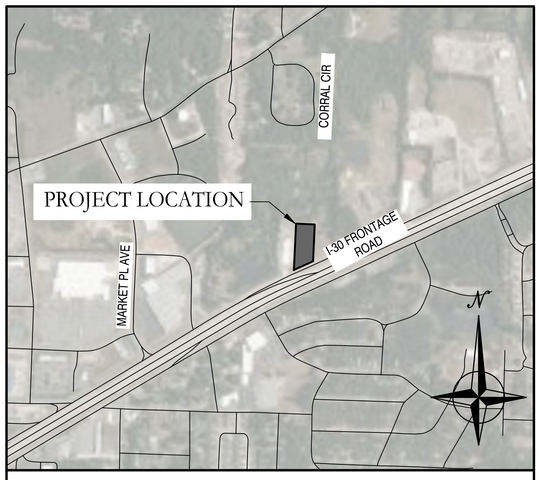
CUSTOM ADVERTISING
OFFICE & SHOPS ADDITION
BRYANT, ARKANSAS



VICINITY MAP - BRYANT, AR

Prepared by:

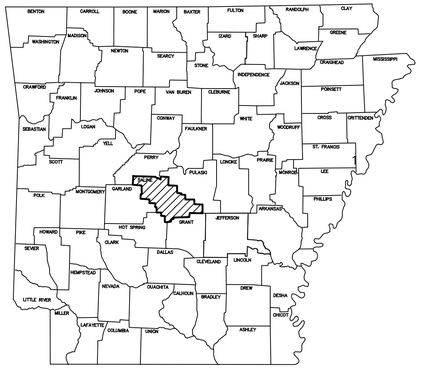
GarNat Engineering, LLC

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www.garnatengineering.com

P.O. Box 116
Benton, AR 72018
Ph (501) 408-4650

3825 Mt Carmel Road
Bryant, AR 72022
Fx (888) 900-3068



ARKANSAS





DRAWING INDEX:

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V1.0	CUSTOM ADVERTISING SUBDIVISION - FINAL PLAT
C1.0	SITE PLAN
C1.1	SITE DETAILS
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C2.1	FORCE MAIN PROFILE
C2.2	MYERS LIFT STATION DETAILS
C3.0	GRADING & DRAINAGE PLAN
C3.1	GRADING & DRAINAGE PROFILES
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TEC-1	TEMPORARY EROSION CONTROL DEVICES
WR-2	WHEEL CHAIR RAMPS

1. SAFETY

1.1. JOBSITE SAFETY IS THE SOLE AND EXCLUSIVE RESPONSIBILITY OF THE GENERAL CONTRACTOR.

1.2. THIS RESPONSIBILITY COVERS THEIR OWN WORK FORCE, ALL SUBCONTRACTORS, VISITING PERSONNEL, OFFICIALS, AND THE GENERAL PUBLIC WHICH MAY HAVE ACCESS TO THE JOBSITE.

1.3. THE CONTRACTOR SHALL EXERCISE COMPLETE CONTROL OVER WHO HAS ACCESS TO THE JOBSITE TO ENSURE JOBSITE SAFETY.

1.4. THE CONTRACTOR SHALL CONFORM TO ALL SECURITY AND SAFETY REQUIREMENTS OF THE OWNER.

1.5. ANY SAFETY OR OTHER TRAINING REQUIRED BY THE OWNER FOR THE WORK FORCE MUST BE PROVIDED BY THE CONTRACTOR AT THE CONTRACTOR'S EXPENSE.

2. PERMITS

2.1. CONTRACTOR SHALL SECURE ALL REQUIRED PERMITS AS REQUIRED BY REGULATING AUTHORITIES OR BY THE OWNER. CONTRACTOR SHALL BE FULLY RESPONSIBLE FOR THE TERMS AND CONDITIONS ASSOCIATED WITH EACH REQUIRED PERMIT, AS WELL AS ADHERING TO THE RULES AND REGULATIONS OF EACH REGULATING AUTHORITY

3. CONTRACT DOCUMENTS

3.1. ALL WORK SHALL CONFORM TO THE PLANS, THESE NOTES, AND SPECIFICATIONS IN ALL RESPECTS AND SHALL BE SUBJECT TO APPROVAL BY THE ENGINEER.

4. INDEMNITY

4.1. BY ACCEPTING THE CONTRACT FOR THIS WORK, THE CONTRACTOR, AT THEIR OWN EXPENSE AND RISK, HEREBY RELEASES AND AGREES TO INDEMNIFY, DEFEND AND HOLD HARMLESS THE OWNER, GARNAT ENGINEERING, THEIR OFFICERS, AGENTS, EMPLOYEES, CONSULTANTS, AND REPRESENTATIVES FOR DAMAGE TO THE PROPERTY OR INJURY TO, OR DEATH, OF ANY PERSONS, FROM ANY AND ALL CLAIMS, DEMANDS, ACTIONS OF ANY KIND WHATSOEVER ARISING OUT OF AND IN CONNECTION WITH THE AGREEMENT OR PROSECUTION OF WORK UNDER IT, WHETHER SUCH CLAIMS, DEMANDS, ACTIONS, OR LIABILITY ARE CAUSED BY THE CONTRACTOR, IT'S AGENTS, EMPLOYEES, SUBCONTRACTORS, PRODUCTS INSTALLED ON THE PROJECT OR CAUSED BY ANY OTHER PARTY.

5. CONSTRUCTION PROCEDURES, MATERIALS AND WORKMANSHIP SHALL BE IN ACCORDANCE WITH THE CURRENT EDITIONS OF THE FOLLOWING STANDARDS UNLESS OTHERWISE MODIFIED ON THE DRAWINGS OR IN THESE NOTES OR SPECIFICATIONS.

5.1. STANDARD SPECIFICATIONS FOR HIGHWAY CONSTRUCTION - ARKANSAS HIGHWAY AND TRANSPORTATION DEPARTMENT

5.2. INTERNATIONAL BUILDING CODE

5.3. ACI 315 MANUAL OF STANDARD PRACTICES FOR DETAILING REINFORCED CONCRETE STRUCTURES

5.4. CRSI RECOMMENDED PRACTICE FOR PLACING REINFORCING STEEL.

6. SITE

6.1. CONTRACTOR WILL BE RESPONSIBLE FOR PROTECTION OF ALL PROPERTY CORNERS.

6.2. CONTRACTOR IS NOT TO PERFORM WORK BEYOND THE DESIGNATED WORK LIMITS WITHOUT FIRST OBTAINING WRITTEN AUTHORIZATION FROM THE PROJECT ENGINEER OR OWNER.

6.3. CONTRACTOR IS RESPONSIBLE FOR REPAIRING THE DAMAGE DONE TO ANY EXISTING ITEM DURING CONSTRUCTION SUCH AS BUT NOT LIMITED TO: DRAINAGE, UTILITIES, PAVEMENT, STRIPING, CURB, ETC. REPAIRS SHALL BE EQUAL TO, OR BETTER THAN EXISTING CONDITIONS.

6.4. CONTRACTOR TO REMOVE OR RELOCATE, WHEN APPLICABLE, ALL ITEMS, SHOWN TO BE REMOVED OR RELOCATED AND NOT SHOWN WITHIN CONSTRUCTION LIMITS AND WHERE REQUIRED TO ALLOW FOR NEW CONSTRUCTION AS SHOWN.

6.5. CONTRACTOR TO ADJUST ALL EXISTING AND PROPOSED MANHOLES, VALVE BOXES, ETC. TO FINISH GRADE, WHERE REQUIRED.

7. STRUCTURES

7.1. ALL STORM STRUCTURES SHALL HAVE A SMOOTH UNIFORM POURED MORTAR INVERT IN TO INVERT OUT.

7.2. BEDDING FOR STORM STRUCTURES SHALL CONSIST OF A MINIMUM OF 6-INCHES OF COMPACTED #57 STONE ON TOP OF COMPACTED SUBGRADE.

7.3. AREAS EXPOSED BY EXCAVATION OR STRIPPING AND ON WHICH SUBGRADE PREPARATIONS ARE TO BE PERFORMED SHALL BE SCARIFIED TO MINIMUM DEPTH OF 0'-8" AND COMPACTED TO MINIMUM OF 95% OPTIMUM DENSITY. ANY AREAS THAT FAIL COMPACTION ARE TO BE STABLIZED AS DIRECTED BY THE ENGINEER.

8. PRIOR TO PLACING FILL IN LOW AREAS, SUCH AS PREVIOUSLY EXISTING CREEKS, PONDS, OR LAKES, PERFORM FOLLOWING PROCEDURES:

8.1. DRAIN WATER OUT BY GRAVITY WITH DITCH HAVING FLOW LINE LOWER THAN LOWEST ELEVATION IN LOW AREA. IF DRAINAGE CANNOT BE PERFORMED BY GRAVITY DITCH, USE ADEQUATE PUMP TO OBTAIN THE SAME RESULTS.

