RICHARDSON ENGINEERING
Planning ▪ Engineering ▪ Development Consulting

Mr. Colton Leonard
City of Bryant
Development & Review Committee
Director of Community Development

August 13, 2026

Re: Cornerstone Montessori School Half Street Improvements-Bryant, AR

Dear Mr. Leonard,

Please find the following response to the remaining DRC comments from the meeting held on 2/26/2026:

Streets:

1. Provide Geotechnical Report for the portion of half street improvements.

   We have spoken with the Owner. He has agreed to secure geotechnical services and provide resulting report prior to commencement of construction of the half-street improvements.

2. Must use RCP (reinforced concrete pipe) under city right of way.

   Please see the revised construction drawings.

3. Must use RCP (reinforced concrete pipe) under city right of way.

   Please see the revised construction drawings.

Engineering:

1. Either place a barrier or taper at the south end of the widening for traffic safety. If a taper is used, refer to the AASHTO guidance to calculate the length of the taper.

   Please see the revised construction drawings.

Sincerely,

Eric Richardson, P.E.
encl: