



N/F  
NOVUS PROPERTY HOLDINGS, L.L.C.  
DB. 1953, PG. 436  
ZONED R-1 SINGLE FAMILY

DEMOLITION PLAN NOTES

- DO NOT SCALE DRAWINGS, USE DIMENSIONS AS SHOWN.
- Contractor to notify the engineer if discrepancies are found in the field compared to the design plans.
- Reference points, such as survey monuments, bench marks, stakes, etc., shall be preserved, but if disturbed or destroyed, shall be replaced as directed, at the expense of the contractor.
- No work shall be done which will affect existing utilities prior to having ascertained that the utilities have been properly capped, plugged, or otherwise abandoned in a manner acceptable to the affected utility company. The appropriate agency shall be notified prior to the commencement of any work which will affect any existing utility. Removals or relocations by utility companies are to be initiated and coordinated by the contractor.
- Conduct operations to prevent injury to adjacent buildings, structures, other facilities and persons. Signs, lights, and barricades shall be installed at all locations as necessary to guard against accident. Promptly repair damages caused to facilities by operations, as directed by the engineer and at no cost to contractor.
- All existing improvements shown or not shown within new construction shall be removed according to City of O'Fallon standards.
- All concrete and asphalt concrete pavement to be removed shall be sawcut on a straight line along the contact line with the existing pavement to remain. Concrete walks and curbs to be removed shall be sawcut at the nearest contraction or expansion joint.
- All building, foundations and any portions of buildings to be removed shall be completely removed.
- Existing utility removals, adjustments and/or relocations shall be coordinated with utility companies.

**PICKETT RAY & SILVER**  
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**THE GODDARD SCHOOL FOR  
EARLY CHILDHOOD DEVELOPMENT  
IMPROVEMENT PLANS**  
9008 PHOENIX PK WY, O'FALLON, MO  
Prepared For:  
**LIVE TO PLAY PROPERTIES, LLC**  
9008 PHOENIX PARKWAY  
OTTUMWA, MO 64301  
PHONE: (636) 561-8559

REVISONS	NO.	DATE	DESCRIPTION
	1	4-13-06	PER THE CITY OF O'FALLON
	2	5-22-06	PER THE CITY OF O'FALLON

**ENGINEERS AUTHENTICATION**  
The responsibility for professional engineering liability on this project is hereby limited to the set of plans authenticated by the seal, signature, and date hereunder attached. Responsibility is disclaimed for all other engineering plans involved in this project and specifically excludes revisions after this date unless reauthenticated.  
**PICKETT, RAY & SILVER, INC.**  
HAROLD J. BARTCH  
REGISTERED PROFESSIONAL ENGINEER  
NUMBER 617761

DRAWN D.L.S./B.L.P.	DATE 02-23-06
CHECKED D.BYRD	DATE 02-23-06
PROJECT # 05258.RINA.OOC	TASK # 2 FIELD BOOK X

GODDARD SCHOOL  
IMPROVEMENT PLANS  
DEMOLITION PLAN  
SHEET **2** OF **7**  
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**NOTE**  
Underground utilities and structures have been plotted from available information and therefore, their location must be considered approximate only. It is the responsibility of the individual contractors to notify the utility companies before actual construction.

LEGAL DESCRIPTION FILE# 9831.43.01.01  
LOT 6 OF PHOENIX VILLAGE, A BOUNDARY ADJUSTMENT OF LOT 6 AND LOT 7, AS PER PLAT THEREOF RECORDED IN PLAT BOOK 40, PAGES 217 AND 218 OF THE ST. CHARLES COUNTY RECORDS.  
**NOT APPROVED FOR CONSTRUCTION**