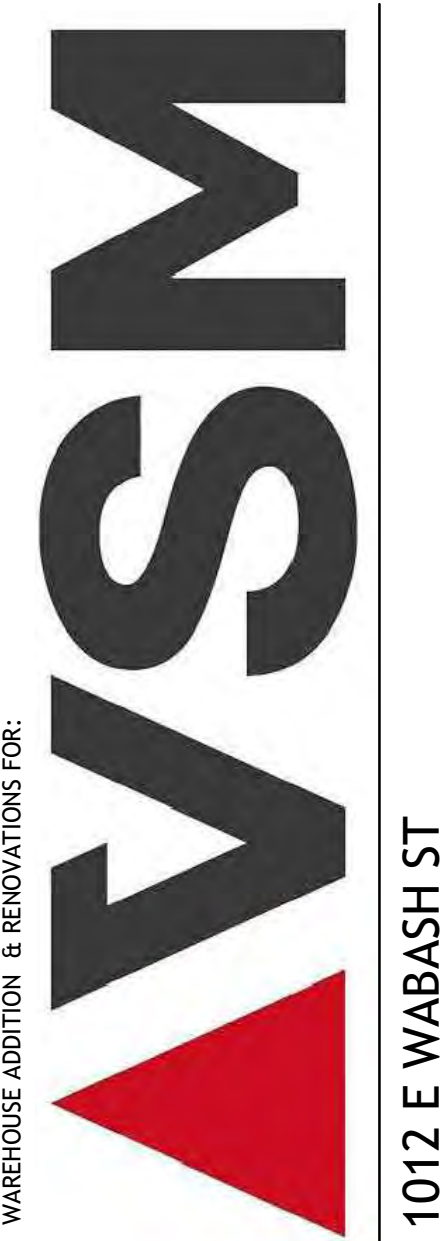


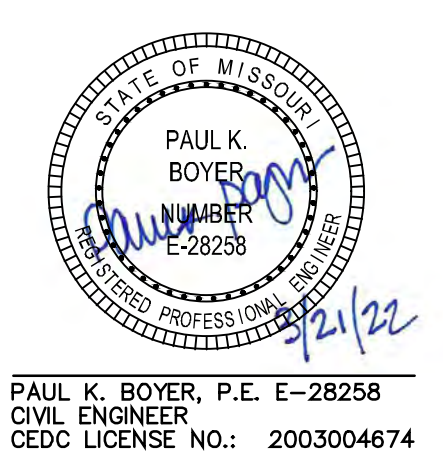


ARCHITECT: Mitchell and Hugelback Architects, Inc. D.B.A. M+H Architects 2150 Schuetz Road, Suite 200 St. Louis, Missouri 63146 314-878-3500 www.mh-us.com Corporate License No.: 000614

CONSULTANTS: Civil: Civil Engineering Design Consultants, Inc. 10820 Sunset Office Drive, Suite 200 St. Louis, MO 63127 314-729-1400 Corporate License No. 2003004674 Structural: SSC Engineering, Inc. 18207 Edison Ave. St. Louis, MO 63005 636-530-7770 Corporate License No.: 001244 MEP: (Design - Build)



WAREHOUSE ADDITION & RENOVATIONS FOR: 1012 E WABASH ST OFALLON, MO 63366



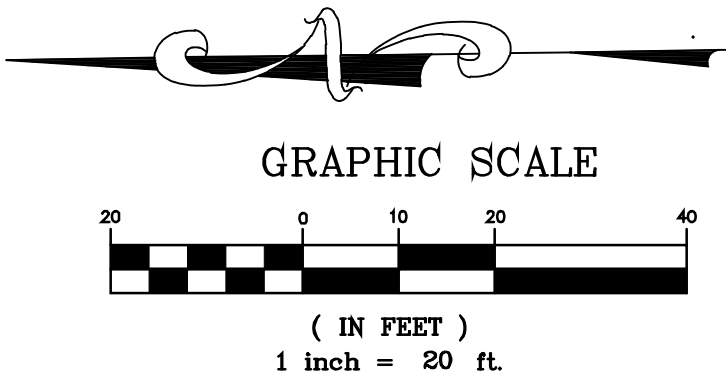
PAUL K. BOYER, P.E. E-28258 CIVIL ENGINEER CEDC LICENSE NO.: 2003004674

DESCRIPTION: 01/05/22 Construction Site Plan Submittal 01/14/22 Permit / Bid Set 02/24/22 City comments 03/21/22 City comments

Issue Date: 01/14/22 Job Number: 1981.1 Drawn By: PKB Checked By: PKB Drawing Title:

Site and Grading Plan

C5.1

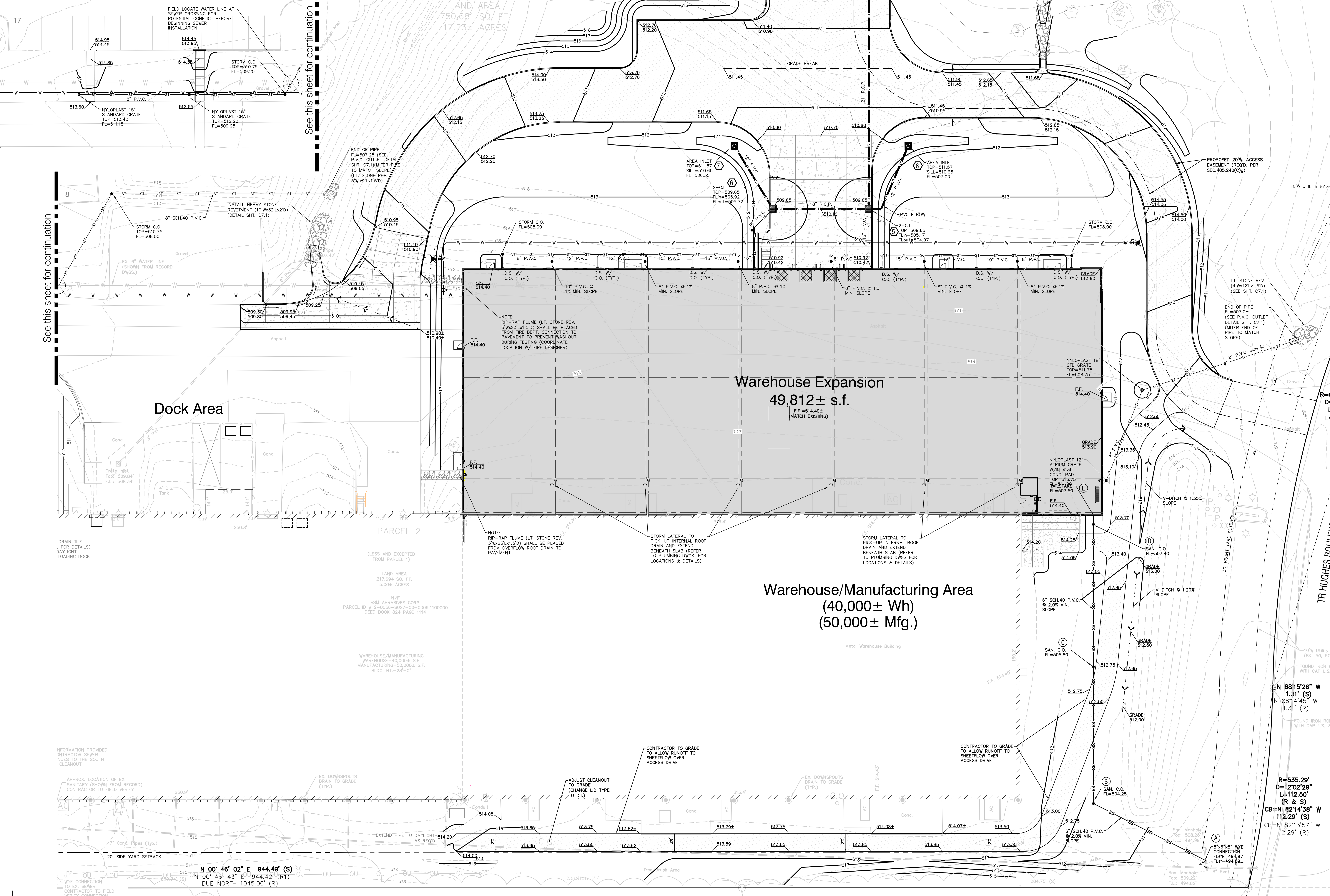


PARCEL 1 N/F VSM ABRASIVES CORP. PARCEL ID # 0056-5027-00-0009.1100000 DEED BOOK 1657 PAGE 0885

LOT A LAND AREA 750,681 SQ. FT. 17.23± ACRES

See this sheet for continuation

See this sheet for continuation



Dock Area

Warehouse Expansion 49,812± s.f. F.F.=514.40± (MATCH EXISTING)

Warehouse/Manufacturing Area (40,000± Wh) (50,000± Mfg.)

DRAIN TILE FOR DETAILS DAYLIGHT LOADING DOCK

PARCEL 2 (LESS AND EXCEPTED FROM PARCEL 1) LAND AREA 217,894 SQ. FT. 5.00± ACRES

N/F VSM ABRASIVES CORP. PARCEL ID # 2-0056-5027-00-0009.1100000 DEED BOOK 824 PAGE 1114

WAREHOUSE/MANUFACTURING WAREHOUSE=40,000± S.F. MANUFACTURING=50,000± S.F. BLDG. HT.=28'-0"

INFORMATION PROVIDED CONTRACTOR TO FIELD VERIFY

APPROX. LOCATION OF EX. SANITARY (SHOWN FROM RECORD) CONTRACTOR TO FIELD VERIFY

EX. DOWNSPOUTS DRAIN TO GRADE (TYP.)

ADJUST CLEANOUT TO GRADE (CHANGE LID TYPE TO 0.1)

CONTRACTOR TO GRADE TO ALLOW RUNOFF TO SHEETFLOW OVER ACCESS DRIVE

CONTRACTOR TO GRADE TO ALLOW RUNOFF TO SHEETFLOW OVER ACCESS DRIVE

N 00° 46' 02" E 944.48' (S) N 00° 46' 43" E 944.42' (RT) DUE NORTH 1045.00' (R)

R=635.29' D=12'02'29" L=112.50' (R & S) CB=N 82°14'38" W 112.29' (S) CB=N 82°13'57" W 112.29' (R)

8" SCH. 40 WYE CONNECTION FL=494.97 FL=494.89±