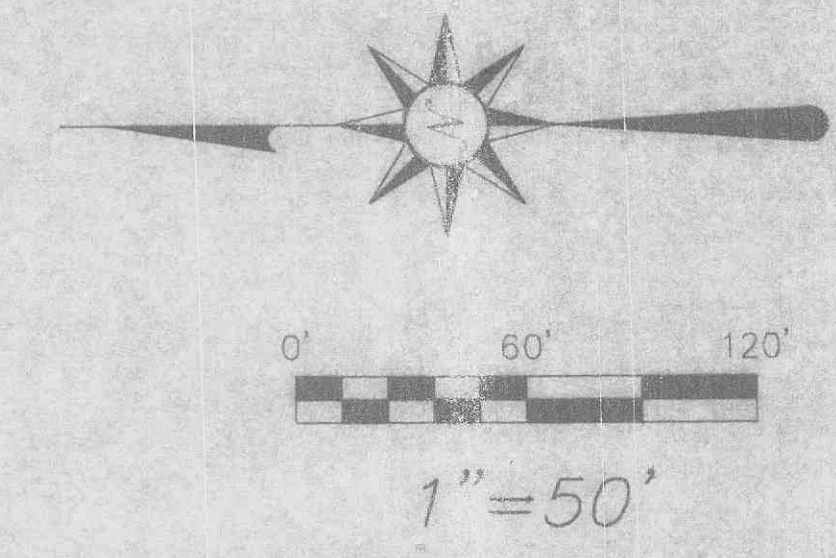


# GRADING AND FLAT PLAN SIGMUND PLACE

A PART OF FRACTIONAL SECTIONS 12 AND 13,  
TOWNSHIP 47 NORTH, RANGE 2 EAST,  
CITY OF ST. PAUL, ST. CHARLES COUNTY, MISSOURI



**OWNER & DEVELOPER:**

SIGMUND BROTHERS DEVELOPMENT, L.L.C.  
1265 LYDIA LANE  
ST. PAUL, MO 63366  
(636) 261-4004

BENCHMARK - ROUTE "P" RIGHT-OF-WAY PLANS BM 1098 -- "O" IN OPEN ON FIRE HYDRANT, 29.00 FEET LEFT EDGE OF PAVEMENT ROUTE "P", 46.00 FEET WEST OF EDGE OF PAVEMENT OF ROYAL OAKS DRIVE. ELEVATION = 542.59 (N.G.V.D. 1988)

**SANITARY SEWER DATA:**

(B) = SANITARY SEWER MANHOLE (TYPICAL)

MANHOLE "A" STATION 0+00  
TOP=541.00  
FL IN=533.27  
FL OUT=533.07

MANHOLE "D" STATION 6+06  
TOP=553.90  
FL IN=544.70  
FL OUT=544.50

MANHOLE "B" STATION 1+83  
TOP=541.50  
FL IN=535.30  
FL OUT=535.10

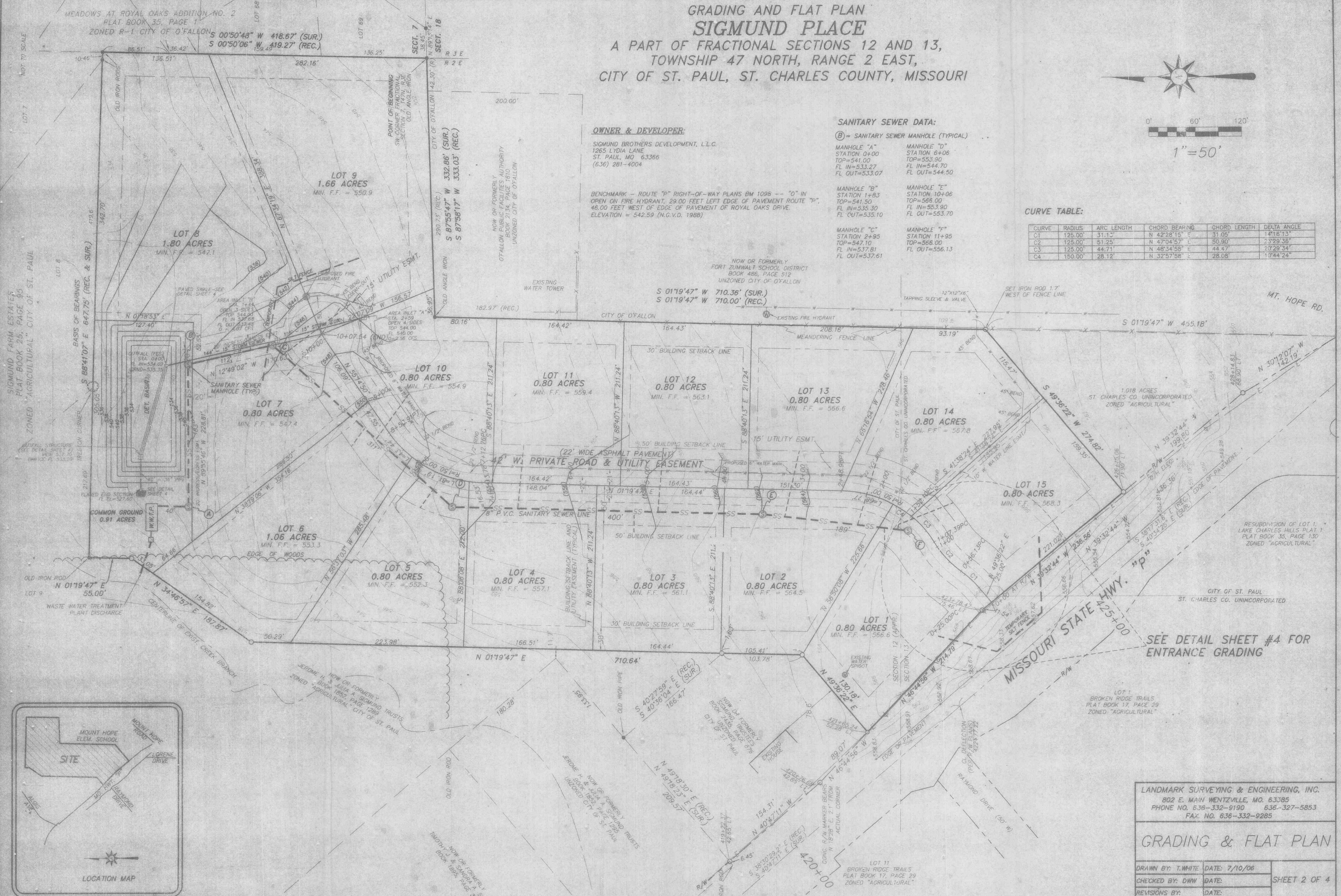
MANHOLE "C" STATION 2+95  
TOP=547.10  
FL IN=537.81  
FL OUT=537.61

