215 LOTS (SINGLE FAMILY) BUILDING LINE SETBACK 25'

SIDE YARD SETBACK 6'

REAR YARD SETBACK 15'

MINIMUM LOT WIDTH - 52'

MINIMUM LOT SIZE - 5720 SQ.FT.

VILLAGE D (R-1)

BUILDING LINE SETBACK - 25'

MINIMUM LOT SIZE - 8,640 SQ.FT.

AVERAGE LOT SIZE - 14,313 SQ.FT.

(EXCLUDES R.O.W. & COMMON GROUND)

SMALLEST LOT SIZE SHOWN - 8,700 SQ.FT.

114 LOTS (SINGLE FAMILY)

SIDE YARD SETBACK - 6'

MINIMUM LOT WOTH - 72'

VILLAGE F (R-1)

BUILDING LINE SETBACK - 25'

MINIMUM LOT SIZE - 15,000 SQ.FT.

POOL / BATHHOUSE

PARKING CALCULATIONS

AVERAGE LOT SIZE - 32,128 SQ.FT.

(EXCLUDES R.O.W. & COMMON GROUND)

SMALLEST LOT SIZE SHOWN - 15,000 SQ.FT.

1 PARKING SPACE / 10 UNITS

794 LOTS = 80 PARKING SPACES REQUIRED

= 83 PARKING SPACES PROVIDED

B1 LOTS (SINGLE FAMILY)

SIDE YARD SETBACK - 6'

MINIMUM LOT WIDTH - 100'

REAR YARD SETBACK 15'

REAR YARD SETBACK 15'

AVERAGE LOT SIZE - 8,368 SQ.FT.

(EXCLUDES R.O.W. & COMMON GROUND)

SMALLEST LOT SIZE SHOWN - 6,300 SQ.FT.

117 LOTS (SINGLE FAMILY) BUILDING LINE SETBACK - 25' SIDE YARD SETBACK - 6' REAR YARD SETBACK 15' MINIMUM LOT WIDTH - 62' MINIMUM LOT SIZE - 6820 SQ.FT. AVERAGE LOT SIZE - 10,496 SQ.FT. (EXCLUDES R.O.W. & COMMON GROUND) SMALLEST LOT SIZE SHOWN - 7,035 SQ.FT.

AVERAGE LOT SIZE - 5,941 SQ.FT.

(EXCLUDES R.O.W. & COMMON GROUND)

SMALLEST LOT SIZE SHOWN - 4,088 SQ.FT.

102 LOTS (SINGLE FAMILY) BUILDING LINE SETBACK - 25' SIDE YARD SETBACK - 6' REAR YARD SETBACK 15' MINIMUM LOT WIDTH - 85' MINIMUM LOT SIZE - 10,625 SQ.FT. AVERAGE LOT SIZE - 20,384 SQ.FT. (EXCLUDES R.O.W. & COMMON GROUND) SMALLEST LOT SIZE SHOWN - 10,625 SQ.FT.

AMENITIES SWIMMING POOL BATH HOUSE 2 - SPORTS COURTS 60'x120' MIN. 3 - PAVILLIONS 30'x30' W/ BBQ GRILLS & TABLES 3 - HORSESHOES PIT AREAS 5 - TOTLOT PLAYGROUNDS (AGES 2 - 5)

1 - FOOTBRIDGE AND PEDESTRIAN TRAILS BIKE RACKS AT ALL PAVILLION & SPORTS COURTS

2. THIS TRACT IS IN AND SERVED BY -DUCKETT CREEK SANITARY DISTRICT PUBLIC WATER SUPPLY DISTRICT NO. 2 OF ST. CHARLES COUNTY CUIVRE RIVER ELECTRIC COOPERATIVE

CENTURY TEL ST. CHARLES GAS CO WENTZVILLE FIRE PROTECTION DISTRICT & NEW MELLE FIRE PROTECTION DISTRICT WENTZVILLE SCHOOL DISTRICT O'FALLON POST OFFICE

