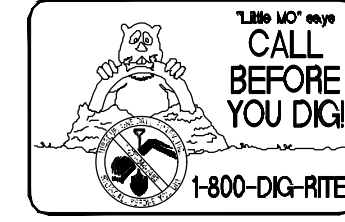


NOTE:
REFER TO RN#19 ON SHEET 2 FOR PAINTING OF POSTS
AND BACK OF SIGNS PER CITY REQUIREMENTS

UTILITIES NOTE

UNDERGROUND FACILITIES, UTILITIES AND STRUCTURES HAVE BEEN PLOTTED FROM AVAILABLE INFORMATION AND THEREFORE, THEIR LOCATION MUST BE CONSIDERED APPROXIMATE ONLY. THERE MAY BE OTHERS, THE EXISTENCE OF WHICH IS PRESENTLY NOT KNOWN. IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO HAVE ALL UTILITIES LOCATED IN THE FIELD PRIOR TO EXCAVATION OR CONSTRUCTION.



SITE PLAN NOTES

- IT IS THE RESPONSIBILITY OF ALL CONTRACTORS CONTACT UTILITY COMPANIES AT LEAST 48 HOURS PRIOR TO ANY EXCAVATION OR RELATING TO THIS PROJECT. IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO MAKE OR ARRANGE FOR THE RELOCATION OF ANY UTILITIES AFFECTED BY THE PROJECT CONSTRUCTION.
- ALL CONSTRUCTION SHALL BE IN ACCORDANCE WITH THE CITY OF O'FALLON STANDARD SPECIFICATIONS, UNLESS OTHERWISE NOTED.
- ALL DIMENSIONS SHOWN HEREON ARE AT FACE OF CURB, UNLESS NOTED OTHERWISE.
- WORK NOT SPECIFICALLY DETAILED OR CALLED OUT HEREON REQUIRED TO COMPLETE THE SITE CONSTRUCTION SHALL BE CONSIDERED INCIDENTAL TO THE WORK WHICH IS CALLED OUT HEREON.
- REFER TO ARCHITECTURAL PLANS FOR EXTERIOR SITE LIGHTING, INTERIOR BUILDING UTILITIES AND BUILDING DETAILS.

SITE PLAN KEYED NOTES

- | | |
|---|--|
| 1 PROPOSED ASPHALT PAVEMENT | 14 PROPOSED ENTRANCE MONUMENT (BY OTHERS) |
| 2 PROPOSED RIBBON CURB | 15 PROPOSED 4" WIDE PARKING STRIPE, WHITE (TYP.) |
| 3 PROPOSED 4" WIDE PARKING STRIPE, WHITE (TYP.) | 16 PROPOSED "NO LEFT TURN" SIGN |
| 4 PROPOSED LIGHTING STANDARD | 17 PROPOSED "YIELD" SIGN |
| 5 PROPOSED 3 RAIL FENCE | 18 PROPOSED "KEEP RIGHT" SIGN |
| 6 PROPOSED RAIN GARDEN | 19 PROPOSED 5'W SIDEWALK |
| 7 PROPOSED 6" VERTICAL CURB | 20 PROPOSED RETAINING WALL (BY OTHERS) |
| 8 PROPOSED ADA PARKING STALL (STRIPING AND SYMBOLS FOR ADA STALL SHALL BE BLUE) | 21 PROPOSED OUTLET STRUCTURE |
| 9 MATCH EXISTING | 22 PROPOSED 24" STORM PIPE |
| 10 PROPOSED 12" RCP STORM PIPE | 23 PROPOSED 9" DIA. RIP RAP |
| 11 PROPOSED BIO-RETENTION | |
| 12 PROPOSED FLUME | |
| 13 PROPOSED YIELD BAR (PERFORMED INLAID TAPE) | |

PARKING CALCULATIONS

EXISTING PARKING SPACES = 529 EXISTING SPACES
INCLUDING 12 ADA SPACES
POST DEVELOPMENT SPACES = 685 PARKING SPACES
INCLUDING 14 ADA SPACES (2.0% OF TOTAL)

LANDSCAPE CALCULATIONS

STREET TREES: 1 TREE PER EVERY 40.00' OF PUBLIC/Private STREET FRONTAGE.
TREES REQUIRED: 905' * 1 TREE/EVERY 40.00' = 23 REQUIRED
SITE TREES: 1 PER 4,000 S.F. OPEN SPACE 110,154 S.F. OPEN SPACE/4,000 = 28 TREES
TOTAL TREES REQUIRED: 23 STREET TREES + 28 SITE TREES = 51 TREES
TOTAL TREES PROVIDED: 57 TREES
PARKING LOT LANDSCAPING:
NUMBER OF PROPOSED PARKING STALLS = 156
LANDSCAPING AREA REQUIRED = 156 * 270 * 6% = 2,527 SQ FT
LANDSCAPING PROVIDED = 5,182 SQ FT