MANHOLE "E" STATION 10+06  
TOP=566.00  
FL IN=553.90  
FL OUT=553.70

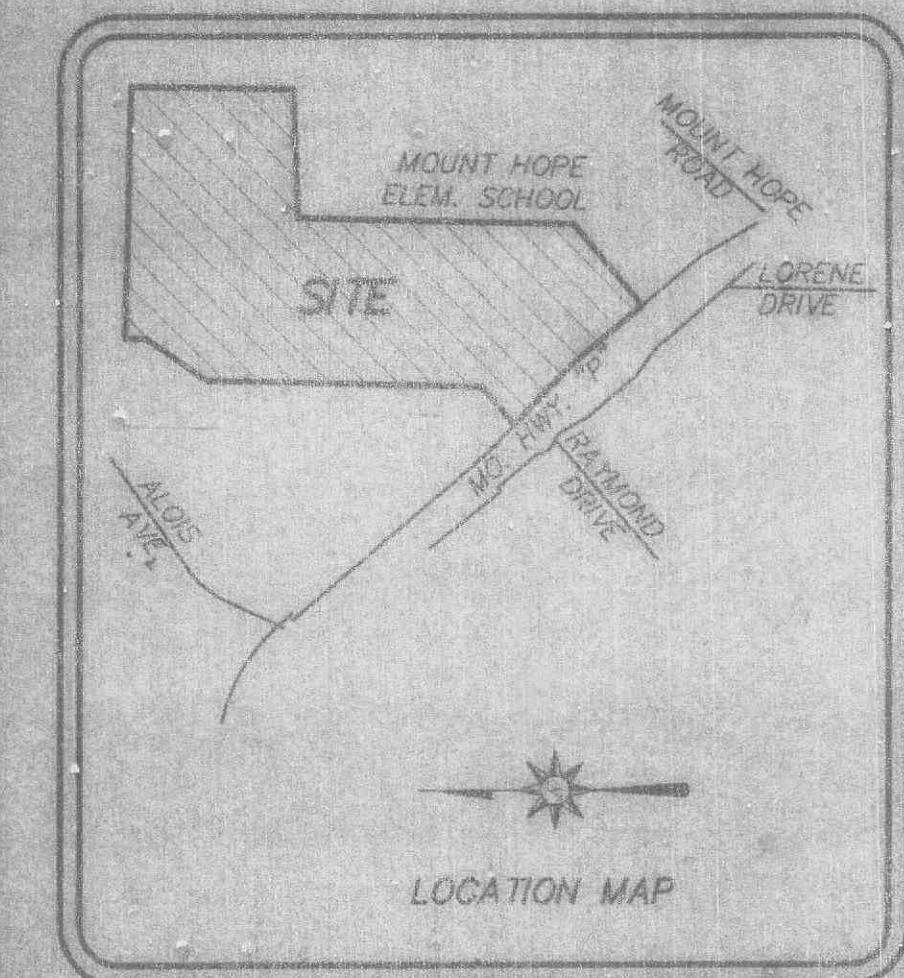
MANHOLE "F" STATION 11+95  
TOP=566.00  
FL OUT=556.13

**CURVE TABLE:**

CURVE	RADIUS	ARC LENGTH	CHORD BEARING	CHORD LENGTH	DELTA ANGLE
C1	125.00'	31.12'	N 42°28'15" E	31.05'	14°16'13"
C2	125.00'	51.25'	N 47°04'57" E	50.90'	23°29'36"
C3	125.00'	44.71'	N 48°34'58" E	44.47'	20°29'34"
C4	150.00'	28.12'	N 32°57'58" E	28.08'	10°44'24"



SIGMUND FARM ESTATES  
PLAT BOOK 25, PAGE 95  
ZONED "AGRICULTURAL" CITY OF ST. PAUL



SEE DETAIL SHEET #4 FOR  
ENTRANCE GRADING

LANDMARK SURVEYING & ENGINEERING, INC.  
802 E. MAIN WENTZVILLE, MO. 63385  
PHONE NO. 636-332-9190 636-327-5853  
FAX NO. 636-332-9285

## GRADING & FLAT PLAN

DRAWN BY: T.WHITE	DATE: 7/10/06	SHEET 2 OF 4
CHECKED BY: DWW	DATE:	
REVISIONS BY:	DATE:	
FILENAME: Sheet 2 - Grading & Flat Plan		