3. STREETS SHALL BE BUILT PER CITY OF O'FALLON SPECIFICATIONS

4. ALL DRIVEWAYS SHALL ACCESS INTERIOR STREETS WITH THE EXCEPTION OF THE FOUR CUSTOM LOTS THAT ACCESS DIEHR ROAD.

5. GRADING SHALL BE PER CITY OF O'FALLON STANDARDS 6. STREET TREES, LANDSCAPING, STREET LIGHTS AND SIDEWALKS SHALL

BE PER CITY OF O'FALLON STANDARDS 7. UNDERGROUND FACILITY STRUCTURES AND UTILITIES HAVE BEEN PLOTTED FROM AVAILABLE SURVEYS AND RECORDED INFORMATION AND, THEREFORE, THEIR LOCATIONS MUST BE CONSIDERED APPROXIMATE ONLY.

VERIFICATION OF LOCATION OF ALL UNDERGROUND STRUCTURES AND

FACILITIES EITHER SHOWN OR NOT SHOWN ON THESE PLANS, SHALL BE THE

RESPONSIBILITY OF THE CONTRACTOR. 8. THE TOPOGRAPHIC SURVEY IS FROM FIRM DATUM

9. THIS PROJECT IS IN COMPLIANCE WITH ARTICLE 26 OF THE CITY OF O'FALLON ZONING CODE.

10. ALL SIDEWALKS AND TRAILS SHALL BE 4' WIDE MINIMUM.

HOMEOWNERS ASSOCIATION.

12. A PORTION OF THIS SITE IS IN THE 100 YEAR FLOOD AS SHOWN ON FIRM MAP PANEL NUMBERS 29183C0215E & 29183C0220E, DATED MARCH 17, 2003 AND FIRM MAP PANEL NUMBERS 29183C0405E & 29183C04100E DATED AUGUST 2, 1996.

13. WETLAND EVALUATIONS HAVE BEEN DETERMINED AND SHALL BE FORWARDED TO THE CITY.

14. PROPOSED LIGHT STANDARDS SHALL BE 16" TALL.

15. THE PROPOSED UTILITIES AND SEWERS SHALL BE COVERED BY EASEMENTS GRANTED TO THE APPROPRIATE UTILITY COMPANIES AND

 COVENANTS & RESTRICTIONS WILL BE SIMILAR TO HOMEFIELD. (Book 2333, Page 79 Amended Book 2474, Page 1951)

17. THE DEVELOPER SHALL OBTAIN ALL NECESSARY PERMITS AND APPROVALS FROM THE DEPT. OF NATURAL RESOURCES AND THE ARMY CORPS OF ENGINEERS PRIOR TO DEVELOPMENT

18. ALL ENTRANCE MONUMENTS AND LOCATIONS MUST BE APPROVED SEPARATELY IN ACCORDANCE WITH THE CITY'S SIGN CODE.

19. THE DEVELOPER WILL PROVIDE THE APPROPRIATE APPROVALS FROM DNR AND COE FOR THIS DEVELOPMENTS IMPACT ON THE EXISTING CREEK.

20. NO PORTION OF THE DWELLINGS, INCLUDING THE FOOTING AND ROOF OVERHANG, SHALL ENCROACH INTO THE FIVE (5) FOOT SETBACK/EASEMENT IN ORDER TO MEET BUILDING AND FIRE DEPARTMENT REQUIREMENTS.

21, A SEPARATE SITE PLAN SUBMITTAL WILL BE PROVIDED FOR THE COMMON GROUND AMENITIES SUCH AS BUILDING ELEVATIONS, LANDSCAPING, ETC.

22. A 60' WIDE DRAINAGE EASEMENT IS TO BE CENTERED ALONG THE CENTERLINE OF THE EXISTING DRAINAGE DITCH AND WILL BE SHOWN ON THE RECORD PLAT. AREA WITHIN THIS EASEMENT IS TO REMAIN UNDISTURBED.

