

WATER SYSTEM DISTRIBUTION PLAN VILLAGE GREENS

A TRACT OF LAND BEING PART OF THE SOUTHEAST QUARTER,
OF SECTION 36, TOWNSHIP 42 NORTH, RANGE, 1 WEST, IN THE
VILLAGE OF PARKWAY, FRANKLIN COUNTY, MISSOURI

OWNER/DEVELOPER: JAY RICE
800 A PLAZA DR
ST. CLAIR, MISSOURI 63077
SURVEYOR/ENGINEER: WUNDERLICH SURVEYING & ENGINEERING, INC.
20 SOUTH CHURCH STREET
P.O. BOX 536
UNION, MISSOURI 63068

TOTAL ACRAGE: 26.9 ACRES
PROPOSED NO. OF LOTS: 73 LOTS
BUILDING SETBACK REQUIREMENTS:
FRONT YARD 25'
SIDE YARD 10'
REAR YARD 25'

UTILITIES:
ELECTRIC: AMERICAN
GAS: MISSOURI NATURAL GAS
SEWER: VILLAGE OF PARKWAY
TELEPHONE: SOUTHWESTERN BELL
UTILITY LOCATE: 1-800-96-RISE
(344-7483)

CONSTRUCTION NOTES:

- 1) UNDERGROUND FACILITIES, STRUCTURES, AND UTILITIES HAVE BEEN PLOTTED FROM AVAILABLE RECORDS. THEREFORE, THE RELATIONSHIP BETWEEN PROPOSED WORK AND EXISTING FACILITIES, STRUCTURES, AND UTILITIES MUST BE CONSIDERED APPROXIMATE AND IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO DETERMINE THEIR EXACT LOCATION AND THE EXISTENCE OF ANY UTILITY NOT SHOWN. ALL UTILITIES SHALL BE LOCATED BOTH HORIZONTALLY AND VERTICALLY TO INSURE CLEARANCE/COVER OF ANY PROPOSED GRADING, SEWER, TRENCHES, ETC. PRIOR TO CONSTRUCTION. UTILITY COMPANIES REPRESENTATIVES SHALL BE ON SITE DURING SUCH TIMES THAT EXCAVATION IS TAKING PLACE IN THE VICINITY OF THEIR FACILITIES.
- 2) ALL ELEVATIONS ARE BASED ON USGS DATUM.
- 3) BOUNDARY INFORMATION PROVIDED BY WUNDERLICH SURVEYING & ENGINEERING, INC.
- 4) CONTOURS BASED ON USGS DATUM.
- 5) ALL EXCAVATIONS, WHETHER THEY BE UTILITY TRENCHES, BASEMENT EXCAVATIONS, OR FOOTING EXCAVATIONS, SHALL BE CONSTRUCTED IN ACCORDANCE WITH THE LATEST OCCUPATIONAL SAFETY AND HEALTH ADMINISTRATION (OSHA) CONSTRUCTION STANDARDS FOR EXCAVATIONS.
- 6) PRIOR TO BEGINNING ANY WORK ON THE SITE, THE CONTRACTOR SHALL CONTACT THE OFFICE OF THE DEVELOPER FOR SPECIFIC INSTRUCTIONS RELEVANT TO THE SEQUENCING OF WORK.
- 7) ALL WORK MUST BE PERFORMED WITHIN EXISTING OR ACQUIRED EASEMENTS, AGENCY APPROVAL OF THESE PLANS DOES NOT AUTHORIZE OR CONDUCE WORK OUTSIDE OF THE EASEMENTS.
- 8) ALL CONSTRUCTION METHODS AND MATERIAL SHALL CONFORM TO THE CURRENT STANDARDS AND SPECIFICATIONS OF THE VILLAGE OF PARKWAY, MISSOURI, IN THE ABSENCE OF ANY APPLICABLE LOCAL STANDARDS, THE REQUIREMENTS SET FORTH HEREON SHALL GOVERN.
- 9) SLOSION AND EROSION CONTROL DEVICES SHALL BE INSTALLED PRIOR TO ANY GRADING OPERATIONS AND SHALL BE INSPECTED AND MAINTAINED ON A REGULAR BASIS UNTIL SUFFICIENT VEGETATION HAS BEEN ESTABLISHED ON THE SITE TO PREVENT EROSION.
- 10) ADDITIONAL SLOSION CONTROL MAY BE REQUIRED AS DIRECTED BY THE VILLAGE OF PARKWAY.
- 11) SLOPES ON THIS PROJECT SHALL NOT BE GREATER THAN THREE UNITS HORIZONTAL TO ONE UNIT VERTICAL (1:3). IF CUT AND FILL OPERATIONS OCCUR DURING A SEASON NOT FAVORABLE FOR IMMEDIATE ESTABLISHMENT OF A PERMANENT GRASS COVER, A FAST GERMINATION ANNUAL SUCH AS GRASSES SHALL BE PLANTED.
- 12) THE CONTRACTOR SHALL KEEP EXISTING ROADWAY AND SIDEWALKS CLEAN OF JUNK AND DEBRIS.
- 13) CONSTRUCTION SHALL BE LIMITED TO THE SITE. PARKING FOR CONSTRUCTION EMPLOYEES, PARKING ON A NON-SURFACED AREA IS PROHIBITED.
- 14) ALL TRENCH EXCAVATIONS UNDER PAVED AREAS SHALL BE FULL DEPTH GRANULAR BACKFILL. CONTRACTOR TO CONTACT THE VILLAGE FOR THE APPROPRIATE TYPE AND AMOUNT OF ASPHALTIC SURFACE.

