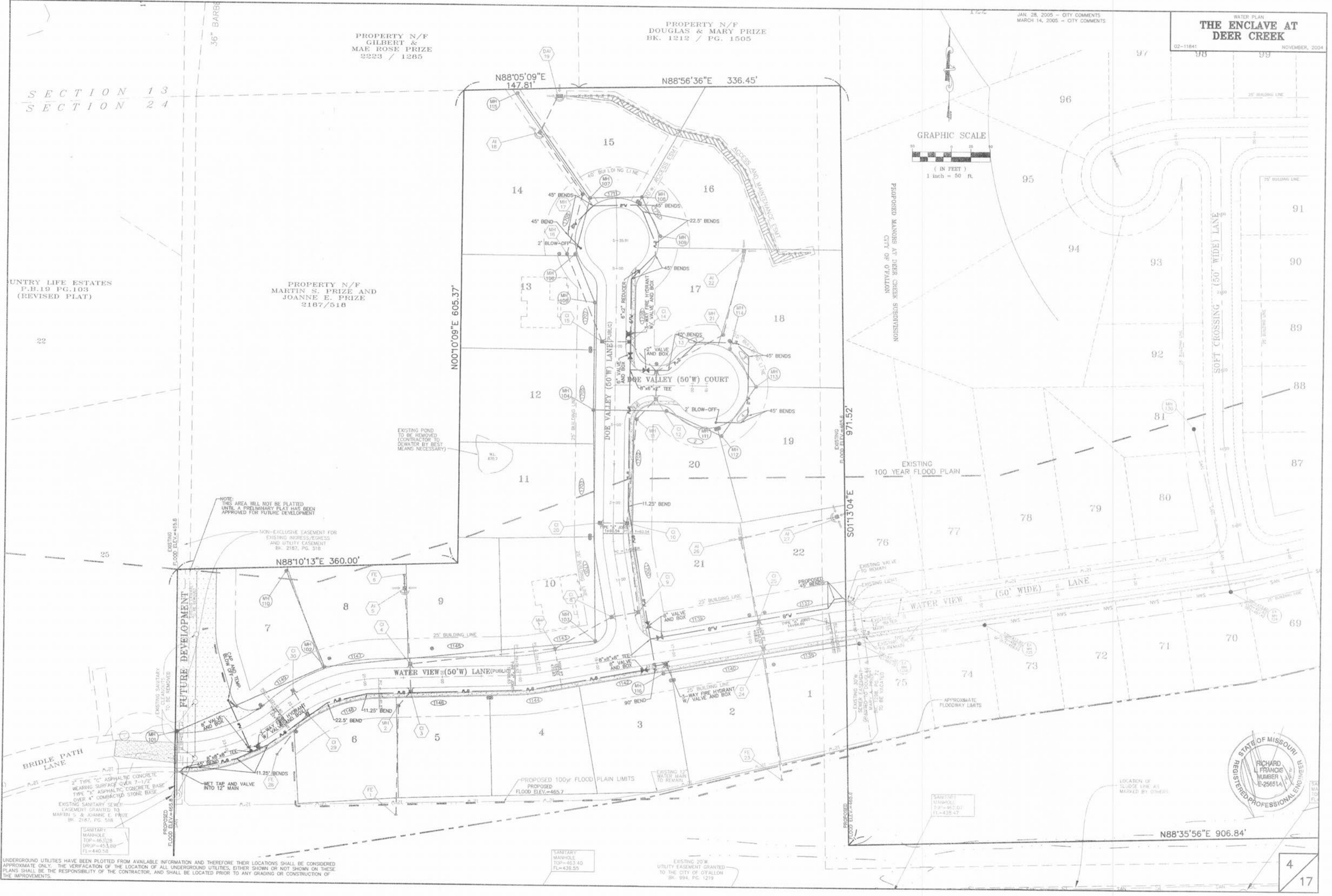
PROPERTY N/F  
MARTIN S. PRIZE AND  
JOANNE E. PRIZE  
2187/518

SECTION 13  
SECTION 24

UNTRY LIFE ESTATES  
P.B.19 PG.103  
(REVISED PLAT)



PROPOSED MANORS AT DEER CREEK SUBDIVISION  
CITY OF O'FALLON



NOTE: THIS AREA WILL NOT BE PLATTED UNTIL A PRELIMINARY PLAT HAS BEEN APPROVED FOR FUTURE DEVELOPMENT

NON-EXCLUSIVE EASEMENT FOR EXISTING ACCESS/EGRESS AND UTILITY EASEMENT BK. 2187, PG. 518

EXISTING SANITARY CLEANOUTS TO BE REMOVED

FUTURE DEVELOPMENT

2" TYPE "C" ASPHALTIC CONCRETE WEARING SURFACE OVER 7-1/2" TYPE "X" ASPHALTIC CONCRETE BASE OVER 4" COMPACTED STONE BASE  
EXISTING SANITARY SEWER EASEMENT GRANTED TO MARTIN S. & JOANNE E. PRIZE BK. 2187, PG. 518

SANITARY MANHOLE TOP=463.28 (DRIP=453.80) FL=440.58

SANITARY MANHOLE TOP=463.40 FL=438.55

SANITARY MANHOLE TOP=462.01 FL=438.47

LOCATION OF SLUDGE LINE AS MARKED BY OTHERS



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.

EXISTING 20" UTILITY EASEMENT GRANTED TO THE CITY OF O'FALLON BK. 994, PG. 1219