23. UNLESS NOTED OTHERWISE, ALL EXISTING STRUCTURES AND IMPROVEMENTS ARE TO BE REMOVED. 24. PRIOR TO THE ISSUANCE OF BUILDING PERMITS FOR MORE THAN 30% OF THE TOTAL UNITS, BUILDING PERMITS FOR ALL OF THE RECREATIONAL AMENITITES SHALL BE PULLED. PRIOR TO

AMENITIES SHALL BE OPEN FOR USE. 25. ADDITIONAL RIGHT OF WAY IS BEING DEDICATED TO PROVIDE THE EXISTING DIEHR ROAD WITH A R.O.W. WIDTH OF 80'

26. ENTRANCE AND ALL IMPROVEMENTS WITHIN HIGHWAY N RIGHT-OF-WAY (INCLUDING ANY ADDITIONAL R.O.W. DEDICATION REQUIRED) WILL BE COORDINATED WITH AND APPROVED BY MODOT. A 10' WIDE UTILITY EASEMENT SHALL BE PROVIDED ALONG DEDICATED HIGHWAY N ROW.

THE ISSUANCE OF BUILDING PERMITS FOR 40% OF THE TOTAL UNITS, ALL RECREATIONAL

27. AN INTERNAL STREET LOOP WILL BE PROVIDED WITH THE FIRST PHASE OF DEVELOPMENT FOR BUS TRAFFIC

28. PROPOSED PEDESTRIAN FOOTBRIDGE DETAIL WILL BE PROVIDED WITH COMMON GROUND & AMENITIES PLANS 29. THIS DEVELOPMENT WILL PROVIDE A STORM WATER SYSTEM THAT INSURES THAT THE RATE OF FLOW OF STORM WATER RUNOFF DISCHARGE FROM THE SITE AFTER DEVELOPMENT DOES NOT

DESIGNATED STORM EVENT BEFORE DEVELOPMENT. 30. FENCING ALONG THE REAR OF LOTS ADJACENT TO THE COLLECTOR AND ARTERIAL RIGHTS-OF-WAY SHALL BE WHITE-VINYL FENCE REGULATED BY THE CO&R'S OF THE SUBDIVISION

EXCEED THE RATE OF FLOW OF STORM WATER RUNOFF DISCHARGED FROM THE SITE FOR THE

31. STREETS "WYNDGATE RIDGE DRIVE" AND "PAUL RENAUD BLVD." ARE TO HAVE STREET TREES PLANTED AT A SPACING OF 30'± FROM CENTER TO CENTER. ALL LOTS BACKING STREETS "WYNDGATE RIDGE DRIVE" AND "PAUL RENAUD BLVD." ARE TO BE LIMITED TO ONE FENCE STYLE DESIGNATED BY THE

32. AS PART OF THE SALES CONTRACTS FOR LOTS WITH FLOODWAY AND UNDISTURBED DRAINAGE EASEMENTS ON THEM, THE PURCHASER MUST SIGN AN ACKNOWLEDGEMENT STATING THAT MAINTENANCE OF THAT UNDISTURBED AREA, DRAINAGE WAY AND/OR CREEK WILL BE THE HOME OWNER'S RESPONSIBILITY (LOTS 749, 760, 761, 779, 780,

33. A 10' WIDE NO-GRADE ZONE SHALL BE MAINTAINED BETWEEN VILLAGE A AND ADJACENT LOTS TO THE WEST. ANY EXISTING TREES DESTROYED IN THIS BUFFER SHALL BE REPLACED WITH A THREE (3) INCH CALIPER DECIDUOUS TREE.