SECTION 1, TOWNSHIP 42 NORTH

SECTION 36, TOWNSHIP 42 NORTH

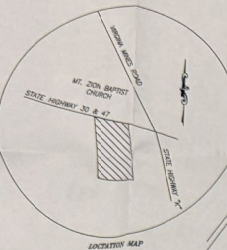
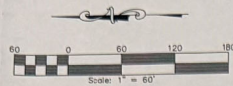
UNINCORPORATED PARKWAY COUNTY

THIS SEAL IS FOR DESIGN OF THE WATER DISTRIBUTION SYSTEM ONLY
AND NOT CONSTRUCTION INSPECTION OR STAKING OUT OF
IMPROVEMENTS

WATER SYSTEM DISTRIBUTION PLANS VILLAGE GREENS

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OF SECTION 36, TOWNSHIP 42 NORTH, RANGE, 1 WEST, IN
THE VILLAGE OF PARKWAY, FRANKLIN COUNTY, MISSOURI

SHEET
13-2046.1
01/22/2011-03
WUNDERLICH
SURVEYING & ENGINEERING, INC.
20 SOUTH CHURCH STREET UNION, MO 63084 (636) 583-8400
C1-6



REV	NO.	DESCRIPTION
1	1	WELL HOUSE
2	2	6" TEE, 2-8" GATE VALVE W/ BOX
3	3	6" 1/4" BEND
4	4	6" 1/2" BEND
5	5	6" 1/2" BEND
6	6	6" TEE, 2-GATE VALVES W/ BOXES
7	7	6" TEE, 2-GATE VALVES W/ BOXES
8	8	6" 1/2" BEND
9	9	6" 1/2" BEND
10	10	6" TEE, 2-GATE VALVES W/ BOXES
11	11	6" 1/4" BEND
12	12	6" 1/4" BEND, GATE VALVE W/ BOX
13	13	6" TEE, FLUSH HORIZONTAL W/ GATE VALVE W/ BOX
14	14	6" TEE, FLUSH HORIZONTAL W/ GATE VALVE W/ BOX
15	15	6" TEE, FLUSH HORIZONTAL
16	16	6" TEE & BEND, GATE VALVE W/ BOX
17	17	6" CAP @ END OF LINE
18	18	6" TEE, FLUSH HORIZONTAL W/ GATE VALVE W/ BOX

ALL WATER LINE APPURTENANCES SHALL BE RESTRAINED AND/OR THURST BLOCCED IN ACCORDANCE WITH THE LATEST AASHTO GUIDELINES. OTHER PLANNED OR MECHANICAL JOINTS MAY BE USED.

LEGEND

MANHOLE NUMBER	MANHOLE
SAVORY SEWER SERVICE CONNECTION	SAVORY SEWER LINE
6" SAVORY SEWER LINE	WATER SERVICE CONNECTION
WATER LINE	WATER LINE APPURTENANCE SEE SCHEDULE
FIRE HYDRANT	TEE

N/F
WALLACE
315/910N/F
250/400N/F
60/950N/F
800/170N/F
BALDWIN
838/170N/F
108/535
221/278N/F
SEARLES
736/913

771/713