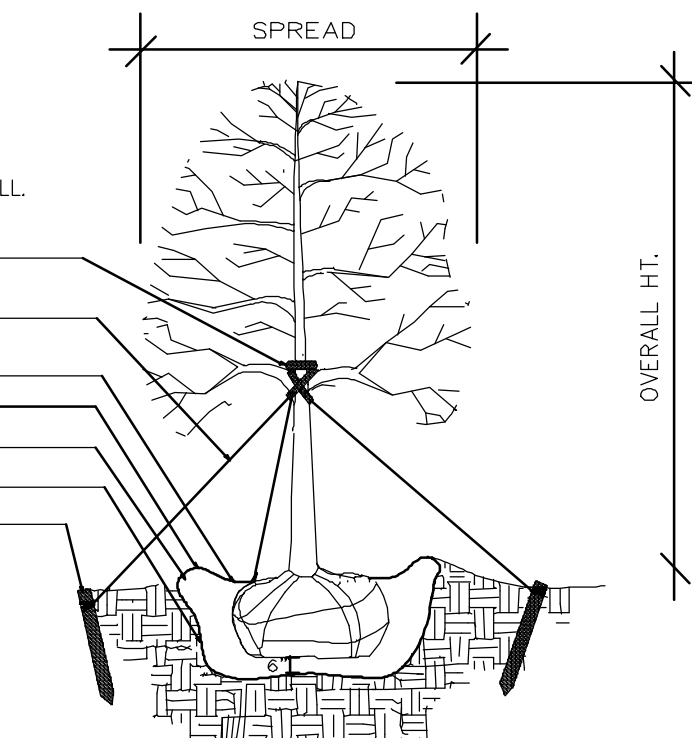
LANDSCAPE NOTES

- FINAL TREE SELECTION AND LOCATIONS SHALL BE SHOWN ON THE CONSTRUCTION PLANS.
- ALL TREES SHALL BE PLANTED PER SECTION 402.130 - TREE PLANTING STANDARDS - OF THE CITY OF O'FALLON MUNICIPAL CODE.
- ALL TREES SHALL BE A MINIMUM OF 2" CALIPER AND 6' IN HEIGHT AT TIME OF PLANTING.

SYMBOL	QUANTITY	COMMON NAME	BOTANICAL NAME	HEIGHT
★	45	CHINESE HOLLY	ILEX CORNUTA	6'
○	48	JAPANESE HOLLY	ILEX CRENATA	6'
●	9	NORWAY MAPLE	ACER PLATANOIDES	65'
●	9	EUROPEAN HORNBEAM	CARPINUS BETULUS	50'
●	7	REDBUD	CERCIS CANADENSIS	25'
●	9	BLACKGUM	NYSSA SYLVATICA	75'
●	7	AUSTRIAN PINE	PINUS NIGRA	60'
●	7	NORWAY SPRUCE	PICEA ABIES	65'
●	9	LITTLELEAF LINDEN	TILIA CORDATA	65'

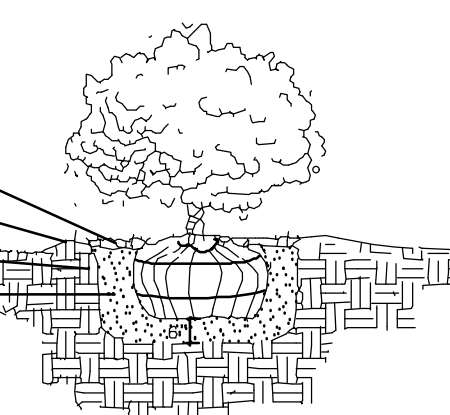
FINAL TREE SELECTIONS AND LOCATIONS TO BE SHOWN ON CONSTRUCTION PLANS

- PLANT SO THAT TOP OF ROOTBALL IS EVEN WITH THE FINISHED GRADE.
- HOLE TO BE TWICE THE SIZE OF THE ROOTBALL.
- LOOSEN BURLAP AND WIRE TOP OF BALL.
- STAKE ABOVE FIRST BRANCHES OR AS NECESSARY FOR FIRM SUPPORT.
- 2 STRAND TWISTED 12 GAUGE GALV. WIRE ENCLOSED IN 1" DIA. RUBBER HOSE.
- MULCH
- FORM 4" SAUCER FOR WATER RETENTION.
- PLANTING MIX.
- REMOVE AIR POCKETS.
- HARDWOOD STAKES
- 3 STAKES, 2" X 2", DRIVEN FIRMLY INTO SUBGRADE PRIOR TO BACKFILLING.

