

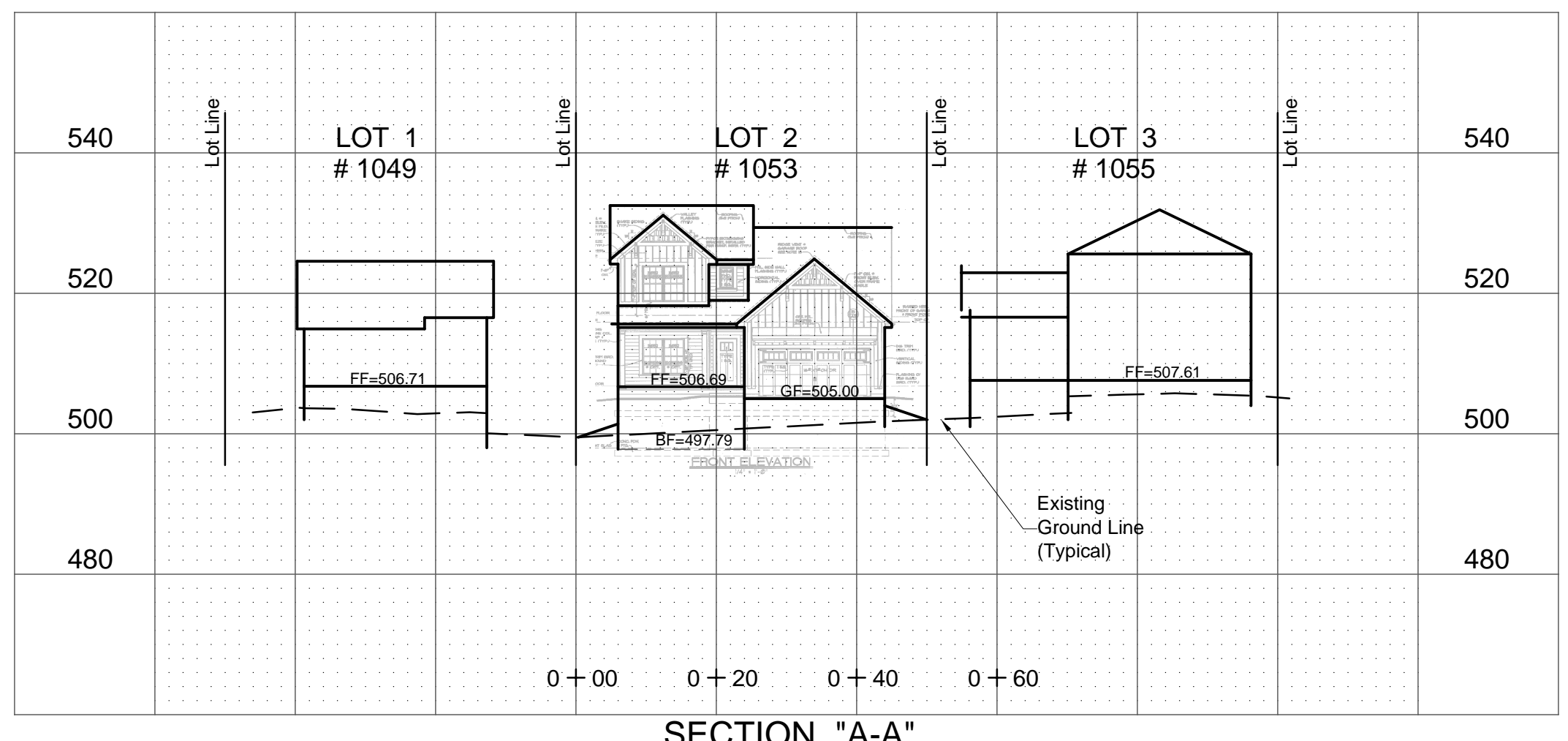
### EXISTING CONDITIONS

existing site coverage 34.67% impervious  
 TOTAL AREA OF PROPERTY = 6,743 s.f. (0.155 Ac.)  
 existing runoff (15 yr., 20 min. storm)

Grass - 4,405 s.f. (0.101 x 1.70) = 0.172 cfs  
 Building/Pavement/Walks - 2,338 s.f. (0.054 x 3.54) = 0.191 cfs  
 0.363 cfs