8.2. AFTER DRAINAGE OF LOW AREA IS COMPLETE, REMOVE MULCH, MUD DEBRIS, AND OTHER UNSUITABLE MATERIAL BY USING ACCEPTABLE EQUIPMENT AND METHODS THAT WILL KEEP NATURAL SOILS UNDERLYING LOW AREA DRY AND UNDISTURBED.

9. UTILITIES

9.1. AN ATTEMPT HAS BEEN MADE TO APPROXIMATELY LOCATE UTILITIES ON THE DRAWINGS.

9.2. UTILITIES SHOWN ON THE DRAWINGS WERE LOCATED BY VISUAL OBSERVATION, AND BY TRANSCRIBING FROM RECORD MAPS AND PLANS.

9.3. NO EXCAVATIONS WERE MADE TO CONFIRM SUB-SURFACE UTILITIES. NEITHER THE SURVEYOR NOR PROJECT ENGINEER GUARANTEES THAT ALL UTILITIES HAVE BEEN SHOWN, OR THAT THOSE SHOWN ARE FULLY ACCURATE.

9.4. CONTRACTOR SHALL BE RESPONSIBLE FOR ALL ADJUSTMENTS AND/OR RELOCATION OF EXISTING UTILITIES THAT ARE DAMAGED AS A RESULT OF WORK OF THIS PROJECT.

9.5. CONTRACTOR SHALL BE RESPONSIBLE FOR COORDINATING AND PROPERLY DISCONNECTING, ABANDONING, RELOCATING, AND/OR ADJUSTING ALL AFFECTED UTILITIES WITHIN THE PROJECT AREA.

9.6. ALL UTILITY WORK SHALL BE COORDINATED AND EXECUTED IN ACCORDANCE WITH THE OWNER AND/OR GOVERNING UTILITY COMPANY CODES, SPECIFICATIONS, STANDARDS, AND REQUIREMENTS.

9.7. DESIGN AND ALIGNMENT OF UNDERGROUND TELEPHONE, TV CABLE, GAS AND ELECTRIC SERVICES SHALL BE PROVIDED BY THE INDIVIDUAL UTILITIES AND ARE NOT NECESSARILY SHOWN WITH THESE PLANS. CONTRACTOR SHALL PROVIDE CONDUITS SIZED TO ACCOMMODATE UTILITY ROUTING WITH PULL STRINGS WHERE NECESSARY.

9.8. CONTRACTOR TO PROVIDE ALL NECESSARY APPURTENANCES NECESSARY FOR COMPLETE UTILITY SERVICES WHICH ARE NOT PROVIDED BY THE UTILITY COMPANY.

10. DISPOSAL OF DEBRIS, WASTE OR SPOIL

10.1. BURNING OF DEBRIS AND WASTE IS NOT ALLOWED. CONTRACTOR MAY BE REQUIRED TO PROPERLY HAUL AWAY AND DISPOSE OF ANY WASTE MATERIAL REMOVED FROM THE SITE.

10.2. ANY WASTE OR SPOIL MATERIAL WHICH IS EXCAVATED FROM THE JOB SITE IS TO BE DISPOSED OF AS DIRECTED BY THE ENGINEER OR OWNER.

10.3. REMOVAL AND DISPOSAL OF EXCAVATED WASTE MATERIAL IS CONSIDERED SUBSIDIARY TO ALL OTHER ITEMS IN THE PROJECT, AND WILL NOT BE PAID FOR SEPARATELY.

10.4. CONTRACTOR SHALL FOLLOW ALL LOCAL, STATE AND FEDERAL REGULATIONS IN DISPOSING OF DEMOLISHED MATERIAL REMOVED FROM THIS SITE.

10.5. CONTRACTOR SHALL REMOVE FROM SITE AND DISPOSE OF MATERIAL ENCOUNTERED IN GRADING OPERATIONS THAT, IN OPINION OF THE ENGINEER, IS UNSUITABLE OR UNDESIRABLE FOR BACKFILLING OR SUBGRADE PURPOSES. DISPOSE OF IN A MANNER SATISFACTORY TO ENGINEER. BACKFILL UNDERCUT AREAS WITH LAYERS OF SUITABLE MATERIAL AND COMPACT AS SPECIFIED HEREIN.

11. SUBSTITUTIONS

11.1. SUBSTITUTIONS ARE NOT ALLOWED WITHOUT PRIOR APPROVAL FROM THE PROJECT ENGINEER.

12. ENVIRONMENTAL

12.1. THE CONTRACTOR IS TO MEET ALL ENVIRONMENTAL REQUIREMENTS OF THE OWNER AND ANY REGULATORY AGENCY HAVING AUTHORITY OVER THIS SITE.

12.2. THE CONTRACTOR IS TO UTILIZE BEST MANAGEMENT PRACTICES (BMP'S) FOR CONTROL OF EROSION DURING ALL CONSTRUCTION PHASES OF THIS PROJECT.

12.3. MININUM BMP'S REQUIRED FOR THE PROJECT ARE LISTED ON SHEET THESE PLANS. CONTRACTOR SHALL PROVIDE THESE BMP'S AND ANY OTHERS REQUIRED FOR THE PROJECT.

12.4. IF A STORMWATER POLLUTION PREVENTION PLAN (SWPPP) IS REQUIRED FOR THE CONSTRUCTION PHASE OF THIS PROJECT, THE CONTRACTOR SHALL FOLLOW ALL REQUIREMENTS FOR EROSION CONTROL INCLUDED IN THE SWPPP DOCUMENTS.

12.5. CONTRACTOR SHALL KEEP WORK AREA CLEAN AND FREE OF ACCUMULATED TRASH AND DEBRIS. CONTRACTOR SHALL BE RESPONSIBLE FOR IMPLEMENTING MEASURES TO AVOID TRACKING OF MUD, DIRT, ROCKS, AND DEBRIS ONTO AREAS OUTSIDE THE PROJECT AREA. CONTRACTOR SHALL CLEAN PAVEMENTS WHEN NECESSARY OR AS OTHERWISE DIRECTED, AND SHALL CONTROL DUST BY SWEEPING AND WATERING AS NEEDED. DE-TRACKING MAY BE REQUIRED AT ALL ENTRANCES.

13. FINAL SITE CONDITIONS

13.1. ALL DISTURBED AREAS NOT RECEIVING PAVEMENT OR LANDSCAPING SHALL HAVE VEGETATION ESTABLISHED AT TIME OF FINAL INSPECTION.

13.2. ALL UNSURFACED AREAS DISTURBED BY GRADING OPERATIONS SHALL RECEIVE 4 INCHES OF TOPSOIL. CONTRACTOR SHALL APPLY STABILIZATION FABRIC TO ALL SLOPE 2H:1V OR STEEPER UNTIL A HEALTHY STAND OF GRASS IS OBTAINED.

13.3. ALL CUT OR FILL SLOPES SHALL BE 3H:1V OR FLATTER UNLESS OTHERWISE NOTED.

13.4. CONTRACTOR SHALL ASSURE POSITIVE DRAINAGE AWAY FROM BUILDINGS FOR ALL NATURAL AND PAVED AREAS

13.5. UPON PARTIAL OR FINAL COMPLETION OF GRADING WORK, SPREAD TOPSOIL, SEED, FERTILIZER, AND MULCH IN ACCORDANCE WITH THE PROJECT SPECIFICATIONS AND THE STORM WATER POLLUTION PREVENTION PLAN.

