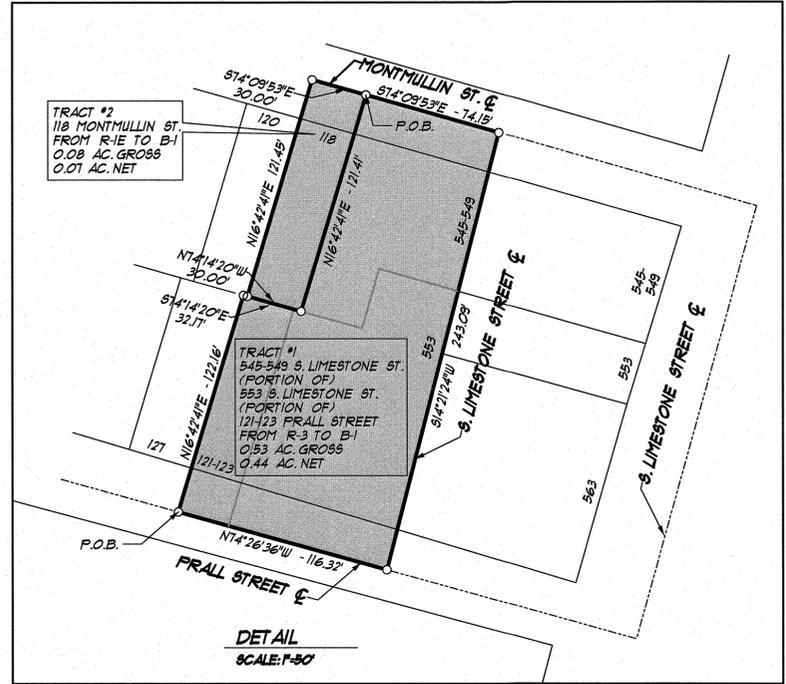
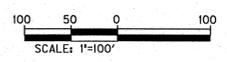


VICINITY MAP
(NOT TO SCALE)



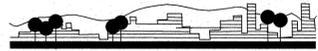
DETAIL
SCALE: 1"=50'



ZOMAR: EVER LEXINGTON
APPLICANT: SUBTEXT ACQUISITIONS, LLC
 3000 LOCUST STREET
 ST. LOUIS, MO. 63103
PREPARED BY: EA PARTNERS, PLC
DATE FILED: NOVEMBER 3, 2025

ADDRESS	OWNER	TRACT	EXISTING ZONE	PROPOSED ZONE	ACREAGE
PORTION OF 545-549 S. LIMESTONE ST.	WAREHOUSE KY LLC	#1	PLANNED NEIGHBORHOOD RESIDENTIAL (R-3) ZONE	NEIGHBORHOOD BUSINESS (B-1) ZONE	0.53 ACRES GROSS
PORTION OF 553 S. LIMESTONE ST.	PHILLIPS & BENTLEY				0.44 ACRES NET
121-123 FRALL ST.	WAREHOUSE KY LLC	#2	SINGLE FAMILY RESIDENTIAL (R-1E) ZONE	NEIGHBORHOOD BUSINESS (B-1) ZONE	0.08 ACRES GROSS
118 MONTMULLIN ST.	WAREHOUSE KY LLC				0.01 ACRES NET
TOTAL SITE	MULTIPLE	TOTAL	R-3 AND R-1E	NEIGHBORHOOD BUSINESS (B-1) ZONE	0.61 ACRES GROSS 0.51 ACRES NET

EA Partners, PLC



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