

Sponsored by: Council Members Bibb and Koskela

AN ORDINANCE APPROVING THE RECORD PLAT OF HARVEST AT HOPEWELL PLAT 5A AND AUTHORIZING THE CITY CLERK TO ATTEST AND CERTIFY APPROVAL OF SAID PLAT.

NOW, THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF O'FALLON, MISSOURI, AS FOLLOWS:

SECTION 1: That the Record Plat, located in the City of O'Fallon, Missouri, as it appears on drawings of same prepared by Sterling Engineering in March 2024 is hereby approved as submitted to the City Council.

SECTION 2: That the City Clerk is hereby authorized to attach her certificate under the City of O'Fallon, Missouri, upon the original drawings showing the approval of the City Council of said residential lots as platted therein.

SECTION 3: That the Owner(s) have agreed that the site improvements will not be accepted by the City until they are built in full compliance with O'Fallon Ordinances and rules pertaining thereto.

SECTION 4: This ordinance shall be in full force and effect from and after its passage and approval by the Mayor.

First Reading: April 11, 2024

Second Reading: April 11, 2024

PASSED BY THE CITY COUNCIL FOR THE CITY OF O'FALLON, MISSOURI THIS 11TH DAY OF APRIL 2024.

Attest:

Bess Bacher, City Clerk



Bill Hornung, Presiding Officer

APPROVED BY THE MAYOR FOR THE CITY OF O'FALLON, MISSOURI, THIS 11TH DAY OF APRIL 2024.

Attest:


Bess Bacher, City Clerk




Bill Hennessy, Mayor

Approved as to Form:

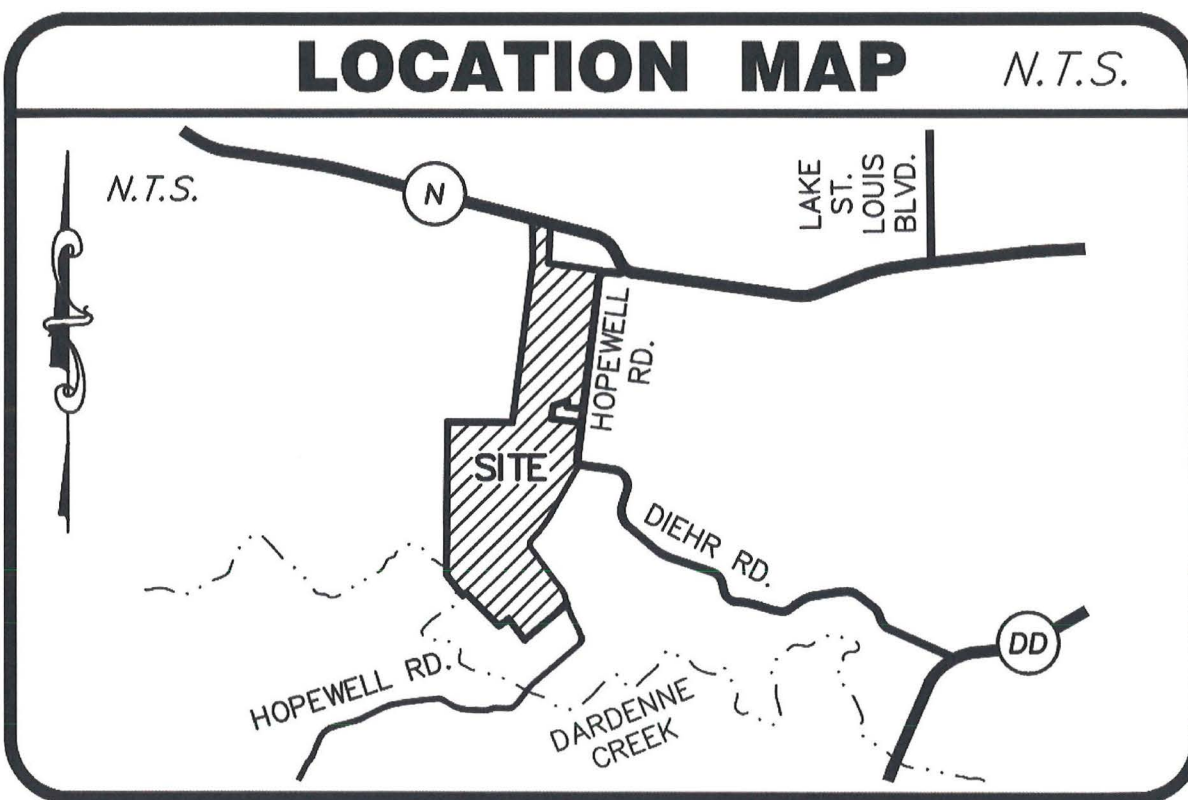

Kevin M. O'Keefe, City Attorney

Record Plat

HARVEST AT HOPEWELL PLAT 5A

A Resubdivision of Parcel "H" of Harvest at Hopewell Plat One-A (DOC. NO. 2024R-xxxxx) Located in U.S. Survey 61, Township 46 North, Range 2 East of the Fifth Principal Meridian, City of O'Fallon St. Charles County, Missouri