BY	REVISION	DATE

GNE Designing our client's success
GarNat Engineering, LLC
P.O. Box 116 (72018) Ph (501) 408-4650
2909 Military Road Fx (888) 900-3068
Benton, Arkansas 72015 garnatengineering@gmail.com

CUSTOM ADVERTISING OFFICE & SHOPS ADDITION BRYANT, ARKANSAS

STATE OF ARKANSAS
REGISTERED PROFESSIONAL ENGINEER
NO. 9551
VERNON J. WILLIAMS

10-5-2022

CONTENTS:

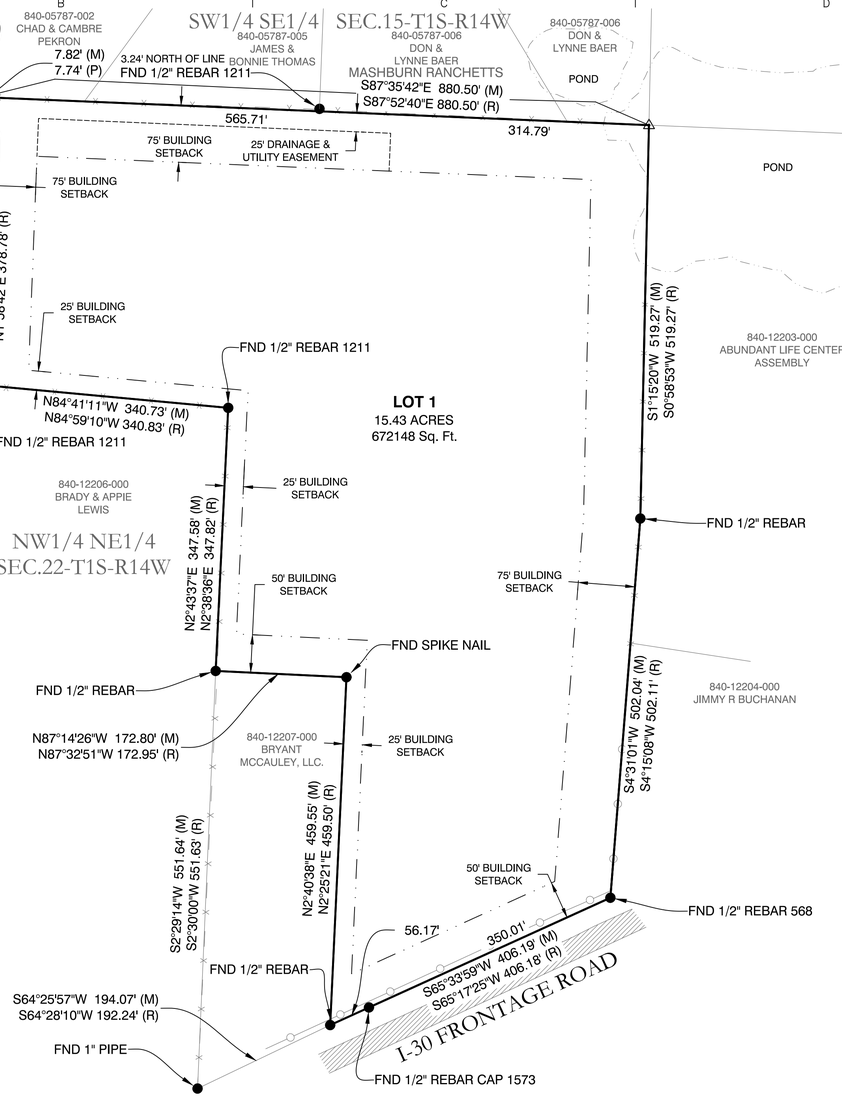
GENERAL NOTES

PROJECT NO: 21069

DATE: JULY 2021

SHEET NO: G1.0

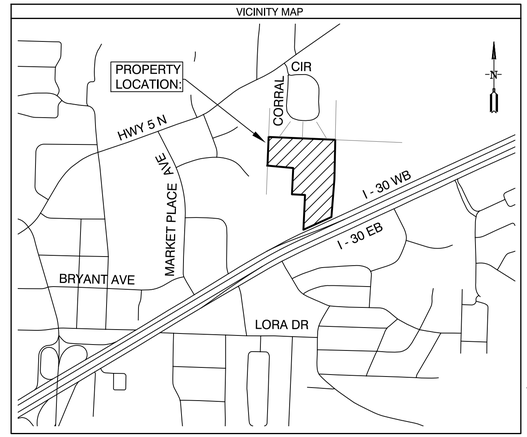
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PROPERTY SPECIFICATIONS:
ZONING CLASSIFICATION: C-3
LOT SIZE: 672,148 SQUARE FEET NUMBER OF LOTS: 1 SOURCE OF WATER: CITY OF BRYANT SOURCE OF SEWER: CITY OF BRYANT
BUILDING SETBACKS: FRONT - 50' REAR - 75' SIDE - 25' OR AS SHOWN
LOT CORNERS: SET #4 REBAR WITH CAP

SURVEY LEGEND
- △ - Computed point
- ● - Found monument
- ⊙ - Set #4 RB/Plas. Cap
- (M)-Measured
- (R)-Record
- (P)-Platted

VICINITY MAP



PROPERTY DESCRIPTION:

OVERALL SUBDIVISION DESCRIPTION

PART OF THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER (NW1/4 NE1/4) OF SECTION 22, TOWNSHIP 1 SOUTH, RANGE 14 WEST, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A FOUND 2" ALUMINUM MONUMENT PLS#1141 FOR THE NORTHWEST CORNER OF THE SAID NW1/4 NE1/4; THENCE S87°35'42"E - 880.50 FEET ALONG THE NORTH LINE THEREOF TO A COMPUTED POINT WHICH FALLS IN AN EXISTING POND THEREOF; THENCE LEAVING SAID NORTH LINE S1°15'20"W - 519.27 FEET TO A FOUND 1/2" REBAR; THENCE S4°31'01"W - 502.04 FEET TO A FOUND 1/2" REBAR W/CAP 568 LOCATED ON THE NORTHERLY RIGHT OF WAY OF THE WESTBOUND I-30 FRONTAGE ROAD; THENCE ALONG SAID RIGHT OF WAY S65°33'59"W - 406.19 FEET TO 1/2" REBAR; ; THENCE LEAVING SAID RIGHT OF WAY N2°40'38"E - 459.55 FEET TO A FOUND SPIKE NAIL; THENCE N87°14'26"W - 172.80 FEET TO A FOUND 1/2" REBAR; THENCE N2°43'37"E - 347.58 FEET TO A FOUND 1/2" REBAR W/CAP 1211; THENCE N84°41'11"W - 340.73 FEET TO A FOUND 1/2" REBAR W/CAP #1211 LOCATED ON THE WEST LINE OF THE SAID NW1/4 NE1/4; THENCE ALONG SAID WEST LINE N2°14'51"E - 378.77 FEET TO THE **POINT OF BEGINNING**, CONTAINING 15.43 ACRES, MORE OR LESS. SUBJECT TO ANY EXISTING EASEMENTS AND THE RIGHT OF WAY OF THE WESTBOUND I-30 FRONTAGE ROAD.

DOCUMENTS USED:
• DEED BOOK 1998 PAGE 11732 QCD WILLIAMS • PREVIOUS SURVEY BY BROWN DATED 9/14/08 • NEIGHBORING SURVEY BY RASBURRY DATED 2/4/05

BASIS OF BEARINGS:
BENCHMARK(S) PROVIDED ARE REBAR AND COORDINATES ON BENCHMARKS ARE NORTH AMERICAN DATUM 1983, ARKANSAS SOUTH ZONE, US SURVEY FEET. GRID COORDINATES AND ELEVATIONS ARE NAVD 1988. COORDINATES AND ELEVATIONS WERE ESTABLISHED USING GPS AND WERE PROCESSED USING THE NATIONAL GEODETIC SURVEY'S "ONLINE POSITIONING USER SERVICE" (OPUS).

CERTIFICATIONS:
BY AFFIXING MY SEAL AND SIGNATURE, I GEORGE P. WOODEN, PS NO.1573, HEREBY CERTIFY THAT THIS DRAWING CORRECTLY DEPICTS A SURVEY COMPILED UNDER MY SUPERVISION ON MAY 17, 2021. THIS SURVEY WAS BASED ON LEGAL DESCRIPTIONS AND TITLE WORK FURNISHED BY OTHERS AND DOES NOT REPRESENT A TITLE SEARCH. THIS PROPERTY IS NOT LOCATED IN THE 100 YEAR FLOOD PLAIN. THE PROPERTY SHOWN ON THIS PLAT IS LOCATED IN ZONE "X" OF THE F.E.M.A. MAP PANEL 05125C0240E EFFECTIVE DATE JUNE 05, 2020.

PLAT CERTIFICATES:

OWNER:

Name: Northside Center LLC &
So Diggin, Inc d/b/a
Custom Advertising of AR
Address: P.O. Box 91, Alexander, AR 72002

DEVELOPER:

Name: Northside Center LLC
Address: P.O. Box 91
Alexander, AR 72002

CERTIFICATE OF OWNER:
We, the undersigned, owners of the real estate shown and described herein do hereby certify that we have laid off, platted and subdivided, and do hereby lay off, plat and subdivide said real estate in accordance with the within plat.

Date: _____ Signed: _____
William Smith
P.O. Box 91, Alexander, AR 72002

Source of Title: SALINE COUNTY, ARKANSAS
Saline County Document# 2021-021327

CERTIFICATE OF ENGINEERING ACCURACY:

I, Vernon J. Williams, hereby certify that this plat correctly represents a survey and a plan made by me or under my supervision; that all monuments shown hereon actually exist and their locations, size, type, and material are correctly shown; and that all requirements of the City of Bryant Subdivision Rules and Regulations have been fully complied with.

Date: _____ Signed: _____
Vernon J. Williams
Registered Professional Engineer
No. 9551, Arkansas

CERTIFICATE OF RECORDING:

CERTIFICATE OF SURVEYING ACCURACY:

I, George P. Wooden, hereby certify that this plat correctly represents a boundary survey made by me or under my supervision on 9/26/2022; that the boundary lines shown hereon correspond with the description in the deeds cited in the above Source of Title; and that all monuments which were found or placed on the property are correctly described and located.

Date: _____ Signed: _____
George P. Wooden
Registered Land Surveyor
No. 1573, Arkansas

CERTIFICATE OF FINAL PLAT APPROVAL:

Pursuant to the City of Bryant Subdivision Rules and Regulations, this document was given approval by the Bryant Planning Commission at a meeting held _____. All of the document is hereby accepted, and this certificate executed under the authority of said rules and regulations.

Date: _____
Signed: _____
Rick Johnson, Chairman
Bryant Planning Commission

FINAL PLAT
CUSTOM ADVERTISING SUBDIVISION TO THE CITY OF BRYANT, SALINE COUNTY, ARKANSAS

100' 50' 0 100'

SURVEY PLAT CODE:
500-01S-14W-0-22-140-62-1573

STATE OF ARKANSAS
REGISTERED PROFESSIONAL ENGINEER
VERNON J. WILLIAMS
NO. 9551

CERTIFICATE OF AUTHORIZATION
GarNat Engineering, LLC
No. 2174
ARKANSAS

BY	REVISION	DATE

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GarNat Engineering, LLC
P.O. Box 116
Benton, AR 72015
Ph (501) 408-4650
3825 Mt. Carmel Rd
Bryant, AR 72022
garnatengineering@gmail.com

FOR: CUSTOM ADVERTISING
LOCATED IN THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER (NW1/4 NE1/4) OF SECTION 22, TOWNSHIP 1 SOUTH, RANGE 14 WEST
CITY OF BRYANT, ARKANSAS

REGISTERED PROFESSIONAL SURVEYOR
STATE OF ARKANSAS
NO. 1573
SIGNATURE
GEORGE P. WOODEN

CONTENTS:
FINAL PLAT

PROJECT NO:
21069

DATE:
OCT. 26, 2022

SHEET NO:
V1.0

a:\Projects\2021 Projects\21069 83728 >30 N = Jimmy Parker\Drawings\DWG\Survey\21069 CUSTOM ADVERTISING SUBDIVISION FINAL PLAT 83728 >30 N = Jimmy Parker-22x34-100322.dwg

PARKING SPACES:

2 HANDICAP PARKING SPACES
24 OUTDOOR PARKING SPACE
26 PARKING SPACES TOTAL

NOTES:

1. SITE PAVEMENT MARKINGS SHALL BE 4" WIDE WHITE PAINT (PER ARDOT STANDARD SPECIFICATION SECTION 718)

POND

POND

END FENCE @ BUFFER

8' WOODEN PRIVACY FENCE

BEGIN FENCE @ PROP LINE

PROPOSED RIP RAP

DLS

END FENCE

30.0'

100.0'

10.0'

149.0'

80.0'

PROPOSED SHOP
11920 SQ. FT.
FF = 426.6

PROPOSED OFFICE
8000 SQ. FT.
FF = 426.6

PERMANENT DRIVEWAY

SIGN TO DESIGNATE SPOT AS HANDICAP ACCESSIBLE (2 TOTAL)

R20.0'

TYPE 1 RAMP (TYP.)

PROPOSED RIP RAP

TYPE 5 HANDICAP RAMP

PROPOSED POLE SIGN

PARCEL ID:
840-05787-006
OWNER:
BAER DON & LYNNE IRREVOCABLE TRUST - TRUSTEE JEHNI
ADRESS:
800 CORRAL CIRCLE
S15-T01S-R14W

PROPOSED SHOP
11920 SQ. FT.
FF = 430.6

23.1'

NO CURB ALLOWED IN ARDOT R-O-W

8' WOODEN PRIVACY FENCE

EX. OFFICE
FF = 430.6

FUTURE DRIVEWAY

70.0'

EX. GRAPHIC DESIGN SHOP
FF = 430.6

EX. SHOP
FF = 430.6

EX. SHOP
FF = 430.6

PARCEL ID:
840-12207-000
OWNER:
BRYANT MCCAULEY LLC
ADRESS:
PO BOX 60
BRYANT AR 72089
S28-T01S-R14W

PARCEL ID:
840-05787-005
OWNER:
THOMAS JAMES MORLEY & BONNIE REVOCABLE TRUST
ADRESS:
21830 SOUTH SOMERSET DR
S15-T01S-R14W

PARCEL ID:
840-12206-00
OWNER:
LEWIS BRADY & APPE TRUSTEES C/O GLENN LEWIS
ADRESS:
23532 I-30
S22-T01S-R14W

PARCEL ID:
840-05787-002
OWNER:
PEKRON CHAD WILLIAM & CAMBRE CARSON
ADRESS:
775 CORRAL CIRCLE
S22-T01S-R14W

15.0'

BEGIN FENCE

EXISITNG 25' UTILITY EASEMENT

PROPOSED ASPHALT

PROPOSED GRAVEL

PROPOSED RIP RAP

PROPOSED CONCRETE

EXISTING GRAVEL

EXISTING CONCRETE

50' 25' 0 50'

DATE	REVISION	BY
10-26-22	REVISED PER CITY OF BRYANT	TM
11-03-22	REVISED PER CITY OF BRYANT	TM

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GarNat Engineering, LLC
P.O. Box 116
Benton, AR 72018
3825 Mt Carmel Rd
Bryant, AR 72022
Ph (501) 408-4650
garnatengineering@gmail.com

CUSTOM ADVERTISING OFFICE & SHOPS ADDITION
BRYANT, AR

STATE OF ARKANSAS
REGISTERED PROFESSIONAL ENGINEER
NO. 9551
VERNON J. WILLIAMS

10-5-2022

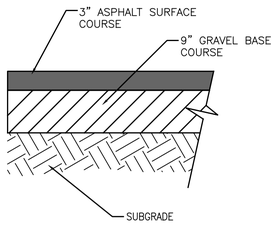
CONTENTS:
SITE PLAN

PROJECT NO:
21069

DATE:
AUGUST 2022

SHEET NO:
C1.0

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ASPHALT PAVING 1

NOT TO SCALE

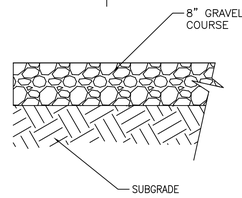
NOTES:

1. ASPHALT SURFACE COURSE SHALL MEET MATERIAL AND INSTALLATION REQUIREMENTS OF SECTION 407 OF AHTD STANDARD SPECIFICATIONS FOR HIGHWAY CONSTRUCTION, LATEST EDITION.

2. ASPHALT BINDER COURSE SHALL MEET MATERIAL & INSTALLATION REQUIREMENTS OF SECTION 406 OF AHTD STANDARD SPECIFICATIONS FOR HIGHWAY CONSTRUCTION, LATEST EDITION.

3. GRAVEL BASE COURSE SHALL MEET MATERIAL AND INSTALLATION REQUIREMENTS FOR AHTD CLASS 7 AGGREGATE BASE COURSE IN SECTION 303 OF AHTD STANDARD SPECIFICATIONS FOR HIGHWAY CONSTRUCTION, LATEST EDITION.

4. SUBGRADE SHALL BE COMPACTED TO A UNIFORM DENSITY OF NOT LESS THAN 95% OF THE MODIFIED PROCTOR.



GRAVEL PAVING DETAIL 2

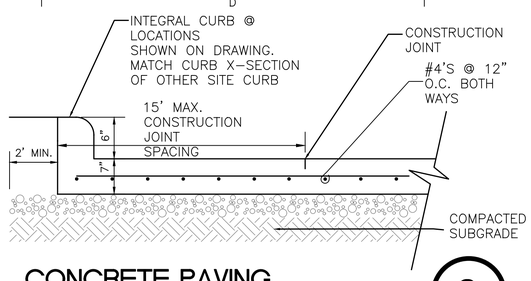
NOT TO SCALE

NOTES:
1. GRAVEL BASE COURSE SHALL MEET MATERIAL AND INSTALLATION REQUIREMENTS FOR AHTD CLASS 7 AGGREGATE BASE COURSE IN SECTION 303 OF AHTD STANDARD SPECIFICATIONS FOR HIGHWAY CONSTRUCTION, LATEST EDITION.