34. ALL AMENITIES SHALL BE HANDICAPPED ACCESSIBLE WITH PROPER NUMBER OF PARKING SPACES PROVIDED.

35. THE BIKE PATH ALONG HIGHWAY N SHALL BE CONSTRUCTED IN CONJUNCTION WITH THE SUBDIVISION CONSTRUCTION.

36. STREETS "WYNDGATE RIDGE DRIVE" AND "PAUL RENAUD BLVD." SHALL BE DESIGNED TO MEET OR EXCEED CITY OF O'FALLON COLLECTOR ROAD STANDARDS AND SPECIFICATIONS. THE DESIGN SPEED FOR STREET "PAUL RENAUD BLVD." SHALL BE 35 M.P.H. AND THE POSTED SPEED SHALL BE 30 M.P.H.

TREE PRESERVATION

Existing trees = 256.6 Acres
Trees Saved = 141.2 Acres = 55% of trees saved Per ordinance, no trees need to be replaced.

STREET TREES

1 tree shall be provided for every lot street frontage. (corner lots shall require additional trees for each street adjoining it.)

Corner lots fronting two streets = 118 additional trees Corner lots fronting three streets = 7 additional trees Collector Road trees (30' spacing) = 375 additional trees

Total trees required = 1294 trees

REVEGETATION SCHEDULE

Seeding Rates: Permanent:

Tall Fescue - 30 lbs./ac.

Smooth Brome - 20 lbs./oc. Combined: Fescue @ 15 lbs./ac. and Brome @ 10 lbs./ac.

Wheat or Rye - 150 lbs./oc. (3.5 lbs. per square foot)
Oats - 120 lbs./oc. (2.75 lbs. per square foot)

Seeding Periods:

Fescue or Brome - March 1 to June 1 August 1 to October

Wheat or Rye - March 15 to November 1 - March 15 to September 15

Mulch rates: 100 lbs. per 1,000 sq. ft. (4,356 lbs. per acre)

Fertilizer rates: Nitrogen 30 lbs./oc. Phosphate 30 lbs./ac. Potassium 30 lbs./ac. Lime 600 lbs./oc. ENM\*

\*ENM = effective neutralizing material as per State evaluation of quarried rock.

37. ALL 26' MDE STREETS SHALL HAVE THE MINIMUM CENTERLINE RADIUS OF 150'.

38. THE EXISTING LAKE SHALL REACH A MINIMUM DEPTH OF TEN (10) FEET AT THE TIME IT IS TURNED OVER TO THE HOMEOWNERS ASSOCIATION AT THE END OF CONSTRUCTION.

39. HANDICAPPED ACCESSIBLE PARKING SPACES HAVE BEEN PROVIDED IN ACCORDANCE WITH ADA GUIDELINES.

HANDICAPPED ACCESSIBLE PARKING SPACES REQUIRED PER CITY OF O'FALLON ZONING CODE ARTICLE XII, SECTION 400.475, Bo.:

A. POOL/BATHHOUSE: 84 PARKING SPACES TOTAL 4 H.C. PARKING SPACES REQUIRED

4 H.C. PARKING SPACES PROVIDED B. LAKESIDE AMENITIES: 16 PARKING SPACES TOTAL 1 H.C. PARKING SPACE REQUIRED

1 H.C. PARKING SPACE PROVIDED 40. DRIVEWAY LOCATIONS SHALL NOT INTERFERE WITH THE SIDEWALK HANDICAP RAMPS

41. ANY PROPOSED PAVILIONS OR PLAYGROUND AREAS WILL NEED A SEPARATE PERMIT FROM THE BUILDING DEPARTMENT

42. FOR SEDIMENT AND SILTATION CONTROL MEASURES, SEE PREVIOUSLY APPROVED ROUGH GRADING PLANS

43. ALL SIGN POST AND BACKS AND BRACKET ARMS SHALL BE PAINTED BLACK USING CARBOLINE RUSTBOND PENETRATING SEALER SG AND CARBOLINE 13HB PAINT

(OR EQUIVALENT AS APPROVED BY THE CITY AND MODOT). 44. DEVELOPER TO PROVIDE CITY CONSTRUCTION INSPECTORS WITH SOIL REPORTS PRIOR TO OR

DURING SITE SOIL TESTING. 45. ALL SIGN LOCATIONS AND SIZES MUST BE APPROVED BY SEPARATELY THROUGH THE PLANNING DIVISION.

