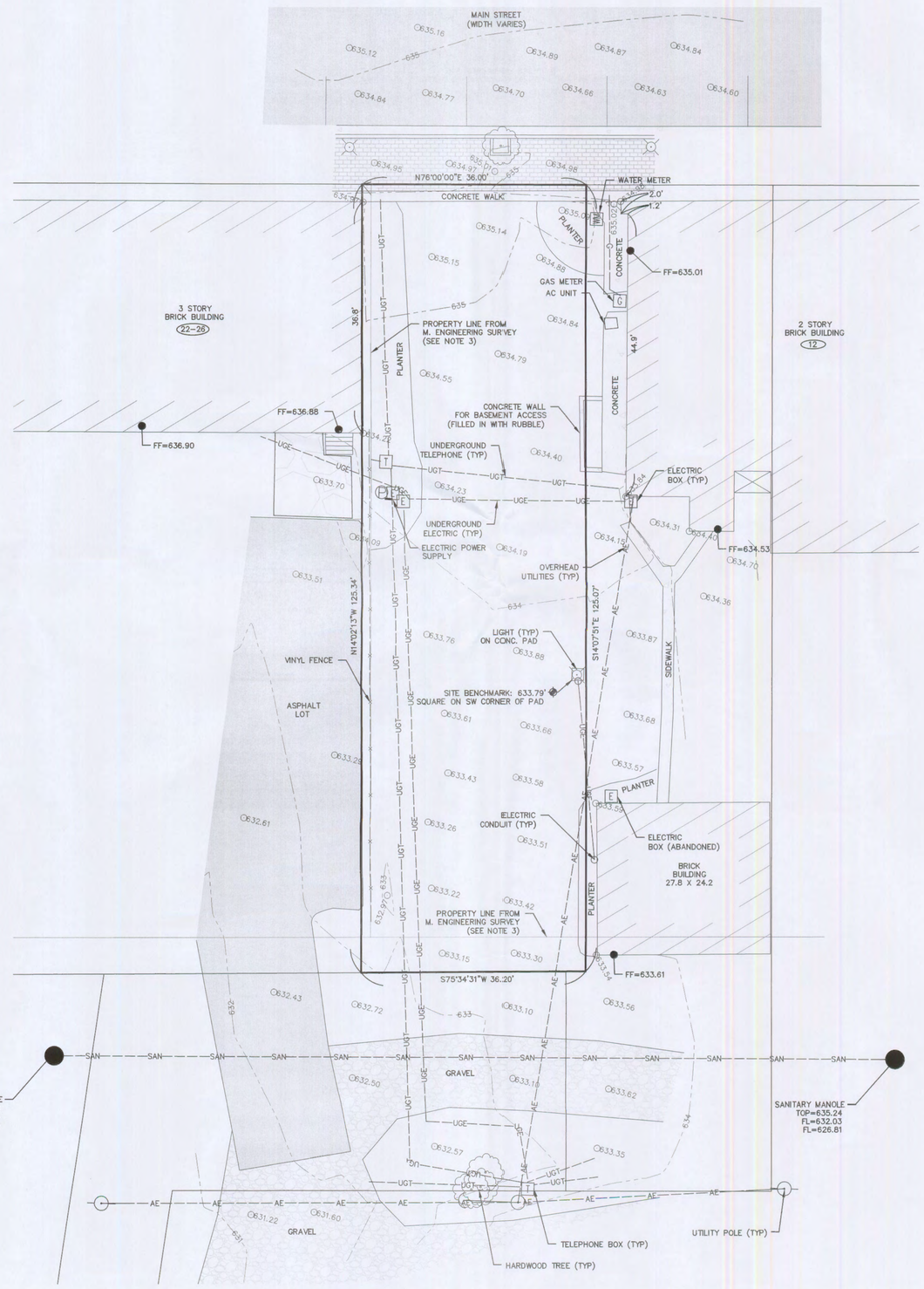
TOPOGRAPHIC SURVEY

A TRACT OF LAND BEING PART OF SECTION 24,
TOWNSHIP 47 NORTH, RANGE 1 EAST,
CITY OF WENTZVILLE, ST. CHARLES COUNTY, MISSOURI

VICINITY MAP
NOT TO SCALE



OCTOBER 2013

LEGEND

- CARDINAL SURVEY LINES
- CARDINAL ADJOINER LINES
- M. ENGINEERING SURVEY LINES
- EXISTING CONTOUR
- EXISTING INDEX CONTOUR — XXX
- OVERHEAD UTILITIES — AE
- UNDERGROUND TELEPHONE — UGT
- GASLINE — G
- UNDERGROUND ELECTRIC — UGE
- SANITARY LINE — SAN
- VINYL FENCE — x — x —
- TELEPHONE PEDESTAL — T
- UTILITY POLE
- GUY WIRE
- WATER METER — WM
- ELECTRIC BOX — E
- GAS METER — G
- LIGHT
- MANHOLE
- TREE
- CONCRETE
- RIP RAP
- ASPHALT
- BRICK
- SPOT ELEVATION — XXX.XX
- BENCHMARK
- FOUND PIPE
- FOUND ROD
- FOUND CROSS
- ADDRESS — XX