**STORMWATER MANAGEMENT SUMMARY:**  
 15-yr. 20-min. ONSITE DIFFERENTIAL = 0.020 CFS < 2 CFS  
 -- FLOOD DETENTION IS NOT REQUIRED PER MSD REGULATIONS --  
 AREA OF DISTURBANCE = (5,000 s.f.) 0.115± AC. < 1 AC.  
 -- WATER QUALITY IS NOT REQUIRED PER MSD REGULATIONS --

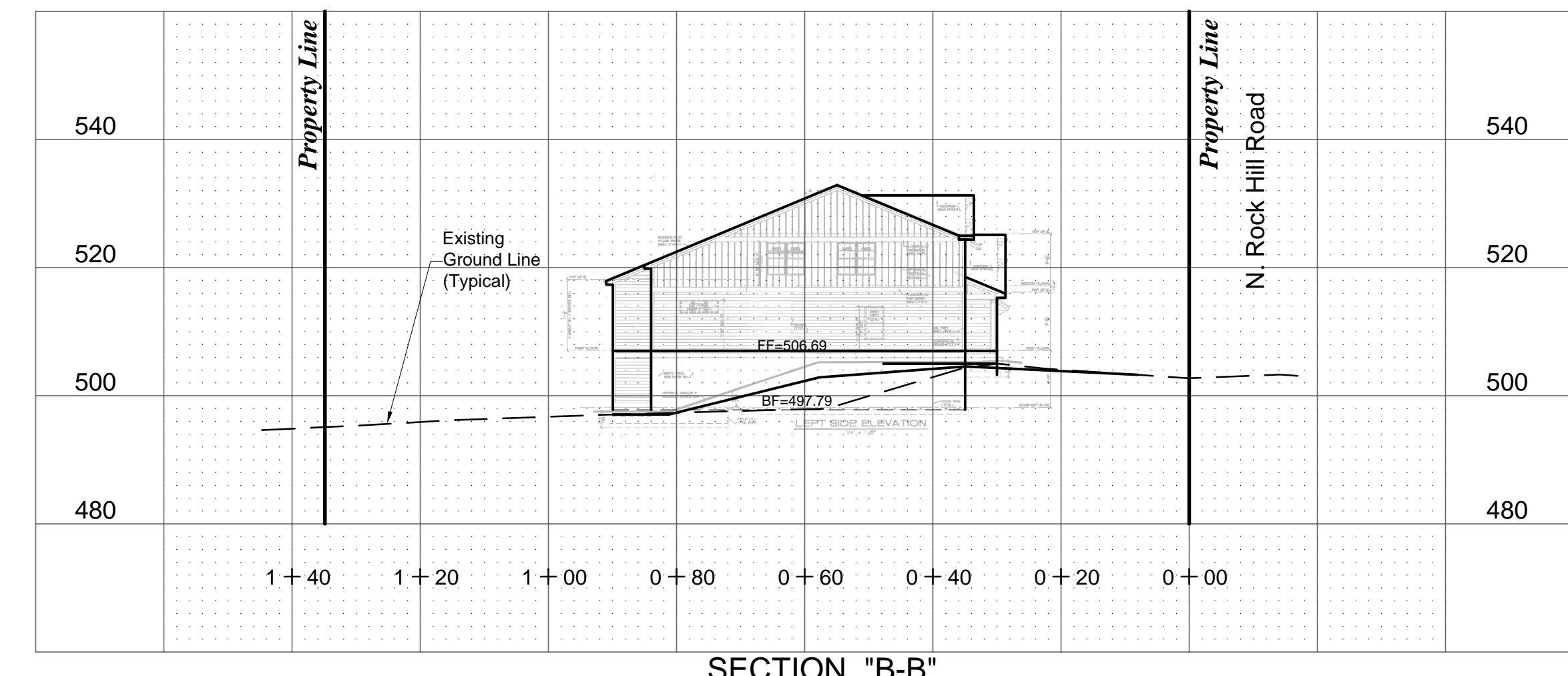
Any future land disturbance and/or increase in impervious area on this site may require additional stormwater management per MSD regulations in place at the time (including total land disturbance and/or imperviousness added on this plan.)