46. NO BUILDING PERMITS WILL BE ISSUED FOR LOTS WITHIN THE EXISTING 100-YEAR FLOODPLAIN

UNTIL THE CITY RECEIVES THE LOMR FORM FEMA. 47. ALL UTILITIES SHALL BE UNDERGROUND

48. A SOILS ENGINEER SHALL DETERMINE THE METHOD OF REVEGETATION OF AREAS DISTURBED BY CONSTRUCTION OF THE IMPROVEMENTS ON THESE PLANS IN THE DRAINAGE EASEMENT.

49. ALL PAVING TO BE IN ACCORDANCE WITH CT. CHARLES COUNTY STANDARDS AND SPECIFICATIONS EXCEPT AS MODIFIED BY THE CITY OF O'FALLON ORDINANCES.

50. DRIVEWAY LOCATIONS SHALL NOT INTERFERE WITH THE SIDEWALK HANDICAP RAMPS.

51. SIDEWALKS, CURB RAMPS, RAMP AND ACCESSIBLE PARKING SPACES SHALL BE CONSTRUCTED IN ACCORDANCE WITH THE CURRENT APPROVED "AMERICAN WITH DISABILITIES ACT ACCESSIBILITY GUIDELINES" (ADAAG) ALONG WITH THE REQUIRED GRADES, CONSTRUCTION MATERIALS, SPECIFICATIONS AND SIGNAGE. IF ANY CONFLICT OCCURS BETWEEN THE ABOVE INFORMATION AND THE PLANS, THE ADAAC GUIDELINES SHALL TAKE PRECEDENCE AND THE CONTRACTOR PRIOR TO ANY CONSTRUCTION SHALL NOTIFY THE PROJECT ENGINEER.

52. CITY APPROVAL OF THE CONSTRUCTION SITE PLANS DOES NOT MEAN THAT SINGLE FAMILY AND TWO FAMILY DWELLING UNITS CAN BE CONSTRUCTED ON THE LOTS WITHOUT MEETING THE BUILDING SETBACKS AS REQUIRED BY THE ZONING CODE.

53. THE CONTRACTOR SHALL ASSUME COMPLETE RESPONSIBILITY FOR CONTROLLING ALL SILTATION AND EROSION OF THE PROJECT AREA. THE CONTRACTOR SHALL USE WHATEVER MEANS NECESSARY TO CONTROL EROSION AND SILTATION INCLUDING, BUT NOT LIMITED TO STAKED STRAW BALES AND/OR SILTATION FABRIC FENCES (POSSIBLE METHODS OF CONTROL ARE DETAILED IN THE PLAN). CONTROL SHALL COMMENCE WITH GRADING AND BE MAINTAINED THROUGHOUT THE PROJECT UNTIL ACCEPTANCE OF THE WORK BY THE OWNER AND/OR THE CITY OF O'FALLON AND/OR MODOT MAY AT THEIR OPTION DIRECT THE CONTRACTOR IN HIS METHODS AS DEEMED FIT TO PROTECT PROPERTY AND IMPROVEMENTS. ANY DEPOSITING OF SILT OR MUD ON NEW OR EXISTING PAVEMENT SHALL BE REMOVED IMMEDIATELY. ANY DEPOSITING OF SILTS OR MUD IN NEW OR EXISTING STORM SEWERS OR SWALES SHALL BE REMOVED AFTER EACH RAIN AND AFFECTED AREAS CLEANED TO THE SATISFACTION OF THE OWNER AND/OR THE CITY OF O'FALLON AND/OR MODOT.