LOCATION MAP



HARVEST AT HOPEWELL PLAT FIVE-A

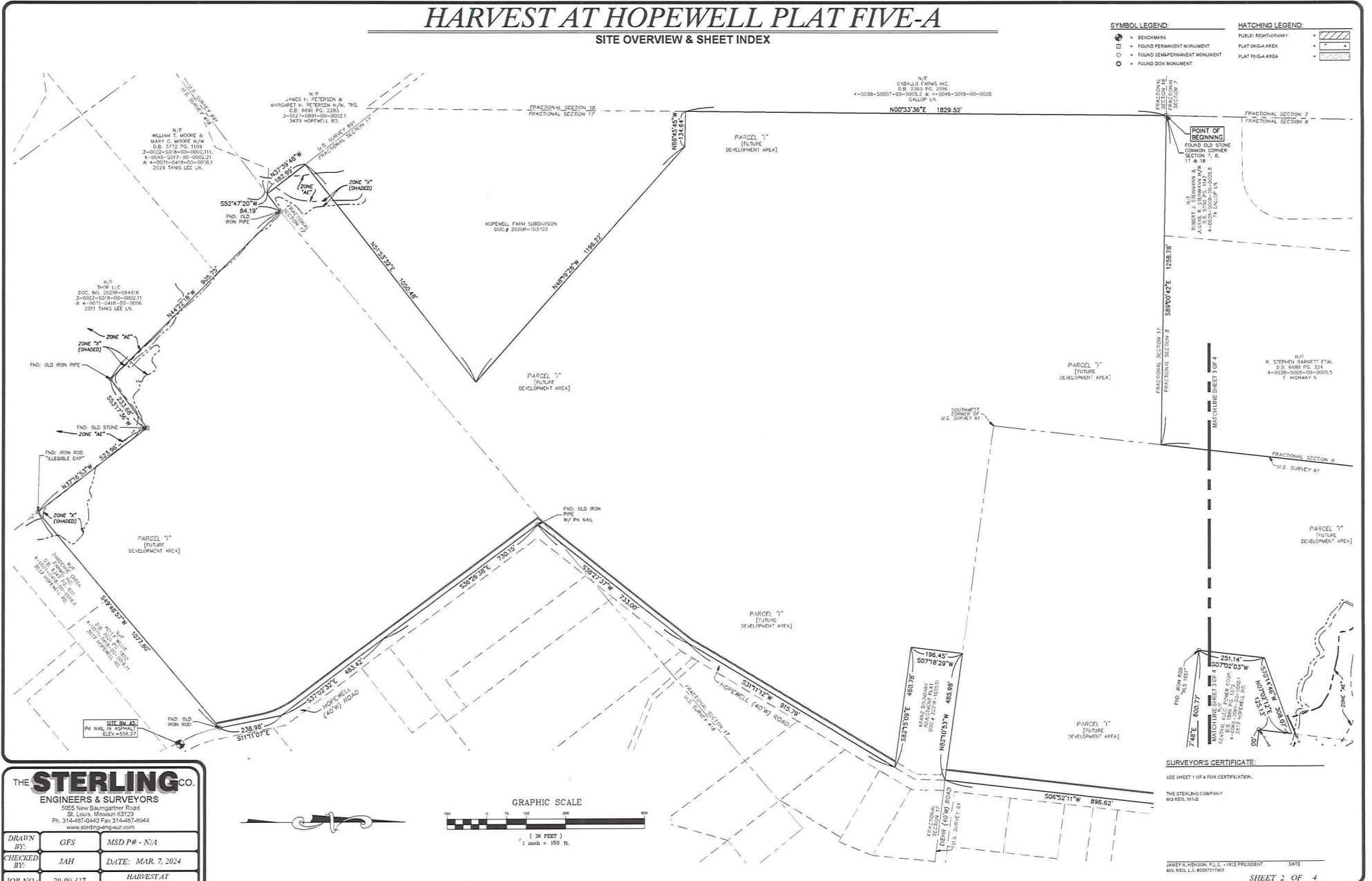
SITE OVERVIEW & SHEET INDEX

SYMBOL LEGEND:

- BENCHMARK
- FOUND PERMANENT MONUMENT
- FOUND SUBPERMANENT MONUMENT
- FOUND DISK MONUMENT

HATCHING LEGEND:

- ▨ PUBLIC RIGHT-OF-WAY
- ▨ PLAT OR SA AREA
- ▨ PLAT FVSA AREA



N/T
 C/DALLO P & S INC.
 D.B. 2700 PG. 2016.
 4-0038-50007-00-0002.2 A 4-0045-5018-00-0005
 CALLOP LN.

POINT OF BEGINNING
 FOUND OLD STONE
 COMMON CORNER
 SECTION 7, 8,
 17, & 18
 ROBERT L. VIE
 ROBERT L. VIE
 JUSTICE R. STEINMANN
 4-0033-5000-00-0002.8
 10, HUNTOP LN.

N/T
 R. STEPHEN BARNETT ETAL
 D.B. 6688 PG. 324
 4-0039-5000-00-0005.5
 HIGHWAY N

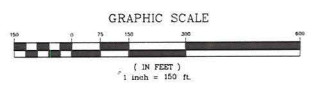
196.45'
 507°02'29"W
 251.14'
 507°02'03"W
 748° 60077
 FOUND IRON ROD
 "REST-1551"
 MANTON'S SHEET 3
 CENTRAL ELECTRIC POWER CO.
 4-0262-5000-00-0012.0
 2017 HOPEWELL 25
 507°02'03"W
 483.98'
 196.45'
 507°02'29"W
 251.14'
 507°02'03"W
 748° 60077
 FOUND IRON ROD
 "REST-1551"

SURVEYOR'S CERTIFICATE:
 SEE SHEET 1 OF 4 FOR CERTIFICATION.
 THE STERLING COMPANY
 MO. REG. 16374D

JANEYA HENSON, P.L.S., VICE PRESIDENT DATE
 MO. REG. 16374D (01/11/11) SHEET 2 OF 4

THE STERLING CO.
ENGINEERS & SURVEYORS
 5055 New Baumgartner Road
 St. Louis, Missouri 63129
 Ph. 314-487-0440 Fax 314-487-8644
 www.sterlingengr.com

DRAWN BY:	GFS	MSD P# - N/A
CHECKED BY:	JAH	DATE: MAR. 7, 2024
JOB NO.:	20-09-327	HARVEST AT HOPEWELL



Drawing name: V:\2023\27 Highway 55 Assembly\Drawings\Surveying\Harvest0227HarSA.dwg Plotted on: Mar 07, 2024 11:29am Plotted by: gpmc

