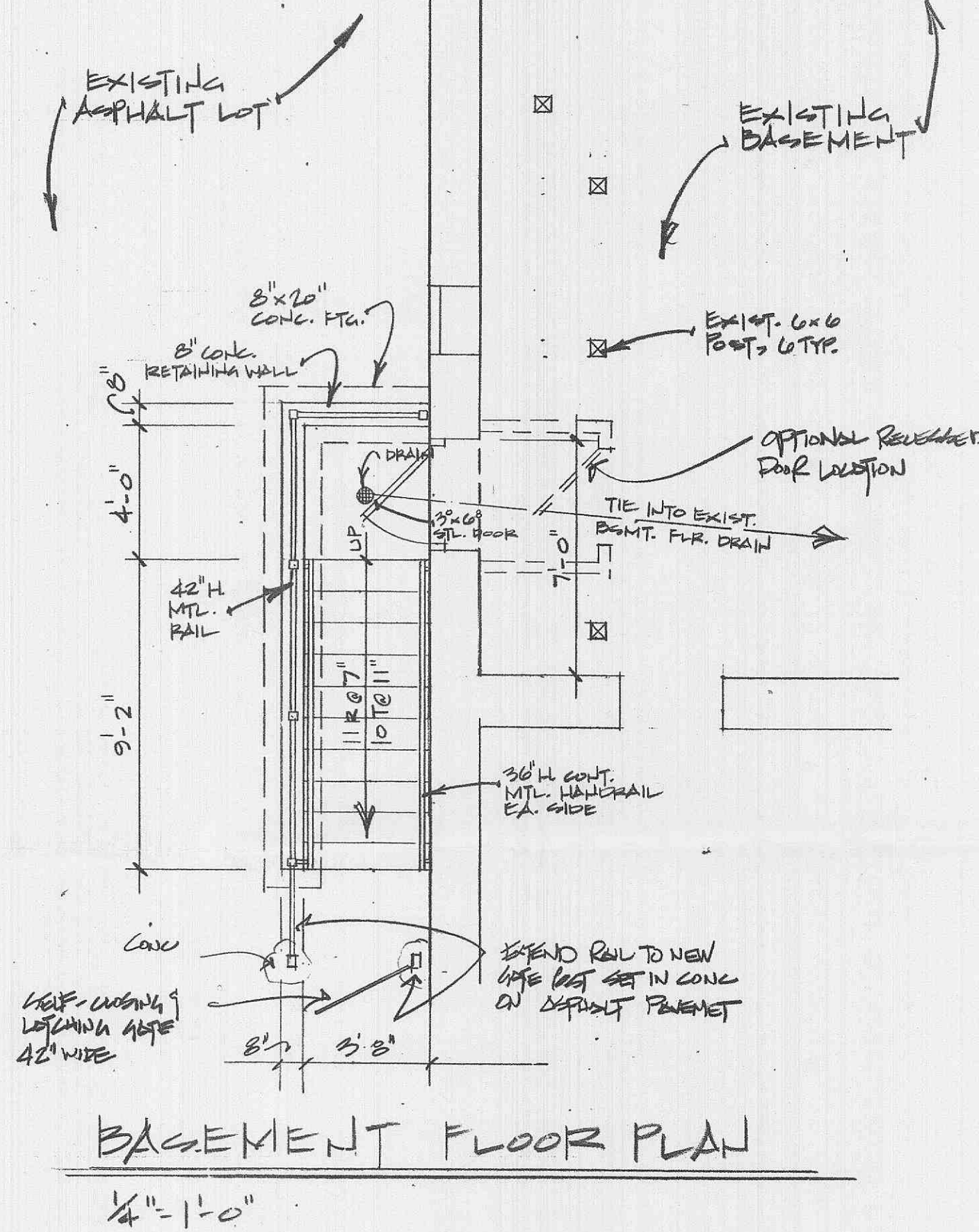


**SITE PLAN**

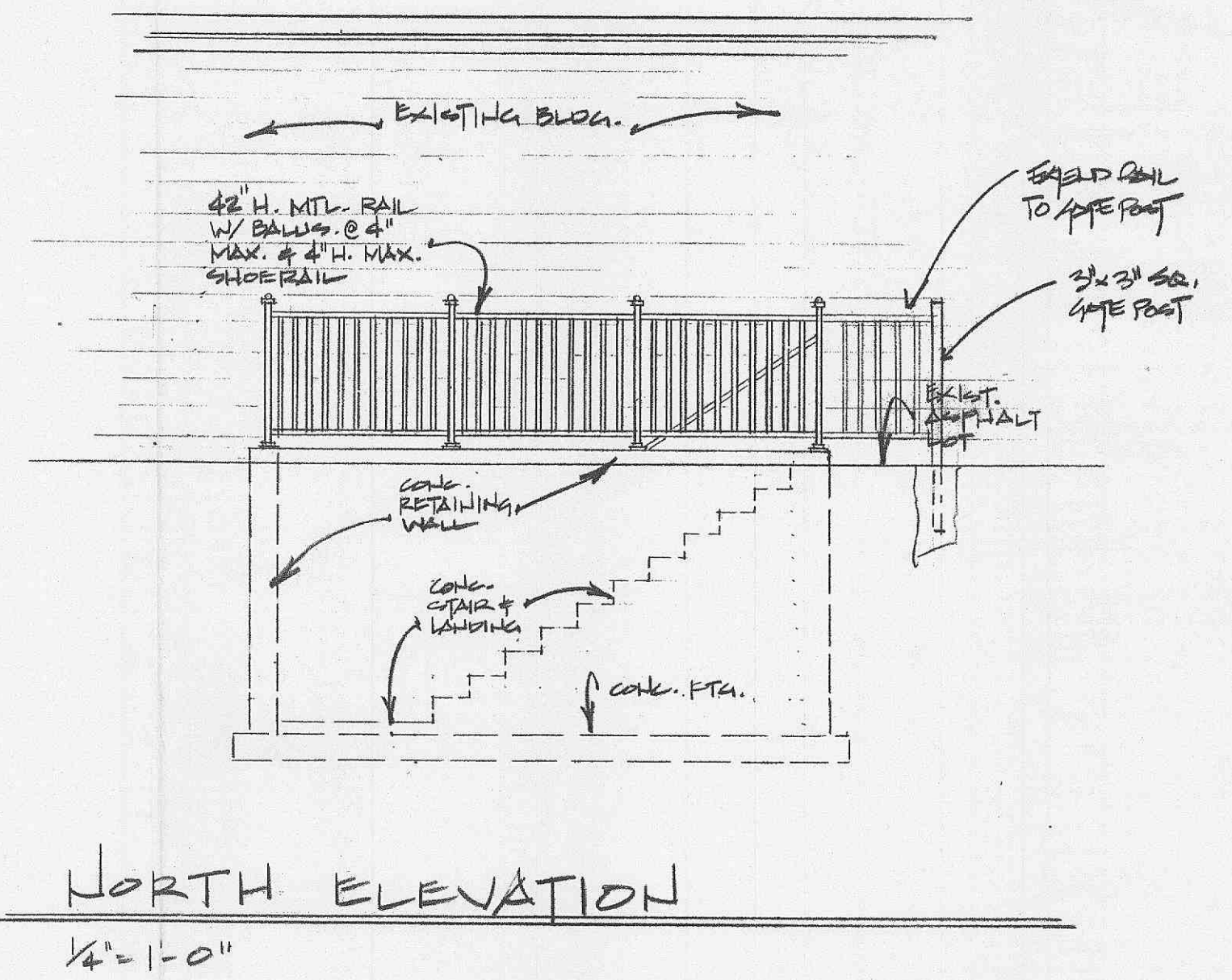
1" = 20'

PERMISSION GRANTED BY BURKS ARCHITECT FOR USE AND/OR REUSE OF THESE PLANS BY ONLY ENGINEER FOR DESIGN AND PERMIT PLANS FOR 3000 WATER, SANITARY SEWER, & NEW POTABLE WATER SERVICES FOR THE GARDEN PROJECT.