SURVEY NOTES:

1. BEARINGS, AS SHOWN ON THIS SURVEY, ARE BASED ON A BOUNDARY SURVEY PREPARED BY CARDINAL SURVEYING & MAPPING DATED 8/5/13. (N76°00'00"E)
2. THIS TOPOGRAPHIC SURVEY IS NOT INTENDED TO REPRESENT A PROPERTY BOUNDARY SURVEY MADE BY COCHRAN IN ANY FORM. THE PROPERTY LINES SHOWN HEREON ARE BASED ON A RECORD DRAWING OF A BOUNDARY SURVEY PREPARED BY CARDINAL SURVEYING & MAPPING DATED 8/5/13.
3. LINES OF RECORD FROM PROPERTY BOUNDARY AND TOPOGRAPHIC SURVEY PREPARED BY M. ENGINEERING (D.B.A. COCHRAN), PROJECT NUMBER 04-2131, AND DATED SEPTEMBER 12, 2005.
4. THIS SITE FALLS WITHIN UNSHADED "ZONE X", AREAS DETERMINED TO BE OUTSIDE THE 500-YEAR FLOODPLAIN, PER FIRM, FLOOD INSURANCE RATE MAP, FOR ST. CHARLES COUNTY, MISSOURI AND INCORPORATED AREAS, MAP NUMBER 29183C0215F, EFFECTIVE DATE OF MARCH 17, 2003. FLOOD ZONES SHOWN HEREON, DETERMINED BY SCALING.
5. UTILITIES HAVE BEEN SHOWN FOR THIS SURVEY, BY OBSERVED EVIDENCE AND MARKED/FLAGGED UTILITIES BY MISSOURI ONE CALL, TICKET NUMBER 132872497. OTHER UTILITIES MAY EXIST, THE EXISTENCE OF WHICH IS PRESENTLY NOT KNOWN. THE CONTRACTOR/EXCAVATOR SHALL VERIFY THE EXACT LOCATION OF ALL EXISTING UTILITIES PRIOR TO THE COMMENCEMENT OF ANY CONSTRUCTION AND/OR EXCAVATION. FOR INFORMATION CONCERNING THE LOCATIONS OF UTILITIES, CONTACT: **MISSOURI ONE CALL: 1-800-DIG-RITE.**
6. THIS SITE IS SERVED BY:

   WATER - CITY OF WENTZVILLE
   SEWER - CITY OF WENTZVILLE
   ELECTRIC - AMEREN MISSOURI ELECTRIC
   GAS - AMEREN MISSOURI GAS
   TELEPHONE - ATT DISTRIBUTION, CENTURYLINK
7. PROJECT BENCHMARK: "A 149 1953": ELEVATION = 630.08 FEET (NAVD 1988)

   A USC AND GS BRASS VERTICAL MARK DISK STAMPED 'A 149 1935 ' SET IN A DRILL HOLE IN THE NORTHWEST ABUTMENT OF THE NORFOLK AND WESTERN RAILROAD BRIDGE OVER BUSINESS HIGHWAY 61 IN WENTZVILLE, MISSOURI.

   SITE BENCHMARK: ELEV. = 633.79

   SQUARE CUT ON THE SOUTHWEST OF A CONCRETE PAD FOR LIGHT STANDARD LOCATED ON THE EASTERN PROPERTY LINE, APPROXIMATELY 79 FEET SOUTH OF THE NORTH LINE OF THE PROPERTY SHOWN HEREON.
8. COCHRAN HAS NOT BEEN FURNISHED A TITLE REPORT ON THIS PROPERTY. EASEMENTS OF RECORD MAY EXIST, THE EXISTENCE OF WHICH IS NOT SHOWN HEREON.
9. NO EASEMENT RESEARCH HAS BEEN PERFORMED BY COCHRAN.
10. THE PROFESSIONAL, WHOSE SIGNATURE AND PERSONAL SEAL APPEARS HEREON ASSUMES RESPONSIBILITY FOR WHAT APPEARS ON THIS PAGE AND DISCLAIMS (PURSUANT TO RSMO 327.411.3) ANY RESPONSIBILITY FOR ALL OTHER PLANS, SPECIFICATIONS, ESTIMATES, REPORTS, OR THEIR DOCUMENTS OR INSTRUMENTS NOT SEALED BY THE UNDERSIGNED PROFESSIONAL RELATING TO OR INTENDED TO BE USED FOR ANY PART OF THE PROJECT TO WHICH THIS PAGE REFERS.

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• Land Planning
• Site Development
• General Consulting
• Master Planning

TOPOGRAPHIC SURVEY
CHARLIE'S ON MAIN
WENTZVILLE, MO

DRN. BY:	APPD. BY:

REVISION:	DATE:

DRN. BY:	APPD. BY:
LKD	JRP

DATE: OCT. 2013
SCALE: 1"=10'
PROJ. NO.: M13-7009
DWG. NO.: 1 OF 1

TOPOGRAPHIC SURVEY