HARVEST AT HOPEWELL PLAT FIVE-A

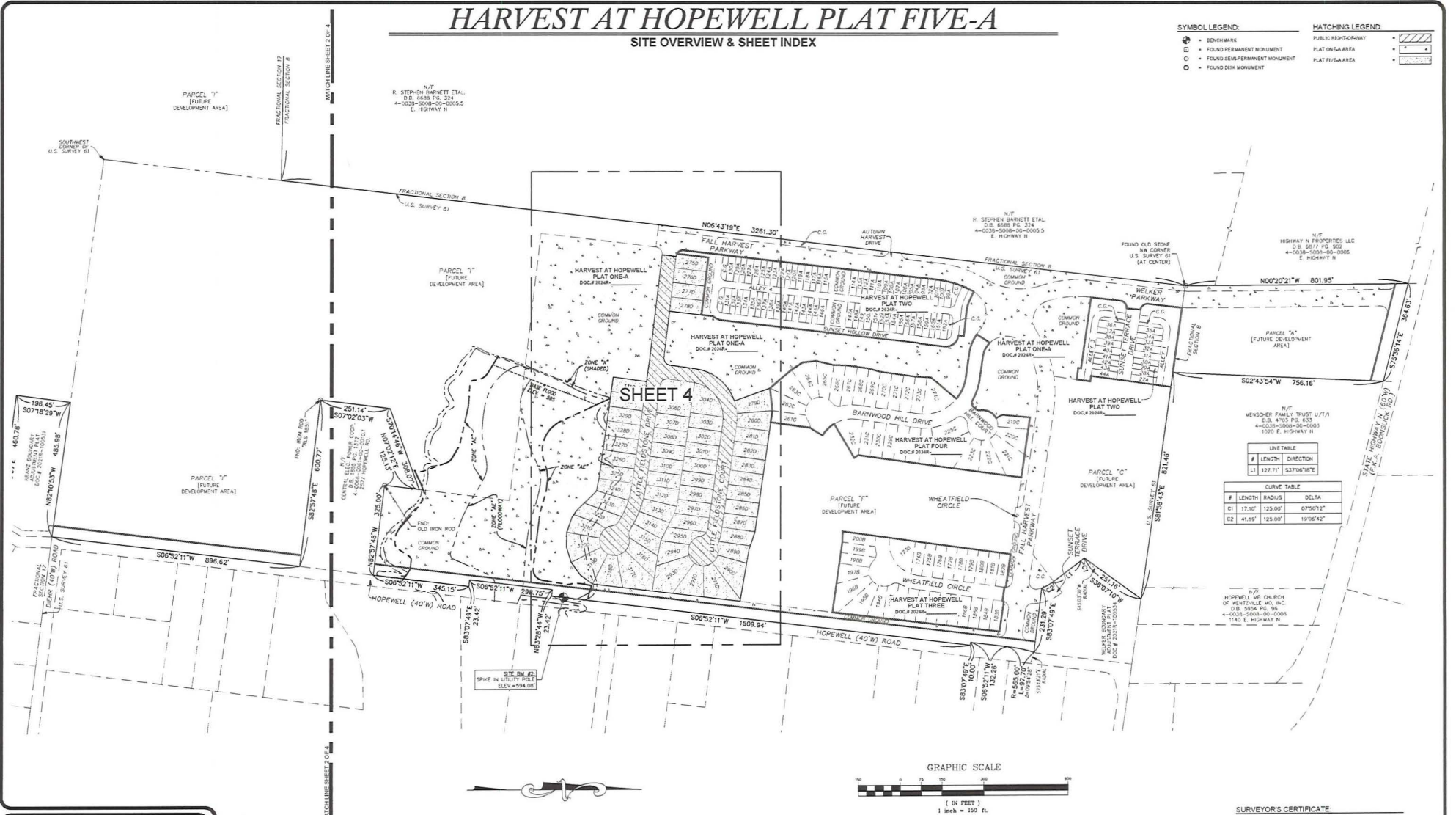
SITE OVERVIEW & SHEET INDEX

SYMBOL LEGEND

- BENCHMARK
- FOUND PERMANENT MONUMENT
- FOUND TEMPORARY MONUMENT
- FOUND IRON MONUMENT

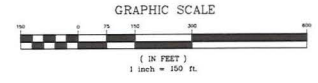
HATCHING LEGEND

- ▨ PUBLIC RIGHT-OF-WAY
- ▨ PLAT ONE-A AREA
- ▨ PLAT FIVE-A AREA



LINE TABLE		
#	LENGTH	DIRECTION
L1	127.11'	S37°06'18"E

CURVE TABLE			
#	LENGTH	RADIUS	DELTA
C1	17.10'	125.00'	97°50'12"
C2	41.89'	125.00'	190°06'42"