2. SUBGRADE SHALL BE COMPACTED TO A UNIFORM DENSITY OF NOT LESS THAN 95% OF THE MODIFIED PROCTOR.

3. CONTRACTOR TO REMOVE 8" OF MATERIAL TO REACH SUBGRADE.

4. CONTRACTOR TO COORDINATE WITH OWNER'S GEOTECHNICAL ENGINEER ON APPROVAL OF SUBGRADE. SUBGRADE SHALL BE PROOF ROLLED AND APPROVED BY GEOTECHNICAL ENGINEER PRIOR TO PROCEEDING WITH GRAVEL BASE.



CONCRETE PAVING 3

NOT TO SCALE

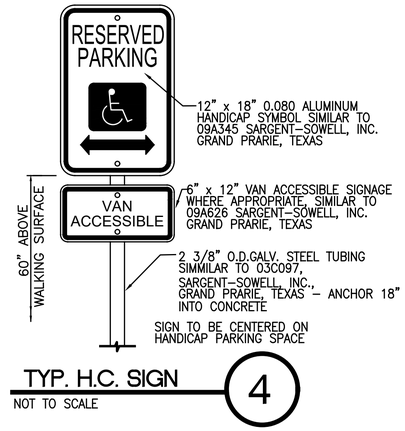
NOTES:

1. CONCRETE SHALL MEET MATERIAL AND INSTALLATION REQUIREMENTS OF SECTION 501 OF AHTD STANDARD SPECIFICATIONS FOR HIGHWAY CONSTRUCTION, LATEST EDITION.

2. REINFORCED STEEL SHALL MEET MATERIAL & INSTALLATION REQUIREMENTS OF SECTION 502 OF AHTD STANDARD SPECIFICATIONS FOR HIGHWAY CONSTRUCTION, LATEST EDITION. USE OF EPOXY COATED STEEL IS NOT REQUIRED.

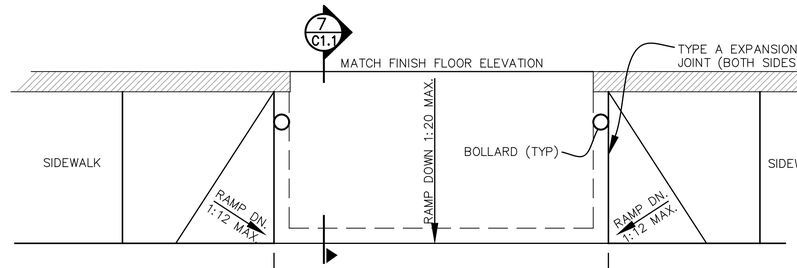
3. GRAVEL BASE COURSE SHALL MEET MATERIAL AND INSTALLATION REQUIREMENTS FOR AHTD CLASS 7 AGGREGATE BASE COURSE IN SECTION 303 OF AHTD STANDARD SPECIFICATIONS FOR HIGHWAY CONSTRUCTION, LATEST EDITION.

4. SUBGRADE SHALL BE COMPACTED TO A UNIFORM DENSITY OF NOT LESS THAN 95% OF THE MODIFIED PROCTOR.



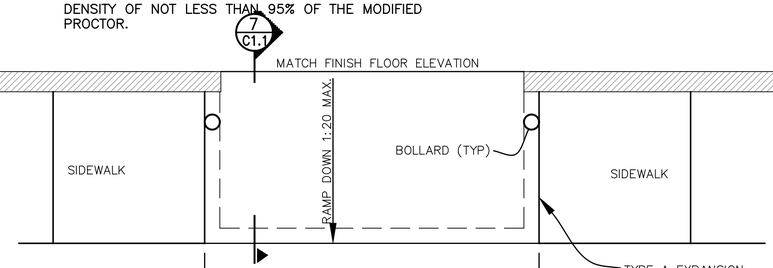
TYP. H.C. SIGN 4

NOT TO SCALE



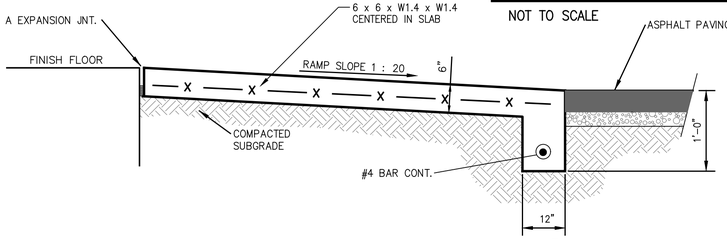
APRON (TYPE 1) 6

NOT TO SCALE



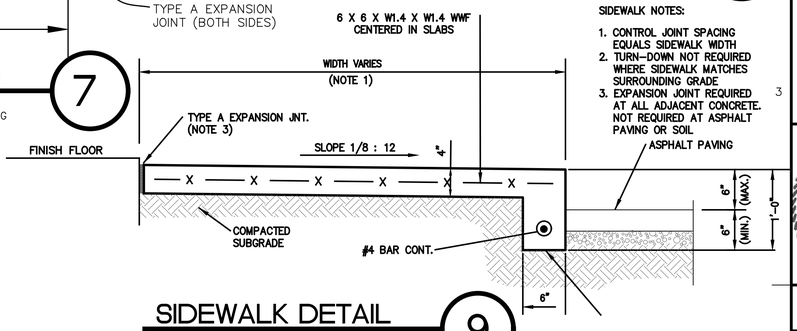
APRON (TYPE 2) 7

NOT TO SCALE



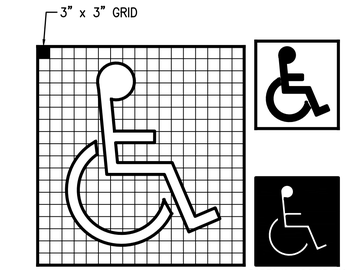
SECTION AT APRON 8

NOT TO SCALE



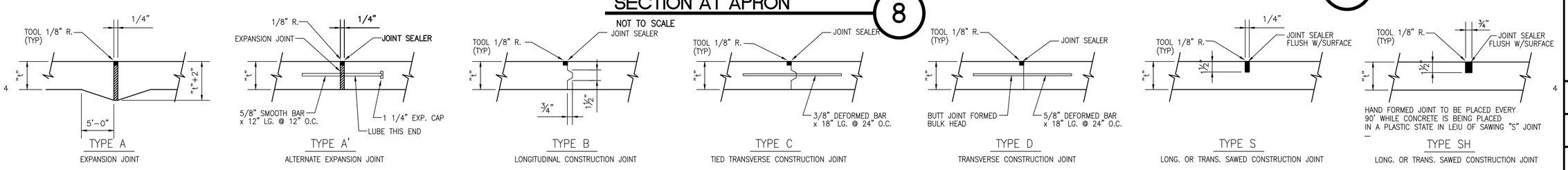
SIDEWALK DETAIL 9

NOT TO SCALE



H.C. PAVEMENT EMBLEM 5

NOT TO SCALE



"t" = SPECIFIED PAVEMENT THICKNESS

CONCRETE JOINTING DETAILS 10

NOT TO SCALE

NOTE: ALL JOINT SPACING NOT TO EXCEED 15'-0" INTERVALS

BY	REVISION	DATE

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Benton, AR 72018
Ph (501) 408-4650
3825 Mt Carmel Rd
Bryant, AR 72022
garnatengineering@gmail.com

CUSTOM ADVERTISING
OFFICE & SHOPS ADDITION
BRYANT, AR

STATE OF ARKANSAS
REGISTERED PROFESSIONAL ENGINEER
VERNON J. WILLIAMS
NO. 9551

10-5-2022

CONTENTS:
SITE DETAILS

PROJECT NO:
21069

DATE:
AUGUST 2022

SHEET NO:
C1.1

a:\Projects\2021 Projects\21069 CUSTOM ADVERTISING - BRYANT, AR — Jimmy Porter\Drawings\Drawings\21069 - SITE DETAILS.dwg

POND

POND

PRIVATE LIFT STATION (SEE SHEET C2.2)

4" SCH 40 SEWER SERVICE (TYP.)

DLS

DOUBLE CLEANOUT (TYP.)

PROPOSED SHOP
11920 SQ. FT.
FF = 426.6

80.0'

PROPOSED OFFICE
8000 SQ. FT.
FF = 426.6

30.0'

R20.0'

ISOLATION VALVE IN VAULT (TYP.)

1" WATER METER (TYP.)

1" WATER SERVICE (TYP.)

1½" WATER SERVICE

1½" WATER METER

STA: 2+50
START BORE

PROPOSED SHOP
11920 SQ. FT.
FF = 430.6

200 L.F. OF DIRECTIONAL BORE.

EX. OFFICE
FF = 430.6

EX. GRAPHIC DESIGN SHOP
FF = 430.6

EX. SHOP
FF = 430.6

EX. SHOP
FF = 430.6

STA: 4+50
END BORE

CONNECT TO EXISTING FORCEMAIN PIPE. FIELD VERIFY LOCATION.