54. ALL FILL PLACED UNDER PROPOSED STORM AND SANITARY SEWER, PROPOSED ROADS, AND/OR PAVED AREAS SHALL BE COMPACTED TO 90% OF MAXIMUM DENSITY AS DETERMINED BY THE STANDRAD PROCTOR TEST AASHTO T-99. ALL FILL PLACED IN PROPOSED ROADS SHALL BE COMPACTED FROM THE BOTTOM OF THE FILL UP. ALL TESTS SHALL BE VERIFIED BY A SOILS ENGINEER CONCURRENT WITH GRADING AND BACKFILLING OPERATIONS. ENSURE THE MOISTURE CONTENT OF THE SOIL IN FILL AREAS IS TO CORRESPOND TO THE COMPACTIVE EFFORT AS DEFINED BY THE STANDARD OR MODIFIED PROCTOR TEST. OPTIMUM MOISTURE CONTENT SHALL BE DETERMINED USING THE SAME TEST THAT WAS USED FOR COMPACTION. SOIL COMPACTION CURVES SHALL BE SUBMITTED TO THE CITY OF O'FALLON PRIOR TO THE PLACEMENT OF FILL. PROOF ROLLING MAY BE REQUIRED TO VERIFY SOIL STABILITY AT THE DISCRETION OF THE CITY OF O'FALLON.

55. ENTIRE SITE IS STILL UNDER INVESTIGATION BY THE DEVELOPER'S SOILS CONSULTANT FOR SINKHOLES THAT MAY BE ON THE PROPERTY. THE RESULTING REMEDIATION OF DISCOVERED SINKHOLES WILL BE ADDRESSED BY THE SOILS CONSULTANT ON A SEPARATE SET OF PLANS. THE FINAL RESULTS OF THE SITE INVESTIGATION AND REMEDIATION WILL BE PLACED IN THE CITY'S FILES FOR THIS DEVELOPMENT.

56. COPIES OF THE DOCUMENTATION TO THE CORPS OF ENGINEERS FOR THE PRESERVED WETLANDS AREA AS SHOWN ON THE PLANS WILL BE SUPPLIED TO THE CITY WHEN PREPARED.

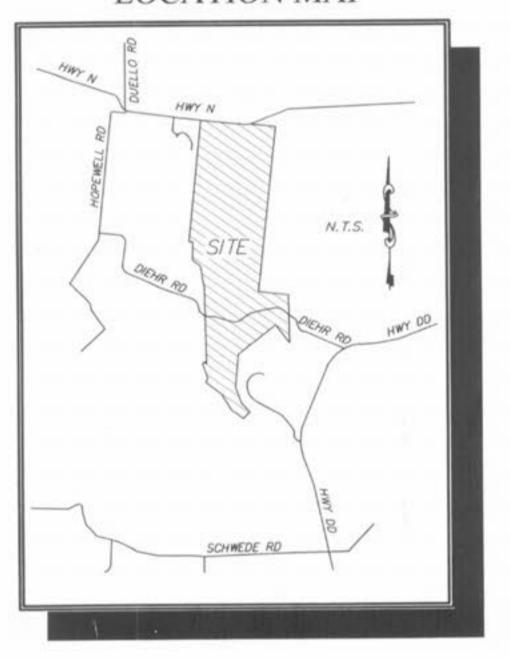
57. ALL MONUMENTS AND FENCES ARE BY SEPARATE PERMIT.