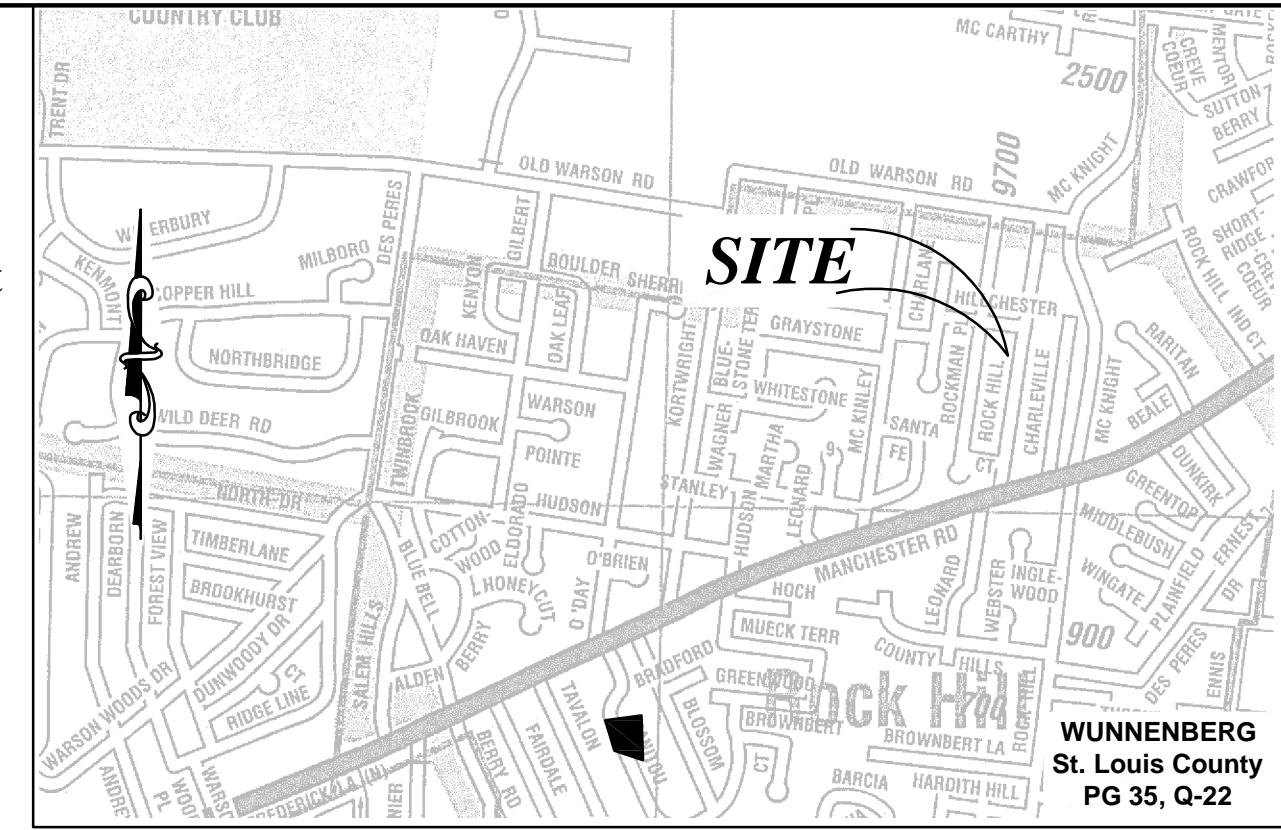
### PROPOSED CONDITIONS

proposed site coverage 41.93% impervious  
 TOTAL AREA OF PROPERTY = 6,743 s.f. (0.155 Ac.)  
 prop. runoff (15 yr., 20 min. storm)

Grass - 3,927 s.f. (0.090 x 1.70) = 0.153 cfs  
 Building/Pavement/Walks - 2,816 s.f. (0.065 x 3.54) = 0.230 cfs  
 0.383 cfs



**LOT 2  
 HILCHESTER SUBDIVISION**  
 A Tract of Land in  
 U.S. Survey 1930, Township 45 North, Range 6 East  
 City of Rock Hill, St. Louis County, Missouri