THE STERLING CO.
ENGINEERS & SURVEYORS
 5025 New Baumgartner Road
 St. Louis, Missouri 63123
 Ph. 314-487-0440 Fax 314-487-8944
 www.sterling-engineers.com

DRAWN BY:	GFS	MSD P# - N/A
CHECKED BY:	JAH	DATE: MAR. 7, 2024
JOB NO.:	20-09-327	HARVEST AT HOPEWELL

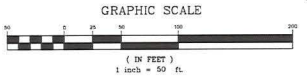
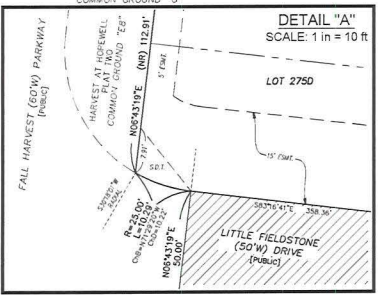
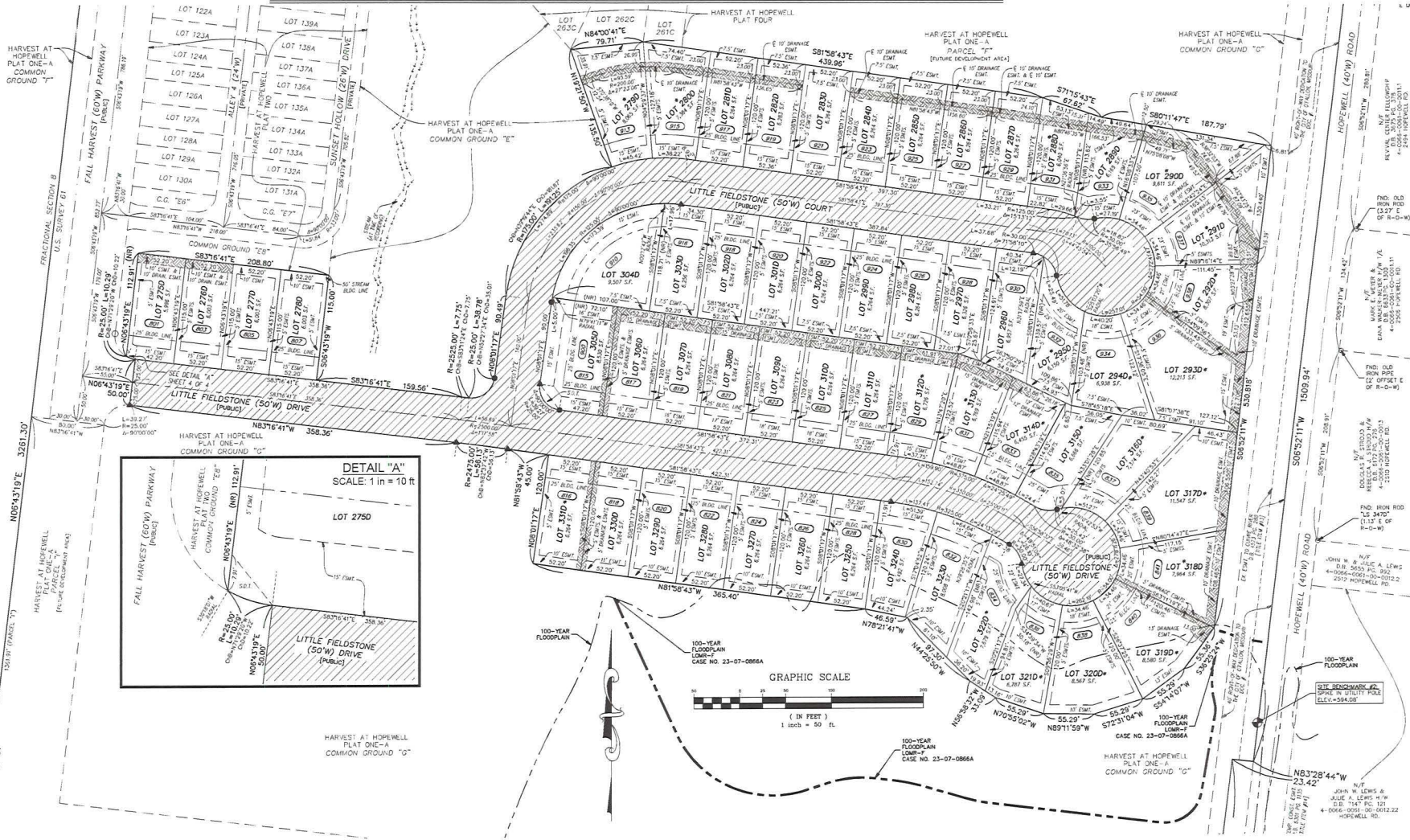
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SURVEYOR'S CERTIFICATE:
 SEE SHEET 1 OF 4 FOR CERTIFICATION.
 THE STERLING COMPANY
 MO REG. 3540

JAMES A. HENSON, P.L.S., - VICE PRESIDENT
 MO REG. L.S. 40871163

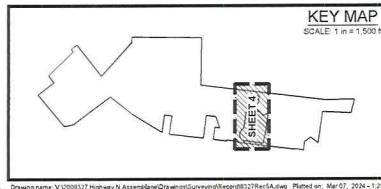
DATE: _____
 SHEET 3 OF 4

HARVEST AT HOPEWELL PLAT FIVE-A



THE STERLING CO.
ENGINEERS & SURVEYORS
5925 New Baumgartner Road
St. Louis, Missouri 63123
Ph. 314-487-0440 Fax 314-487-8944
www.sterlingengr.com

DRAWN BY:	GFS	MSD P# - N/A
CHECKED BY:	JAH	DATE: MAR. 7, 2024
JOB NO.:	20-09-327	HARVEST AT HOPEWELL



- ABBREVIATION LEGEND:**
- B.C. = BOOK
 - B.L.C. = BUILDING
 - C.O. = COMMON GROUND
 - C.R. = CHURCH READING
 - C.D. = CHURCH DISTANCE
 - D.B. = DEED BOOK
 - S. = SURVEY
 - E.M.P. = EASEMENT
 - F. = FOUND
 - N.F. = NOW OR FORMERLY
 - N.M. = NON-ADJACENT
 - P.B. = PLAT BOOK
 - P.O.C. = POINT OF BEGINNING
 - P.R. = PRIVATE ROADWAY MAINTENANCE EASEMENT
 - P.S.E. = PRIVATE SIDEWALK EASEMENT
 - R. = RECORD
 - R.C. = RECORD

- ABBREVIATION LEGEND:**
- R.O.W. = RIGHT-OF-WAY
 - S.I. = SIGN-YIELD
 - S.F. = SQUARE FEET
 - T.S.L. = TEMPORARY SLOPE AND CONSTRUCTION LICENSE
 - W. = WIDTH

- SYMBOL LEGEND:**
- ▲ = SET PERMANENT MONUMENT IN ACCORDANCE WITH MEASURE STANDARDS (SET END IN ALUMINUM CAP).
 - = SET SEMI-PERMANENT MONUMENT IN ACCORDANCE WITH MEASURE STANDARDS (1/2" I.D. W/ PLASTIC CAP OR CUT CROSS).
 - = SET PERMANENT MONUMENT IN PREVIOUS PLAT.
 - = SET SEMI-PERMANENT MONUMENT IN PREVIOUS PLAT.
 - = FOUND PERMANENT MONUMENT
 - = FOUND SEMI-PERMANENT MONUMENT
 - = FOUND CROSS
 - = FOUND ANCHOR
 - = BENCHMARK
 - = ADDRESS
 - = LOT SUBJECT TO STREET CREEP

- HATCHING LEGEND:**
- Public Right-of-Way
 - Drainage Easement

SURVEYOR'S CERTIFICATE:
SEE SHEET 1 OF 4 FOR CERTIFICATION.
THE STERLING COMPANY
MO REG. 307-D

JANEY A. HENDON, P.L.L. - VICE PRESIDENT
MO REG. 11-10037368

DATE: _____
SHEET 4 OF 4

Drawing name: V:\051227\highway\Assemblies\Drawings\Survey\051227\051227.plt.dwg, Plated on: Mar 07, 2024 - 3:20pm, Plotted by: gms