# IMPROVEMENT PLANS

794 LOTS)

TRACTS OF LAND BEING PART OF FRACTIONAL SECTIONS 16 & 17, AND U.S. SURVEYS 61 & 417, TOWNSHIP 46 NORTH, RANGE 2 EAST, ST. CHARLES COUNTY, MISSOURI

## LOCATION MAP



2/17/06 File COPY MI I IIIO I LED ABK



MoDOT LOCATOR: 314-340-4100

——— Sanitary Sewer (Proposed)

—O= Sanitary Sewer (Existing)

- -- Storm Sewer (Proposed)

=== Storm Sewer (Existing)

-8"

Water Line & Size

■ Size

-EX W- Existing water line

18 Lot or Building Number

- x - Existing Fence Line

Existing Tree Line

---- Existing Contour

Proposed Contour

- End of Lateral

→ Proposed Swale

Asphalt Pavement

Concrete Pavement

Rip-Rap

Street Sign

- De & Valve

源 Hydrant

E- Cap

### PROJECT BENCH MARK U.S.G.S. BENCH MARK At Dardenne T.46N., R.2E. Near Approx. Corner Sections 1, 2, 11 & 12, 31" north & 20" west of crassroads, 49' south of S.E. corner of Catholic Church,

2.0' north of sidewalk & in a concrete post standard

tablet stamped "TT" 60C 1936 616".

Elev. 616.50

	IECEND				115E-120E	VILLAGE "E" DRAINAGE AREA MAP	SES
LEGEND					121E-124E	VILLAGE "E" WATER LAYOUT	
	0				125E-126E	VILLAGE "E" DETENTION BASIN	
d)	(M.H.)	Sanitary Structure	R.C.P.	Reinforced Concrete Pipe	127E	VILLAGE "E" AUTUMN PARK/SPRING PARK REC. AREAS	
)	(30)	Storm Structure	C.M.P.	Corrugated Metal Pipe	128E	VILLAGE "E" MBR LANDSCAPING PLAN	
	•	Test Hole	C.I.P.	Cast Iron Pipe	129E-130E	VILLAGE "E" LANDSCAPING PLAN	
	P	Power Pole	P.V.C.	Polyvinyl Chloride	131F	VILLAGE "F" COVER SHEET	
	DLP	Light Standard	V.C.P.	Vitrified Clay Pipe	132F-136F	VILLAGE "F" SITE PLAN	
	00	Double Water Meter Setting			137F-139F	VILLAGE "F" GRADING PLAN	
	0	Single Water Meter Setting	C.O.	Clean Out	140F-141F	VILLAGE "F" STREET PROFILES	
	C.I.	Curb Inlet	V. T.	Vent Trap	142F-143F	VILLAGE "F" DIEHR RD. ENTRANCE DETAILS	
	S.C.I.	Skewed Curb Inlet	T.B.R.	To Be Removed	144F-146F	VILLAGE "F" SANITARY SEWER PROFILES	
	D.C.1	Double Curb Inlet	T.B.R.&R	To Be Removed & Relocated	147F	VILLAGE "F" LIFT STATION SITE PLAN	
	G.1.	Grate Inlet	T.B.P.	To Be Protected		VILLAGE "F" LIFT STATION DETAILS	
	A.I.	Area Inlet	T.B.A.	To Be Abandoned	148F-149F		2
	D.A.I.	Double Area Inlet	B.C.	Base Of Curb	150F-151F	VILLAGE "F" STORM SEWER PROFILES	03
	C.C.	Concrete Collar	T. C.	Top Of Curb	152F-154F		32
	F.E. 5.	Flared End Section	T.W.	Top Of Wall	155F-157F	VILLAGE "F" WATER LAYOUT	
	E.P.	End Pipe	B.W.	Base Of Wall	158F	VILLAGE "F" DETENTION BASIN	0
	E.O.	Energy Dissipater	(TYP)	Typical	159F	VILLAGE I RETAINING WALLS	Z
	м.н.	Manhole	U.N.O.	Unless Noted Otherwise	160F	VILLAGE F LANDSCAFING FLAN	N
	C.P.	Concrete Pipe	U.I.P.	Use in Place	161-164	TRAFFIC CONTROL PLANS	8
	S.A.S	Sinkhole Access Structure	$\triangle$	Yield Sign	165-174B		Р