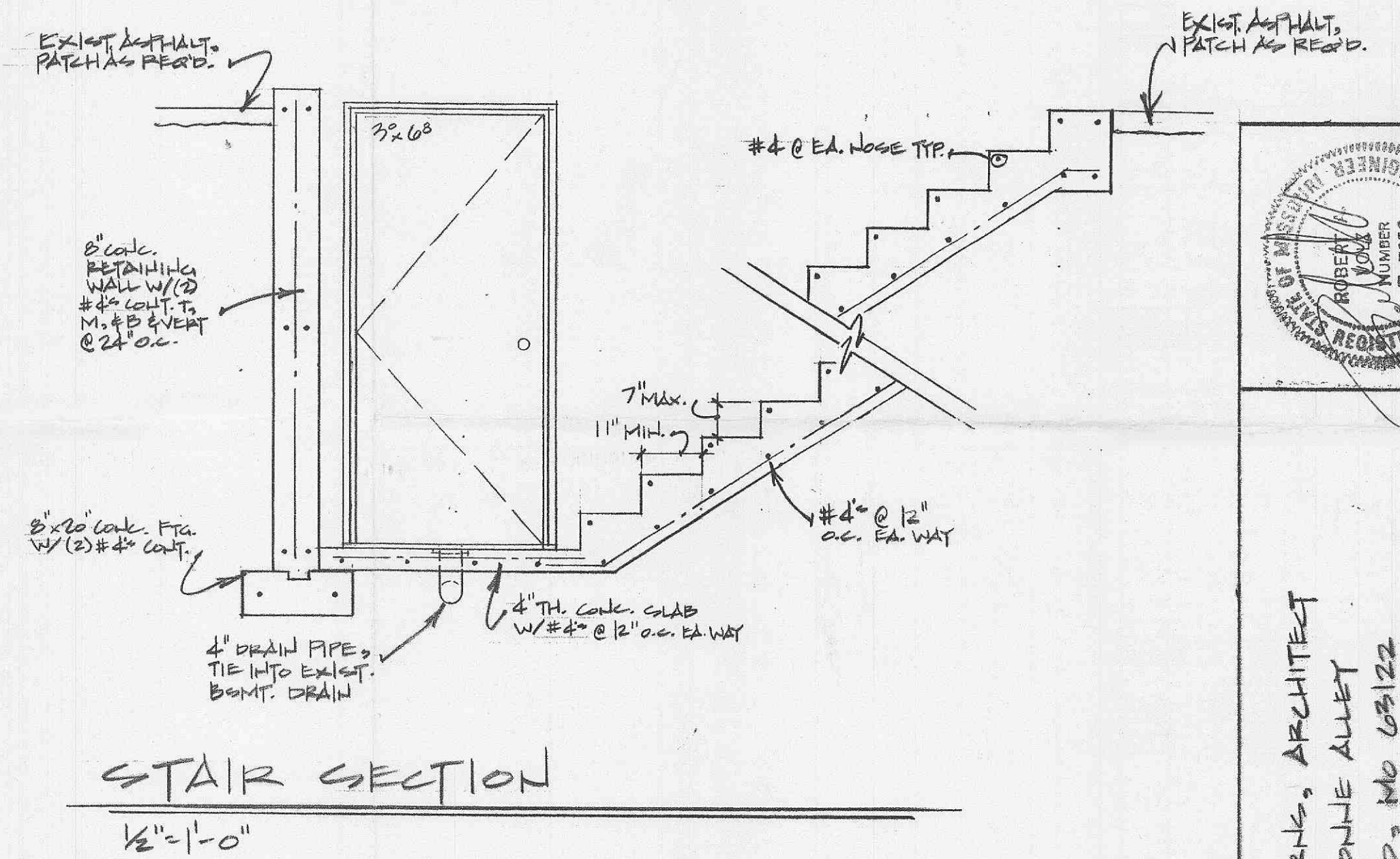
**BASEMENT FLOOR PLAN**

1/4" = 1'-0"



**NORTH ELEVATION**

1/4" = 1'-0"

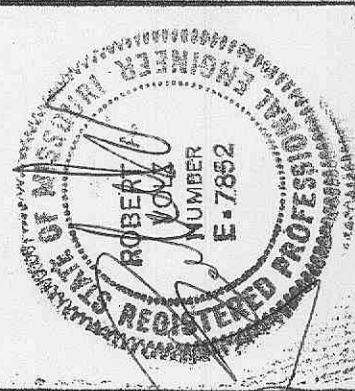


**STAIR SECTION**

1/2" = 1'-0"

6-402 98  
**APPROVED**  
as noted

- GENERAL NOTES**
1. ALL CONSTRUCTION TO BE IN ACCORDANCE WITH THE CURRENT BOCA CODE IN FORCE IN THE APPLICABLE STATE, COUNTY, OR MUNICIPALITY UNLESS THE CONSTRUCTION WILL EXCEED.
  2. THESE PLANS ARE FOR THE EXCLUSIVE USE OF THE OWNER. ANY MODIFICATION OR REUSE OF THESE PLANS WITHOUT THE WRITTEN CONSENT OF KEN BURKS ARCHITECT IS STRICTLY PROHIBITED. THESE PLANS REMAIN THE PROPERTY OF THE ARCHITECT AND ARE TO REMAIN HIS PROPERTY.
  3. ALL CONSTRUCTION TO BE PERFORMED IN ACCORDANCE WITH THE HIGHEST OF PROFESSIONAL AND CONTRACTOR STANDARDS. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE EXECUTION OF THE WORK IN A TIMELY AND CORRECT MANNER. OWNER'S CONDITIONS APPLY IN THE EVENT OF CONSTRUCTION THAT IS SUBSTANTIALLY DIFFERENT FROM THAT SHOWN ON THESE PLANS. THE CONTRACTOR SHALL DOCUMENT THE OWNER AND CONTRACTOR SHALL CONSULT WITH THE ARCHITECT BEFORE PROCEEDING WITH THE WORK. FAILURE TO DO SO WILL BE THE ARCHITECT'S OF ANY AND ALL DAMAGES THAT RESULT FROM SUCH FAILURES TO COMPLY.
  4. ALL PERSONS INVOLVED IN THE CONSTRUCTION OF THIS PROJECT SHALL BE COVERED BY WORKERS COMPENSATION INSURANCE AS IS THE CURRENT LEGAL REQUIREMENT IN THE STATE THE CONSTRUCTION IS OCCURRING. FAILURE TO PROVIDE THIS COVERAGE BY OTHER GENERAL OR SUB-CONTRACTORS SHALL HOLD THE OWNER RESPONSIBLE AND VOID ANY AGREEMENT OR CONTRACT BETWEEN THE OWNER AND CONTRACTORS. FURTHER, THE CONTRACTOR HAS AGREED TO INDEMNIFY THE OWNER AND ARCHITECT FROM ANY AND ALL DAMAGES INCLUDING REASONABLE LEGAL FEES THAT MAY BE INCURRED FROM ANY CONTRACTOR'S FAILURE TO MAINTAIN ADEQUATE INSURANCE COVERAGE.
  5. CERTAIN PORTIONS OF THE WORK MAY BE PERFORMED BY A SUBCONTRACTOR. THESE PORTIONS OF THE WORK MAY INCLUDE PLUMBING, ELECTRICAL, HVAC, AND FIRE PROTECTION. THE SUBCONTRACTORS INVOLVED IN THESE PARTICULAR TASKS ARE RESPONSIBLE FOR THEIR OWN INSURANCE COVERAGE AS WELL AS THE ACTUAL INSTALLATION OF THE WORK. THE ARCHITECT IS NOT RESPONSIBLE AND HAS NOT BEEN RETAINED TO REVIEW THE WORK OF THE CONTRACTOR FOR ANY REASON OF INFORMATION ONLY. TO ASSIST THE PARTICULAR SUBCONTRACTOR IN PROCEEDING WITH HIS OWN CONSTRUCTION DOCUMENTS FOR PURPOSES OF OBTAINING A PERMIT AND PROCEEDING WITH THE ACTUAL PHYSICAL EXECUTION OF HIS WORK.
