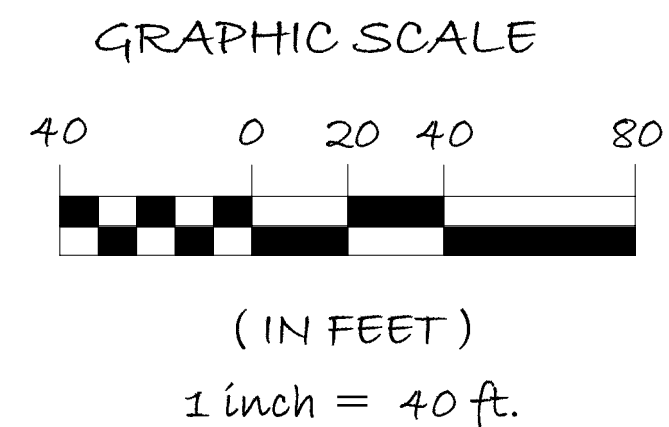


**ABBREVIATIONS**

- CL - Centerline
- C.O - Cleanout
- D.S - Downspout
- E.P - Edge Of Pavement
- F.F - Finished Floor
- F.G - Finished Grade
- FL - Flowline
- G.L - Gutterline
- L.S - Light Standard
- (T.B.R.) - To Be Removed
- T.O.C - Top Of Curb
- T.P - Top Of Pavement
- T.O.W - Top Of Wall
- C.M - Concrete Monument
- T.WR - Top Of Walk
- PL - Property Line
- A.I - Area Inlet
- R/W - Right Of Way
- G.I - Grate Inlet
- M.H - Manhole
- O.I.P - Old Iron Pipe
- R - Radius
- P.B - Plat Book
- D.B - Deed Book
- T.Bk - Top Of Bank
- T.S - Toe Of Slope
- C.M.P - Corrugated Metal Pipe
- P.V.C - Polyvinyl Chloride Pipe
- V.C.P - Vitrified Clay Pipe
- C.P - Non-Reinforced Concrete Pipe
- R.C.P - Reinforced Concrete Pipe
- D.I.P - Ductile Iron Pipe
- F/F - Face To Face
- B/B - Back To Back
- (U.I.P.) - Use In Place
- B.W - Bottom Of Wall
- T.I - Top Of Island
- T.G - Top Of Grade
- (Typ.) - Typical
- Conc. - Concrete
- RE - Refer
- Det. - Detail
- Approx. - Approximate



**EXISTING CONDITION LEGEND**

- 4 EXISTING CONDITION KEY NOTE
- EXISTING CONTOUR ELEVATION
- EXISTING PROPERTY LINE
- EXISTING ASPHALT
- EXISTING CONCRETE

**PROPOSED LANDSCAPE LEGEND**

- 2-2.5' CAL. DECIDUOUS SHADE TREE
- 1.5-2' CAL. ORNAMENTAL FLOWERING TREE
- 6-8 FT. EVERGREEN TREE
- 18-24" DECIDUOUS & EVERGREEN SHRUBS
- 4 QT.-1 GAL. NATIVE PERENNIALS/WILDFLOWERS
- RAINGARDEN

**EXISTING CONDITIONS**

**KEY NOTES**

- 1 - Existing Conc. Sidewalk
- 2 - Existing Utility Pole
- 3 - Existing Swale
- 4 - Existing Conc. Picnic Table - TBR
- 5 - Existing Fence
- 6 - Existing Landscape Bed - TBR
- 7 - Existing Tree Line
- 8 - Existing Park Sign - TBR
- 9 - Existing Storm Inlet
- 10 - Existing Manhole
- 11 - Existing Water Valve/Water Main
- 12 - Existing Drinking Fountain - TBR
- 13 - Existing BBQ pit - TBR
- 14 - Existing Irrigation Valve Box

**PROPOSED CONDITION LEGEND**

- A PROPOSED IMPROVEMENT KEY NOTE
- S SIGNAGE-WAYFINDING
- T TRASH RECEPTACLE
- R RECYCLE RECEPTACLE
- i INTERPRETIVE SIGN
- B 6 ft. PARK BENCH
- BR BIKE RACK
- G PARK GRILL
- I 10' x 10' CONC. PICNIC AREA
- NEW CONC. PAVEMENT
- NEW ASPHALT PAVEMENT
- NEW LED PEDESTRIAN LIGHT POLE