EXISTING LIFT STATION

EXISITNG 25' UTILITY EASEMENT

I-30 FRONTAGE ROAD

PARCEL ID:
840-05787-006
OWNER:
BAER DON & LYNNE IRREVOCABLE TRUST - TRUSTEE JENNI
ADRESS:
800 CORRAL CIRCLE
S15-T01S-R14W

PARCEL ID:
840-12207-000
OWNER:
BRYANT MCCAULEY LLC
ADRESS:
PO BOX 60
BRYANT AR 72089
S22-T01S-R14W

PARCEL ID:
840-05787-005
OWNER:
THOMAS JAMES MORLEY & BONNIE REVOCABLE TRUST
ADRESS:
21830 SOUTH SOMERSET DR
S15-T01S-R14W

PARCEL ID:
840-12206-00
OWNER:
LEWIS BRADY & APPIE TRUSTEES C/O GLENN LEWIS
ADRESS:
23532 I-30
S22-T01S-R14W

PARCEL ID:
840-05787-002
OWNER:
PEKRON CHAD WILLIAM & CAMBRE CARSON
ADRESS:
775 CORRAL CIRCLE
S22-T01S-R14W

50' 25' 0 50'

DATE	REVISION	BY
11-03-22	REVISED PER CITY OF BRYANT	TM

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Bryant, AR 72022
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STATE OF ARKANSAS
REGISTERED PROFESSIONAL ENGINEER
NO. 9551
VERNON J. WILLIAMS

10-5-2022

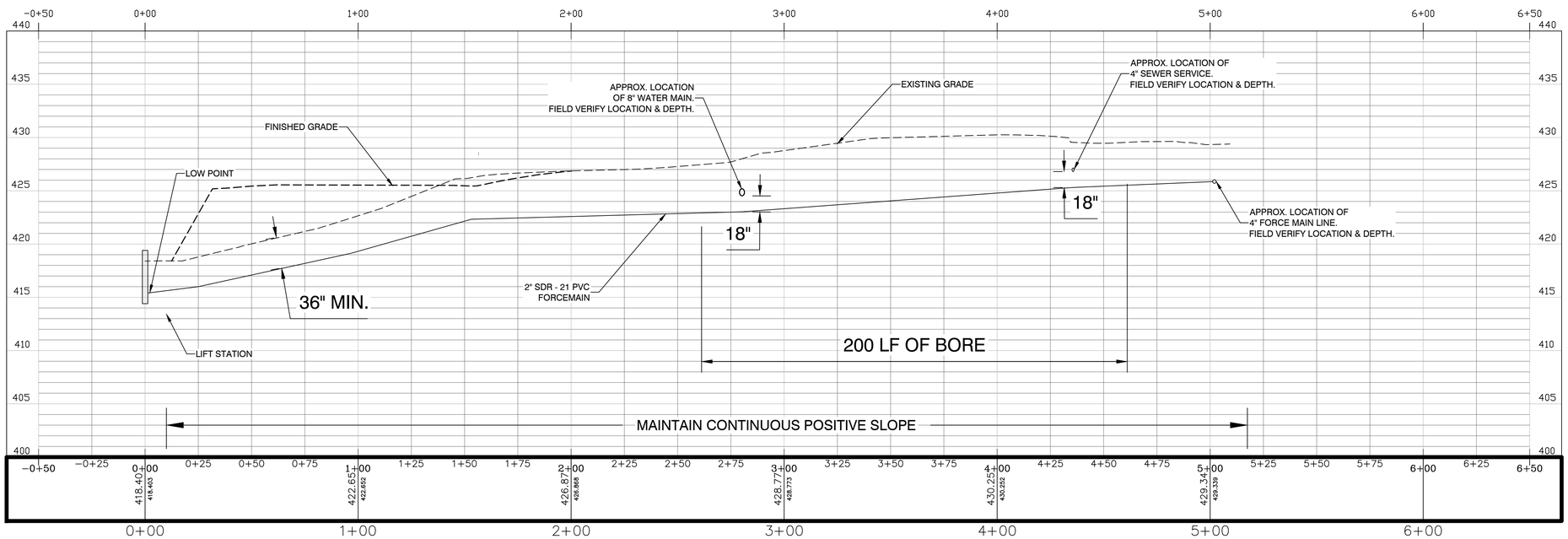
CONTENTS:
UTILITY PLAN

PROJECT NO:
21069

DATE:
AUGUST 2022

SHEET NO:
C2.0

Date: 10/5/2022 3:38:28 PM - Jimmy Farmer - C:\Projects\2021 Projects\21069 23708 I-30 & ...\Design\Utility Design\21069 - UTILITY SITE DESIGN R2.dwg



30' 15' 0 30'

BY	REVISION	DATE

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Bryant, AR 72022
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STATE OF ARKANSAS
REGISTERED PROFESSIONAL ENGINEER
NO. 9551
VERNON J. WILLIAMS

10-5-2022

CONTENTS:

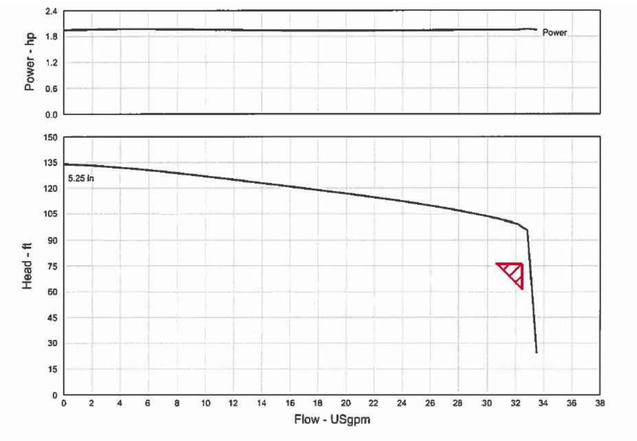
FORCEMAIN PROFILE

PROJECT NO: 21069

DATE: AUGUST 2022

SHEET NO: C2.1

a:\Projects\2021 Projects\21069 CUSTOM ADVERTISING\Design\Drawings\21069 C2.1 - FORCEMAIN PROFILE.dwg, 10/5/2022 3:57:19 PM, Jimmy Parker



PENTAIR

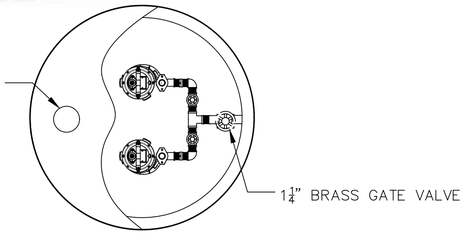
Customer :
Project name : Default

Pump Performance Datasheet

Encompass 2.0 - 17.0.3.0

Item number	: 014	Size	: Myers - VRS20
Service	:	Stages	: 1
Quantity	: 1	Based on curve number	: SUB_G_O_AH_00012_A_2 Rev 2016-12-07
Quote number	: 363843	Date last saved	: 16 Feb 2017 10:19 AM