96E-99E

100E-103E

104E-106E

109E-111E

112E-114E

107E

108E

## WYNDGATE

DRAWING INDEX Description COVER SHEET GENERAL NOTES & REVISION BLOCK SITE MAP **EROSION CONTROL PLANS** EROSION DETAIL VILLAGE "A" COVER SHEET VILLAGE "A" SITE PLAN 11A-13A VILLAGE "A" GRADING PLAN 14A-16A VILLAGE "A" STREET PROFILES 17A VILLAGE "A" SANITARY SEWER PROFILES 18A-19A VILLAGE "A" STORM SEWER PROFILES 20A-21A VILLAGE "A" DRAINAGE AREA MAP 22A-25A VILLAGE "A" WATER LAYOUT 26A-28A VILLAGE "A" DETENTION BASIN 29A VILLAGE "A" WINTER PARK RECREATION AREA 30A VILLAGE "A" LANDSCAPING PLAN 31A VILLAGE "B" COVER SHEET 32B VILLAGE "B" SITE PLAN 33B-35B VILLAGE "B" GRADING PLAN 36B-38B VILLAGE "B" STREET PROFILES 39B-41B VILLAGE "B" SANITARY SEWER PROFILES 42B-44B VILLAGE "B" STORM SEWER PROFILES 45B-47B VILLAGE "B" DRAINAGE AREA MAP 48B-51B VILLAGE "B" WATER LAYOUT 52B-54B VILLAGE "B" TEMP. SCHOOL BUS ACCESS & POOL SITE 55B VILLAGE "B" SUMMER PARK POOL SITE 56B VILLAGE "B" LANDSCAPING PLAN 57B VILLAGE "C" COVER SHEET 58C VILLAGE "C" SITE PLAN 59C-60C VILLAGE "C" GRADING PLAN 61C-62C VILLAGE "C" STREET PROFILES 63C-64C VILLAGE "C" SANITARY SEWER PROFILES 65C-66C VILLAGE "C" STORM SEWER PROFILES 67C-68C VILLAGE "C" DRAINAGE AREA MAP 69C-70C VILLAGE "C" WATER LAYOUT 71C-72C VILLAGE "C" LANDSCAPING PLAN 73C VILLAGE "D" COVER SHEET 74D VILLAGE "D" SITE PLAN 75D-77D VILLAGE "D" GRADING PLAN 78D-80D VILLAGE "D" STREET PROFILES 81D-82D VILLAGE "D" SANITARY SEWER PROFILES 83D-84D VILLAGE "D" STORM SEWER PROFILES 85D-86D VILLAGE "D" DRAINAGE AREA MAP 87D-89D PECENTER VILLAGE "D" WATER LAYOUT 90D-92D FEB 1 6 2006 VILLAGE "D" RETAINING WALLS 93D VILLAGE "D" LANDSCAPING PLAN 94D VILLAGE "E" COVER SHEET

VILLAGE "E" SITE PLAN

VILLAGE "E" GRADING PLAN

VILLAGE "E" STREET PROFILES

VILLAGE "E" DIEHR RD. ENTRANCE DETAIL

VILLAGE "E" SIGHT DISTANCE EXHIBIT

VILLAGE "E" STORM SEWER PROFILES

VILLAGE "E" SANITARY SEWER PROFILES

S

PICK PICK

7 S

PPE S K K K K K K K K K 

ENGINEERS AUTHENTICATION The responsibility for professions engineering liability on this project is hereby limited to the set of plans authenticated 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 PICKETTI RAY W. SILVER, INC NUMBER: E-16146 1/3/06

DRAWN DATE 6-29-04 DATE CHECKED D. W.D. 6-29-04 PROJECT # 01267.SUPO.02R FIELD

> WYNDGATE - PHASE 1 COVER SHEET

BOOK

C) Copyright 2004 by Pickett, Roy & Silver Inc.

TASK # 2