**PROPOSED IMPROVEMENTS KEY NOTES**

- A - 20'x30' Park Pavilion
- B - Nature Adventure Playground - See Sheet CP-3
- C - 20'x20' Playground Shelter
- D - Mens/Womens Restroom w/storage
- E - New Asphalt Parking Lot - (81) spaces
- F - Parking Lot Rain Garden
- G - New Park Monument Sign
- H - Large Park Message Board/Kiosk
- I - Butterfly Pollinator Garden
- J - Bio-retention/Learning Pond
- K - City Tree Nursery
- L - 30'x20' Prefab Metal Maintenance Building
- M - 15 ft. wide asphalt access road
- N - 15 ft. wide gravel access road
- O - 6 ft. Black Chainlink Fence
- P - 5 ft. wide Rock-lined Drainage Swale
- Q - Rock check dam for drainage control
- R - 8 ft. wide Asphalt Trail
- S - 5 ft. wide Mulch Trail
- T - Open Lawn Play Area
- U - Native Meadow
- V - Earth Berm

**PROPERTY INFORMATION:**

LOCATOR NOS.  
 #16K141584  
 #16K141595  
 #16K141605  
 #16K141614

FIRM MAP NO. 29189C0211K

PROPERTY ADDRESSES:  
 1500 Polk Ave.  
 University City, MO 63132

OWNER:  
 City of University City

SCHOOL DISTRICT: University City

WATER SERVICE: MO American

GAS SERVICE: Spire

ELECTRIC SERVICE: Ameren UE

SEWER SERVICE: Metropolitan Sewer District

GROSS AREA OF PARK AREA:  
 Total Approx. Area - 6.75 acres

FIRE DISTRICT: University City FPD

- NOTES:
1. Boundary and topographic information taken from St. Louis County GIS and available public records.
  2. Existing conditions depicted are approximate only and based on available aerial photos as well as site visits conducted in October of 2019.
  3. Aerial photo information taken from Google Earth 2018.

**EXISTING TREE LEGEND**

- EXISTING DECIDUOUS TREE
- EXISTING CONIFEROUS TREE
- EXISTING TREE POOR CONDITION - RECOMMEND REMOVAL

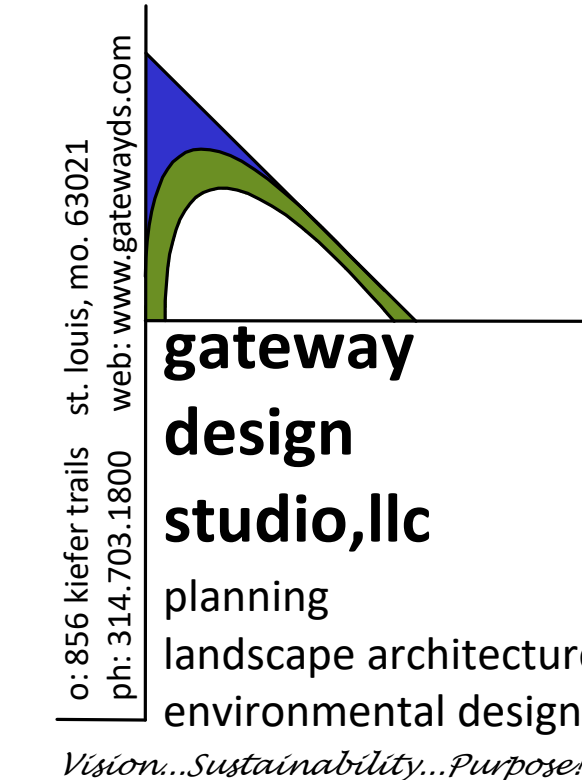
**OVERALL PARK CONCEPT PLAN - Option B**

Scale: 1" = 40'-0"

- NOTE:
1. Refer to Sheet CP-2 for Detail Area Concept Plan.
  2. Refer to Sheet CP-3 for Nature Adventure Playground Schematic Plan.

**PROPOSED INFORMATION**

- New 20 ft.x30 ft. Pavilion - 1
- New 20 ft.x20 ft. Shelter - 1
- Pre-fab Mens/Womens w/storage Restroom - 1
- Nature Adventure Playground - 1
- Butterfly/Pollinator Garden - 1
- New Concrete Pavement as shown
- New Asphalt Pavement as shown
- Metal Benches - 8
- Picnic Area Tables - 6
- Trash Receptacles - 11
- Recycle Receptacles - 2
- Bike Rack - 1
- Medium Sign Boards - 5
- Large Message Board - 1
- Interpretive Signs - 6
- ADA Drinking Fountain - 1
- Park Grills - 4
- 14 ft. Pedestrian Light Poles - 6



Prepared For:



City of University City  
 6801 Delmar Boulevard  
 University City, MO 63130

**GREENSFELDER PARK- Needs Assessment Study**

REVISION DATE: 7-14-20  
 COMMENT: Option B - Relocate Pond

Sheet No.  
**CP-1**

Ckd. By: RPW  
 Dwn. By: B.LB/RPW  
 Org Date: 11/11/19  
 Project No: 019-08

PRELIMINARY - FOR REVIEW ONLY

File: C:\019proj\019-08\CP1-OptionB-7-14-20