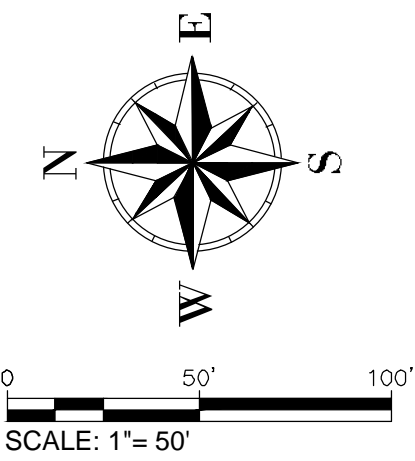
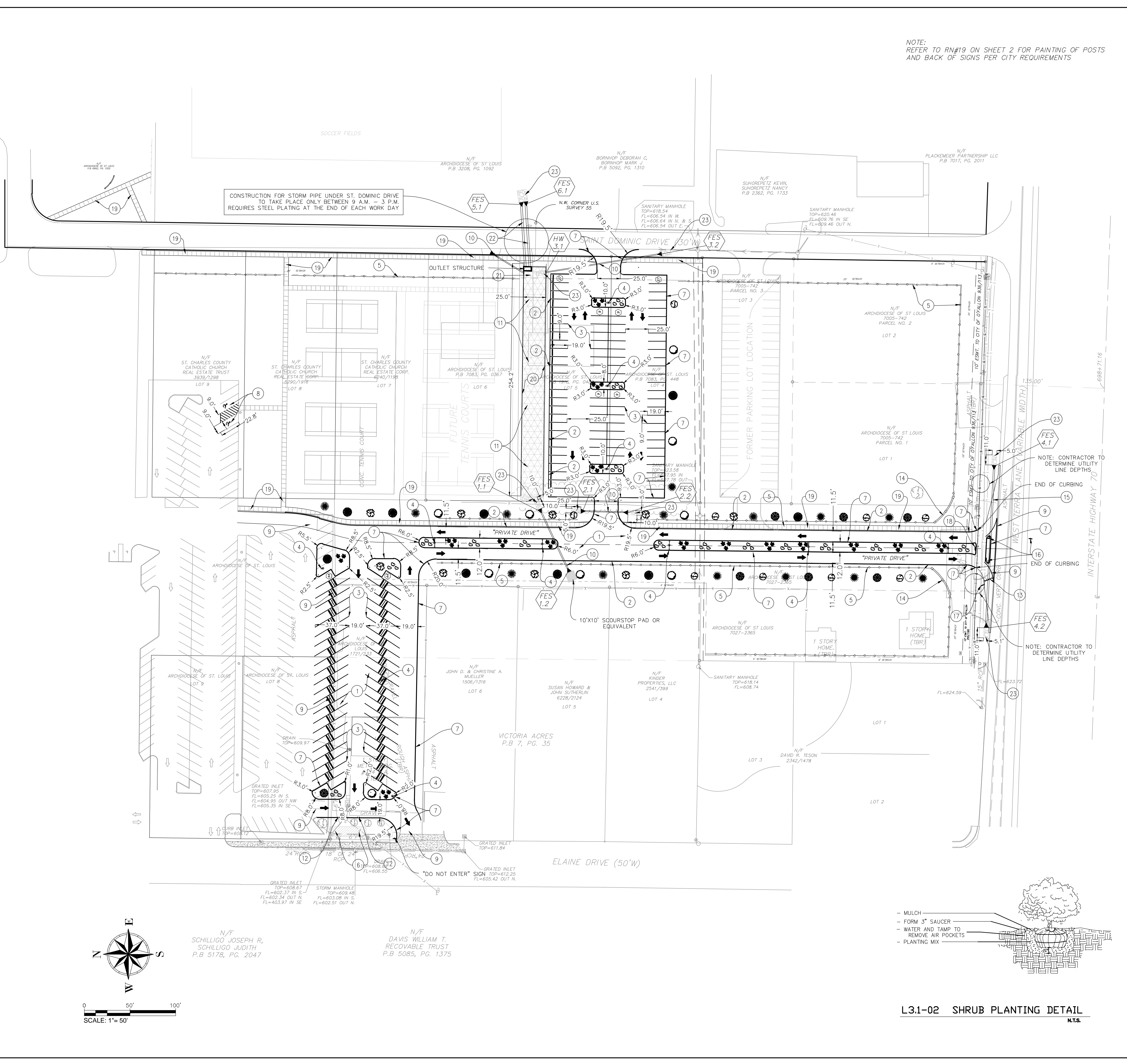


L3.1-01 TREE STAKING/PLANTING DETAIL N.T.S.

- MULCH
- FORM 3" SAUCER
- WATER AND TAMP TO REMOVE AIR POCKETS
- PLANTING MIX



L3.1-02 SHRUB PLANTING DETAIL N.T.S.



ST DOMINIC HIGH SCHOOL
SEVERAL TRACTS OF LAND BEING U.S. SURVEY 55,
TOWNSHIP 47 NORTH RANGE 3 EAST,
CITY OF O'FALLON,
ST. CHARLES COUNTY, MISSOURI
IMPROVEMENT PLANS

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Pickett Ray & Silver
Civil Engineering & Land Surveying
Beyond Standard

ENGINEER AUTHENTICATION
The responsibility for professional engineering liability on this project is hereby limited to the set of plans authorized by the seal, signature, and date hereunder attached. Responsibility is disclaimed for all other engineering plans involved in this project and specifically excludes revisions after this date unless reauthorized.



WILLIAM SCHEIDT, P.E.
PE-2018007869

Site Plan

Owner Information:
Archdiocese of St. Louis
20 Archbishop May Dr
St. Louis, MO 63119

P+Z No: SP19-000018
Approval Date: 6/6/2019
City No.: 19-005347

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09/24/19 IMPROVEMENT PLAN REVISION SUBMITTAL