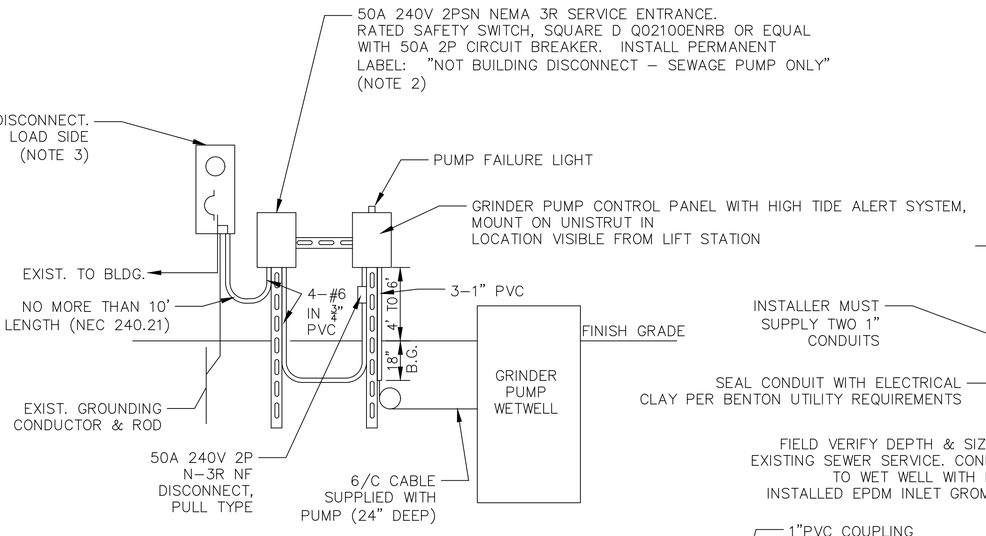
Operating Conditions		Liquid	
Flow, rated	: 32.42 USgpm	Liquid type	: Water
Differential head / pressure, rated (requested)	: 76.23 ft	Additional liquid description	:
Differential head / pressure, rated (actual)	: 76.23 ft	Solids diameter, max	: 0.00 in
Suction pressure, rated / max	: 0.00 / 0.00 psi.g	Solids concentration, by volume	: 0.00 %
NPSH available, rated	: Ample	Temperature, max	: 68.00 deg F
Frequency	: 60 Hz	Fluid density, rated / max	: 1.000 / 1.000 SG
Performance		Viscosity, rated	: 1.00 cP
Speed, rated	: 3500 rpm	Vapor pressure, rated	: 0.34 psi.a
Impeller diameter, rated	: 5.25 in	**Material**	
Impeller diameter, maximum	: 5.25 in	Material selected	: Standard
Impeller diameter, minimum	: 5.25 in	**Pressure Data**	
Efficiency	: -	Maximum working pressure	: 57.99 psi.g
NPSH required / margin required	: - / 0.00 ft	Maximum allowable working pressure	: N/A
nq (imp. eye flow) / S (imp. eye flow)	: N/A Metric units	Maximum allowable suction pressure	: N/A
Minimum Continuous Stable Flow	: -	Hydrostatic test pressure	: N/A
Head, maximum, rated diameter	: 134.0 ft	**Driver & Power Data (@Max density)**	
Head rise to shutoff	: 75.78 %	Driver sizing specification	: Rated power
Flow, best eff. point	: -	Margin over specification	: 0.00 %
Flow ratio, rated / BEP	: -	Service factor	: 1.00
Diameter ratio (rated / max)	: 100.00 %	Power, hydraulic	: 0.62 hp
Head ratio (rated dia / max dia)	: 100.00 %	Power, rated	: 1.50 hp
Cq/Ch/Ce/Cn [ANSI/HI 9.6.7-2010]	: 1.00 / 1.00 / 1.00 / 1.00	Power, maximum, rated diameter	: 1.97 hp
Selection status	: Acceptable	Minimum recommended motor rating	: 2.00 hp / 1.49 kW (Fixed)



MYERS DUPLEX LIFT STATION - TOP VIEW

N.T.S.



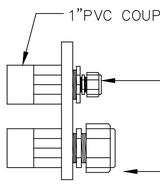


LIFT STATION ELECTRICAL OPTION 2

N.T.S.

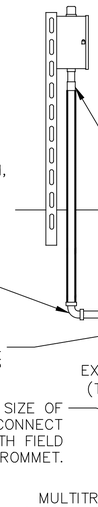
NOTES:

1. PUMP LOCATED MORE THAN 90 FEET FROM BUILDING USING POWER FROM BUILDING SERVICE AND METER.
2. LABELS SHALL BE VINYL SELF ADHESIVE PRINTED IN NON–FADE BLACK ON WHITE, MINIMUM SIZE 4"X5".
3. PROVIDE 50A, 2P CIRCUIT BREAKER. INSTALL AND CONNECT PUMP FEEDER TO NEW BREAKER.



CORD EXITS

N.T.S.



MYERS DUPLEX LIFT STATION - SECTION

N.T.S.

BY	REVISION	DATE

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BRYANT, AR

STATE OF ARKANSAS
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NO. 9551
VERNON J. WILLIAMS

10-5-2022

CONTENTS:
MYERS LIFT STATION DETAILS

PROJECT NO: 21069

DATE: AUGUST 2022

SHEET NO: C2.2

Saved: 8/25/2022 8:38:26 AM - Jenny Farmer - C:\Projects\2021 Projects\21069 2378 N 2nd St - Myers Duplex\Design\Civil\21069 - Lift Station Details.dwg

POND

POND

1 - FT BOTTOM
DETENTION DITCH,
3 - FT HEIGHT, 19 - FT TOP

V-BOTTOM DITCH,
0.5 FT HEIGHT, 3 - FT TOP

I-30 FRONTAGE ROAD

FF 426.60

FF 426.60

FF 430.60

EX. OFFICE
BUILDING
4125 SQ. FT.
FF=430.6

EX. GRAPHIC
SHOP BUILDING
1800 SQ. FT.
FF=430.6

EX. SHOP BUILDING
11920 SQ. FT.
FF=430.6

EX. SHOP BUILDING
11920 SQ. FT.
FF=430.6

V- BOTTOM DITCH,
0.5-FT HEIGHT, 3-FT TOP

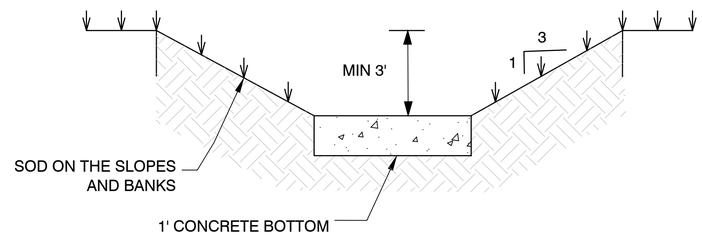
EXISITNG
25' UTILITY
EASEMENT

PARCEL ID:
840-05787-006
OWNER:
BAER DON & LYNNE IRREVOCABLE
TRUST - TRUSTEE JENNI
ADRESS:
800 CORRAL CIRCLE
S15-T01S-R14W

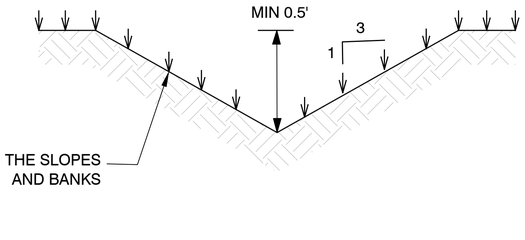
PARCEL ID:
840-05787-005
OWNER
THOMAS JAMES MORLEY
& BONNIE REVOCABLE TRUST
ADRESS:
21830 SOUTH SOMERSET DR
S15-T01S-R14W

PARCEL ID:
840-05787-002
OWNER:
PEKRON CHAD WILLIAM &
CAMBRE CARSON
ADRESS:
775 CORRAL CIRCLE
S22-T01S-R14W

PARCEL ID:
840-12207-000
OWNER:
BRYANT MCCAULEY LLC
ADRESS:
PO BOX 60
BRYANT AR 72089
S23-T01S-R14W



TYPICAL DITCH CROSS SECTION
(N.T.S)



TYPICAL V-DITCH CROSS SECTION (N.T.S)

50' 25' 0 50'

REVISION	BY
11-03-22 REVISED PER CITY OF BRYANT	TM

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STATE OF ARKANSAS
REGISTERED PROFESSIONAL ENGINEER
NO. 9551
VERNON J. WILLIAMS

