

NORFOLK & SOUTHERN RAILROAD

32°E 804.92'

L=683.23'
R 2141.83

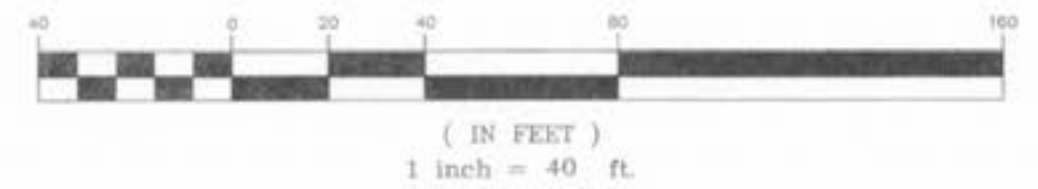
PROPERTY N/F
S.S. & D. PROPERTIES, L.L.C.
2603/1032

LANDSCAPING NOTES:
LANDSCAPING SHOWN WILL BE PLACED BY THE INDIVIDUAL LOT OWNERS AND WILL BE SHOWN ON SITE PLANS AS A REQUIREMENT FOR SUBMITTAL TO THE CITY OF O'FALLON. TREES SHOWN ARE BASED ON A 1 TREE PER 40' OF LOT FRONTAGE AND MAY BE REVISED IN THEIR LOCATIONS DUE TO THE PLACEMENT OF DRIVE AISLES INTO EACH LOT.

Calculations in accordance to the Tree Preservation Ordinance
Existing Trees 1.00 Acres
Saved Trees 0.67 Acres
Trees Removed 0.33 Acres
x 20% 0.06 Acres
Trees to be Replaced 0.06 acres x 15 trees/acre = 0.9 trees/acre

**FUTURE
DEVELOPMENT**

GRAPHIC SCALE



PERUQUE CROSSING COURT
(50' WIDE)

PROPERTY N/F
TRINITY PRODUCTS
36/149
ZONING: 1-2
(CITY OF O'FALLON)

WESTERN LIMITS 100 YEAR FLOOD HAZARD AREA AS SCALED FROM THE ST. CHARLES COUNTY FLOOD INSURANCE RATE MAP - CITY OF O'FALLON, MO COMMUNITY - MAP NO. 290316-0220-E - DATED AUGUST 2, 1996

6.70'

L=307.63'
R=1535.71

25' BLDG. LINE

25' BLDG. LINE

25' BLDG. LINE

25' BLDG. LINE

25' BLDG. LINE

25' BLDG. LINE

25' BLDG. LINE

25' BLDG. LINE

25' BLDG. LINE

S 08°33'39" W 9.83'

N 81°26'21" W 355.99'

WEST TERRA

PROPERTY N/F
JOSEPHINE ANN DITTMER
648/1490

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.

