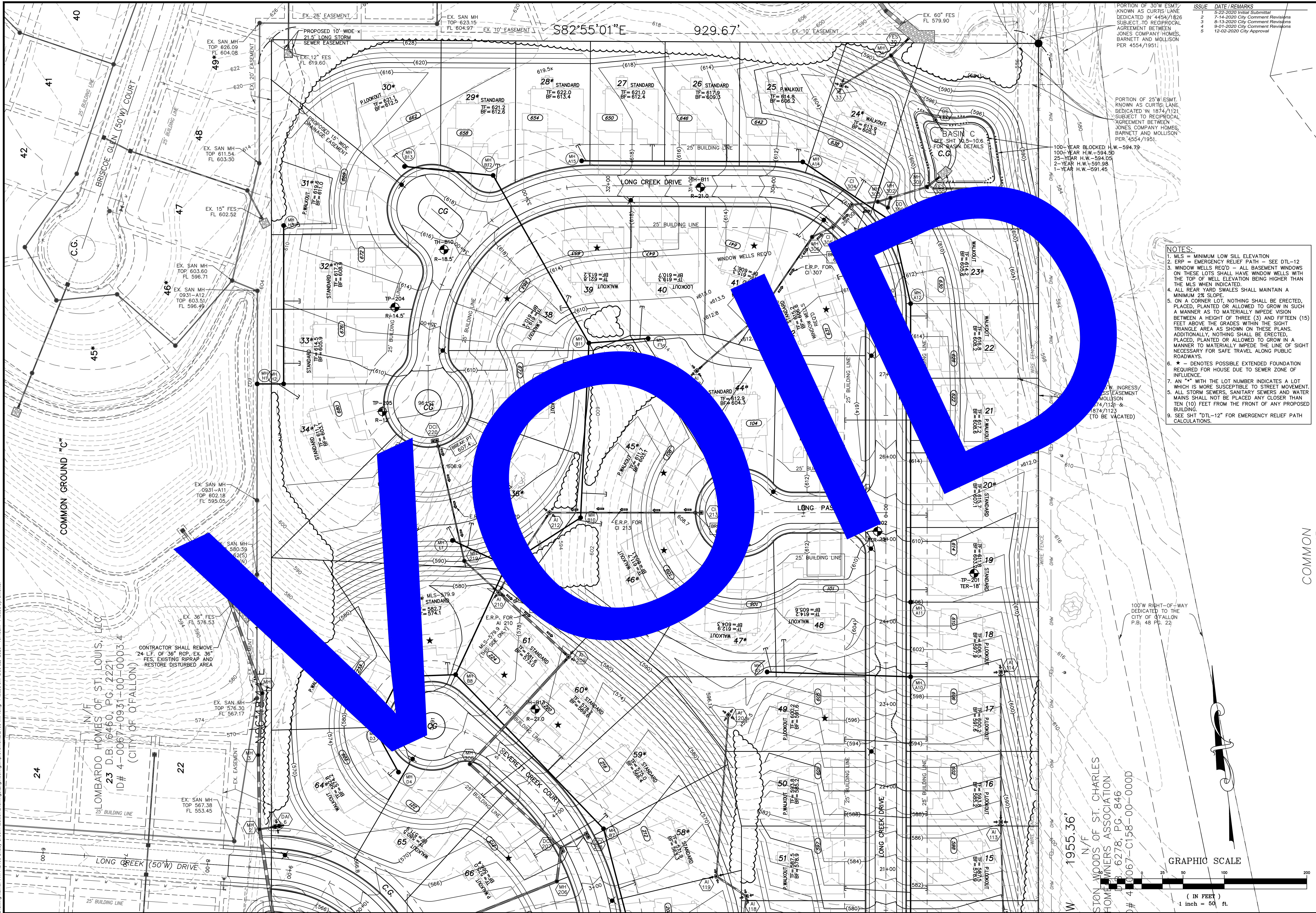


Drawing name: V:\14\2405 Shady Creek Addition\Drawings\Improvements\2405 MP.dwg Plotted on: Dec 02, 2020 - 10:43am Plotted by: bmoeller



ISSUE	DATE	REMARKS
1	5-22-2020	Initial Submittal
2	7-14-2020	City Comment Revisions
3	6-13-2020	City Comment Revisions
4	9-01-2020	City Comment Revisions
5	12-02-2020	City Approval

- NOTES:
1. MLS = MINIMUM LOW SILL ELEVATION
 2. ERP = EMERGENCY RELIEF PATH - SEE DTL-12
 3. WINDOW WELLS REQ'D - ALL BASEMENT WINDOWS ON THESE LOTS SHALL HAVE WINDOW WELLS WITH THE TOP OF WELL ELEVATION BEING HIGHER THAN THE MLS WHEN INDICATED.
 4. ALL REAR YARD SWALES SHALL MAINTAIN A MINIMUM 2% SLOPE.
 5. ON A CORNER LOT, NOTHING SHALL BE ERRECTED, PLACED, PLANTED OR ALLOWED TO GROW IN SUCH A MANNER AS TO MATERIALLY IMPEDE VISION BETWEEN A HEIGHT OF THREE (3) AND FIFTEEN (15) FEET ABOVE THE GRADES WITHIN THE SIGHT TRIANGLE AREA AS SHOWN ON THESE PLANS. ADDITIONALLY, NOTHING SHALL BE ERRECTED, PLACED, PLANTED OR ALLOWED TO GROW IN A MANNER TO MATERIALLY IMPEDE THE LINE OF SIGHT NECESSARY FOR SAFE TRAVEL ALONG PUBLIC ROADWAYS.
 6. ★ - DENOTES POSSIBLE EXTENDED FOUNDATION REQUIRED FOR HOUSE DUE TO SEWER ZONE OF INFLUENCE.
 7. AN "X" WITH THE LOT NUMBER INDICATES A LOT WHICH IS MORE SUSCEPTIBLE TO STREET MOVEMENT.
 8. ALL STORM SEWERS, SANITARY SEWERS AND WATER MAINS SHALL NOT BE PLACED ANY CLOSER THAN TEN (10) FEET FROM THE FRONT OF ANY PROPOSED BUILDING.
 9. SEE SHT "DTL-12" FOR EMERGENCY RELIEF PATH CALCULATIONS.

PROJECT TITLE

SHADY CREEK ADDITION

OFFALLON, MISSOURI

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City No.

Date: 12/02/2020

Job No. 14-12-405

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IMP

GRADING PLAN