  6. THE CONTRACTOR SHALL PROVIDE THE OWNER WITH WRITTEN EVIDENCE OF THE CONTRACTOR'S CURRENT INDEPENDENT PROFESSIONAL AND GENERAL LIABILITY INSURANCE. FURTHER, THE CONTRACTOR SHALL MAINTAIN THE OWNER AND ARCHITECT AS ADDITIONAL BENEFICIARIES OF THE SAME POLICY. FAILURE OF THE CONTRACTOR TO EXISTENCE THIS REQUIREMENT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO PROVIDE COMMENSURATE PROTECTION TO THE OWNER AND ARCHITECT IN THE EVENT THAT DAMAGES DO OCCUR TO THEIR EXTENT. THE CONTRACTOR IS NOT TO BE HELD RESPONSIBLE FOR ALL REIMBURSEMENT TO THE DAMAGED PARTY(IES), INCLUDING REASONABLE LEGAL FEES AND EXPENSES INCURRED BY THE DAMAGED PARTY(IES) TO OBTAIN THE ACTUAL DAMAGES INCURRED.
  7. THE OWNER AND ARCHITECT HEREBY AGREE THAT NO OTHER DETAILS SHALL BE FOR THE COST OF CONSTRUCTION HAVE BEEN ASSIGNED TO OTHERS IN WRITING OR BY ANY OTHER MEANS.
  8. THE CONTRACTOR SHALL PROVIDE THE OWNER WITH WRITTEN EVIDENCE OF THE CONTRACTOR'S CURRENT INDEPENDENT PROFESSIONAL AND GENERAL LIABILITY INSURANCE. FURTHER, THE CONTRACTOR SHALL MAINTAIN THE OWNER AND ARCHITECT AS ADDITIONAL BENEFICIARIES OF THE SAME POLICY. FAILURE OF THE CONTRACTOR TO EXISTENCE THIS REQUIREMENT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO PROVIDE COMMENSURATE PROTECTION TO THE OWNER AND ARCHITECT IN THE EVENT THAT DAMAGES DO OCCUR TO THEIR EXTENT. THE CONTRACTOR IS NOT TO BE HELD RESPONSIBLE FOR ALL REIMBURSEMENT TO THE DAMAGED PARTY(IES), INCLUDING REASONABLE LEGAL FEES AND EXPENSES INCURRED BY THE DAMAGED PARTY(IES) TO OBTAIN THE ACTUAL DAMAGES INCURRED.
  9. SEPARATE PLUMBING, MECHANICAL, ELECTRICAL, AND FIRE PROTECTION SYSTEMS SHALL BE INSTALLED SEPARATELY ON THE SCOPE OF THE PROJECT AND THE BUILDING DEPARTMENT HAS JURISDICTION OVER THE PROJECT.
  10. THE ARCHITECT HAS BEEN RETAINED FOR PURPOSES OF IDENTIFYING AND CONSULTING WITH THE OWNER WITH REGARD TO THE REMOVAL OR DISPOSAL OF HAZARDOUS WASTE MATERIALS. THE ARCHITECT DOES NOT GUARANTEE OR WARRANT ANY AND ALL DAMAGES RESULTING FROM ACCIDENTS OCCURRING ON THE CONSTRUCTION SITE AS WELL AS ANY OTHER ACCIDENTS INCIDENTAL TO THE CONSTRUCTION OF THE PROJECT.
  11. THE OWNER AND ARCHITECT HEREBY AGREE THAT NO OTHER DETAILS SHALL BE FOR THE COST OF CONSTRUCTION HAVE BEEN ASSIGNED TO OTHERS IN WRITING OR BY ANY OTHER MEANS.



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**A1**

Const. Inspector