#### ABBREVIATIONS

- EP - Edge Pavement
- TW - Top of Wall
- GE - Ground Elevation
- EW - End of Wall
- TWIK - Top of Walk
- TC - Top Curb
- T - Top
- FL - Flowline
- FF - Finish Floor
- TF - Top of Foundation
- BF - Basement Floor
- GF - Garage Floor
- G - Ground
- TBR - To Be Removed

#### LEGEND

- EXISTING: Dashed line with elevation (e.g., 482)
- CONTOURS: Solid line with elevation (e.g., 486)
- SPOT ELEVATIONS: Circle with elevation (e.g., TP-614.75)
- PROPOSED: Solid line with elevation (e.g., 486)

#### GENERAL NOTES

1. Total Area of Tract = 6,743.5 sf (0.1548 ac.)
2. Tract is identified by St. Louis County locator numbers: 21L33-0554
3. Property Address: 1053 N. Rock Hill Road  
Rock Hill, Missouri 63119
4. Tract is currently zoned: "A" Single Family Residential District
5. Proposed zoning: "A" Single Family Residential District
6. Tract lies in the following districts:  
Sewer Metropolitan St. Louis Sewer District (Deer Creek Watershed)  
Fire Rock Hill Fire Department  
School Webster Groves School District
7. All public utilities are available to the site
8. Tract is served by the following utilities:  
Electric AmerenUE  
Gas Laclede Gas Company  
Telephone AT&T  
Water Missouri American Water
9. Contours are USGS Datum.
10. This entire site is outside of the 100 year Flood Plain.

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Underground facilities, structures & utilities have been plotted from available surveys, records & information, and therefore, do not necessarily reflect the actual existence, nonexistence, size, type, number or location of these facilities, structures, & utilities.

The Contractor shall be responsible for verifying the actual location of all underground facilities, structures, & utilities, either shown or not shown on these plans. The underground facilities, structures, & utilities shall be located in the field prior to any grading, excavation or construction of improvements. These provisions shall in no way absolve any party from complying with the Underground Facility Safety and Damage Prevention Act.

The original of this drawing is on file at the office of The Clayton Engineering Company. Any modifications to this drawing shall release said The Clayton Engineering Company, the Engineer and/or Surveyor whose seal appears hereon from any liability resulting from said unauthorized modifications.

The signed and sealed original of this drawing is on file at the offices of The Clayton Engineering Company, Inc. The signed and sealed original is the official document and shall take precedence over any digital version.

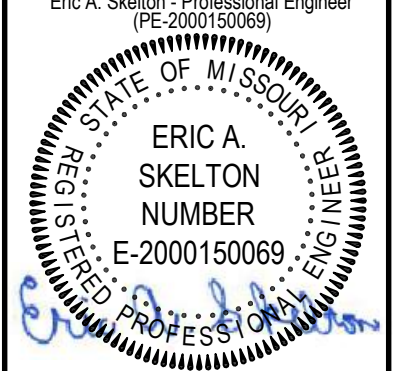
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 The Clayton Engineering Company, Inc.  
 Celebrating 90 Years  
 ENGINEERS • SURVEYORS • PLANNERS  
 2288 WELSH INDUSTRIAL COURT, ST. LOUIS, MISSOURI 63116  
 (314) 992-8888 FAX: (314) 992-8888  
 Mr. Carl Anderson, P.E., Engineer in Charge  
 Mr. Doug Farnsworth, P.E., Reg. Prof. Civil Engineer

NO.	DATE	REVISIONS
1	01/21/19	KRS revise story designation on proposed house label

FILE: G:\Box\1811\_HILCHESTER\2019-01-04\_SitePlan.dwg  
 PLOTTED: 01/20/19 03:38 AM

McKELVEY HOMES  
 218 Chesterfield Towne Centre  
 Chesterfield, Missouri 63005  
 636-530-6900  
**SITE PLAN**  
**Lot 2 - HILCHESTER**

Prepared for:  
 Eric A. Skelton - Professional Engineer  
 (PE-2000150069)



Designed: KRS  
 Drawn: KRS  
 Checked: EAS  
 Date: January 8, 2019  
 Project Number: 18211  
 Sheet Number: 1 of 1