10-5-2022

CONTENTS:
GRADING & DRAINAGE PLAN

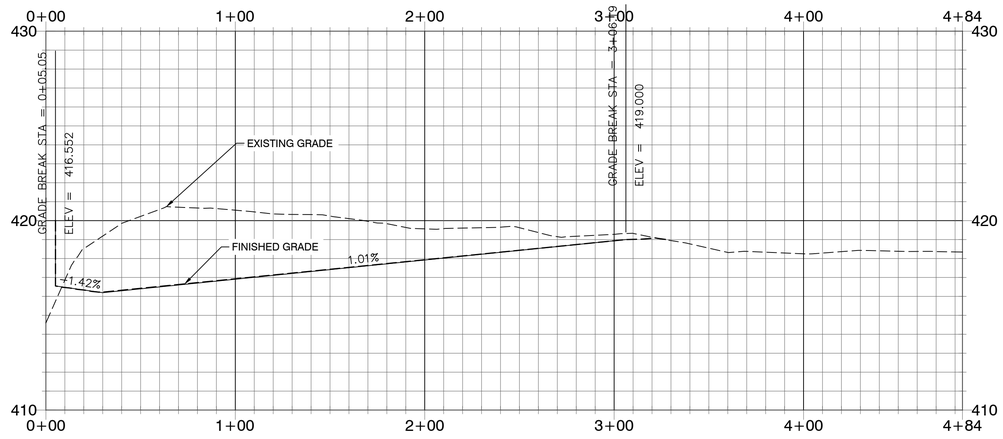
PROJECT NO: 21069

DATE: AUGUST 2022

SHEET NO: C3.0

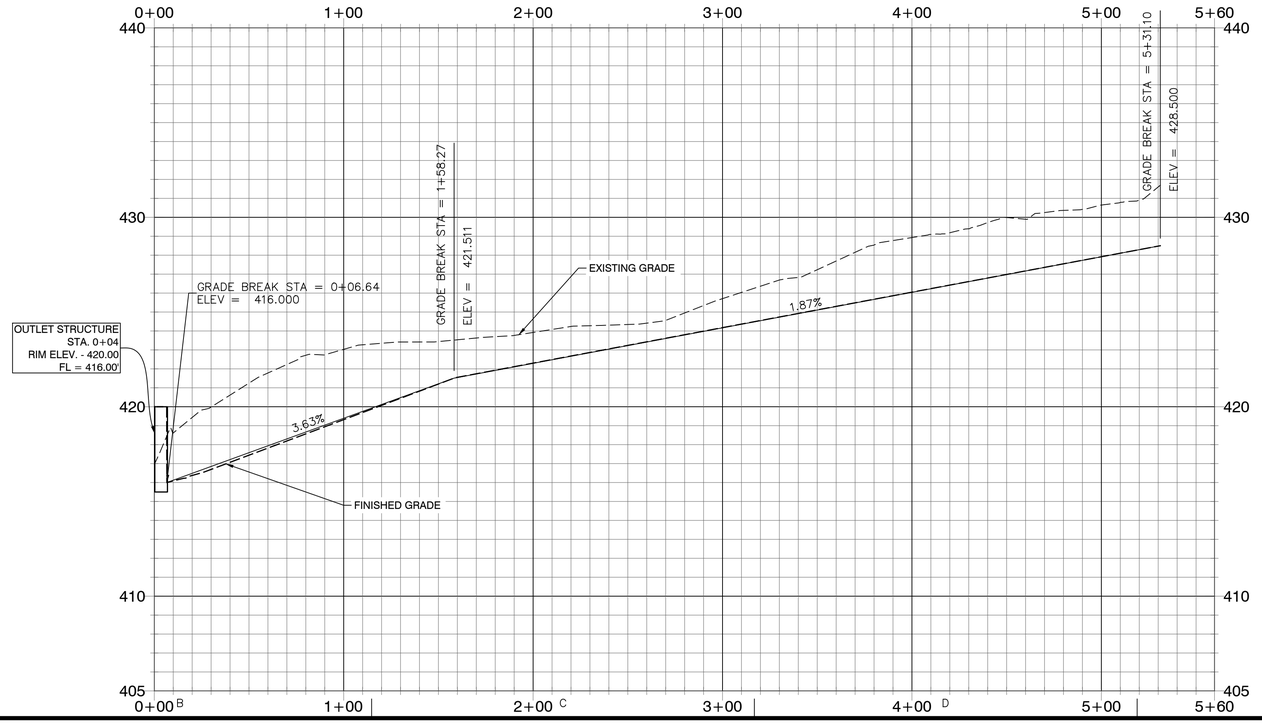
J:\Projects\2021 Projects\21069 22725 I-30 N - Jimmy Parker\Grading\GRAD\Design\PAVE 2.12 - 2069 Grading Design PAVE 2.12.dwg, 10/5/2022 2:35:

EAST DITCH PROFILE



40' 20' 0 40'

NORTH DITCH PROFILE



40' 20' 0 40'

BY	REVISION	DATE

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Bryant, AR 72022
garnatengineering@gmail.com

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STATE OF ARKANSAS
REGISTERED PROFESSIONAL ENGINEER
NO. 9551
VERNON J. WILLIAMS

10-5-2022

CONTENTS:

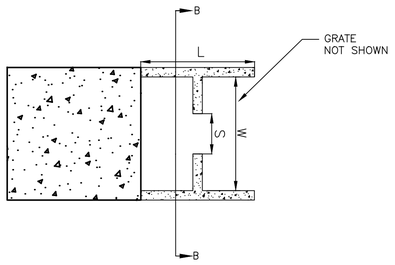
DRAINAGE PROFILES

PROJECT NO: 21069

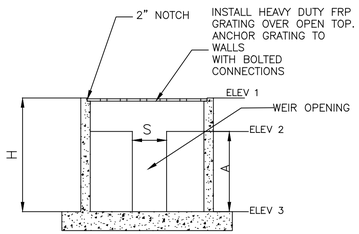
DATE: AUGUST 2022

SHEET NO: C3.1

Saved: 10/5/2022 2:37:38 PM By: Jimmy Parker C:\Projects\2021 Projects\21069 2737B Jimmy Parker\Drawings\Working\Phase 2\C3.2 - 21069 Grading Drainage PHASE 2.dwg

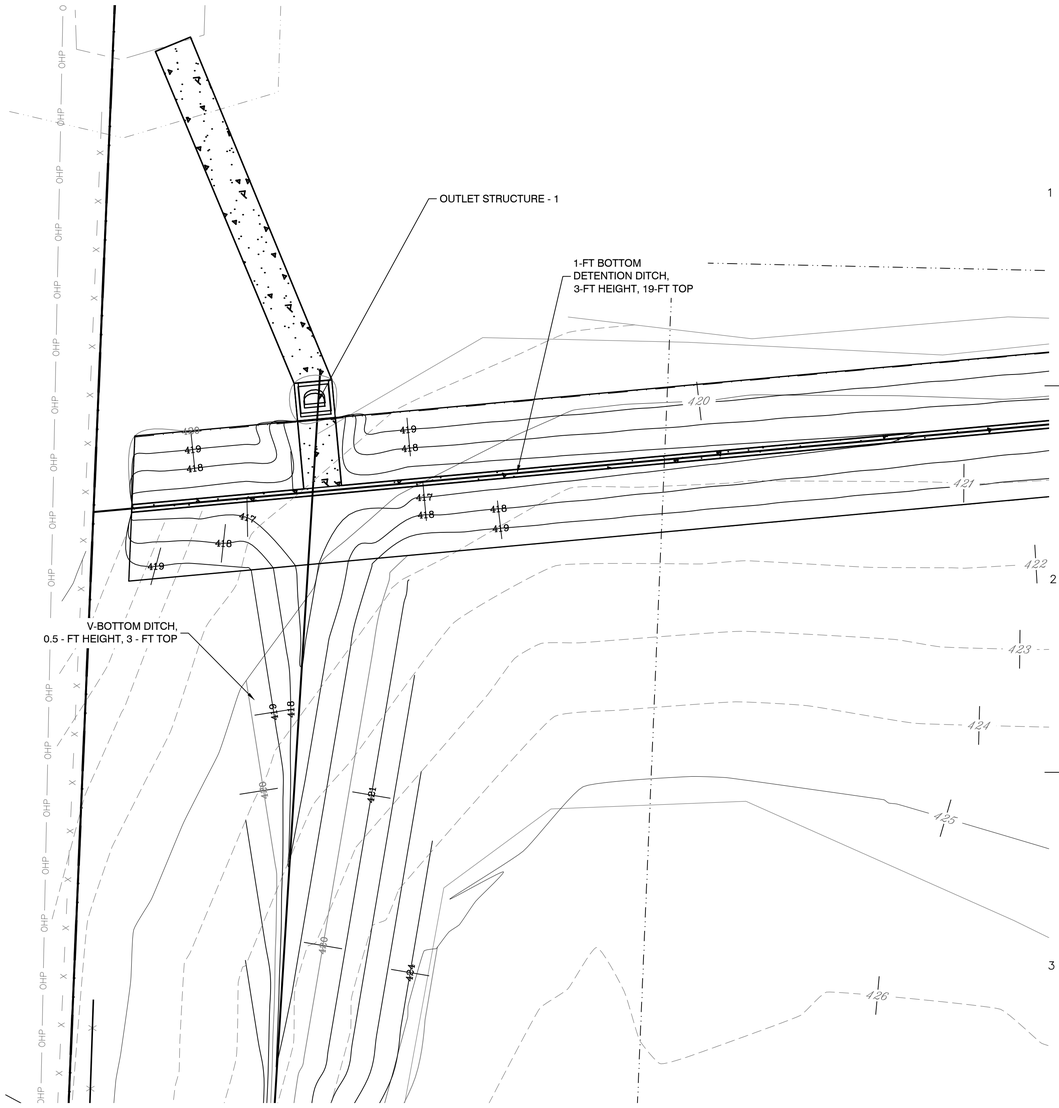


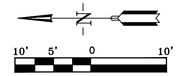
DITCH OUTLET STRUCTURE
PLAN VIEW
NOT TO SCALE



DITCH OUTLET STRUCTURE
SECTION B-B
NOT TO SCALE

OUTLET STRUCTURE								
OUTLET STRUCTURE	L	W	H	ELEV 1	ELEV 2	ELEV 3	S	A
1	5'–0"	5'–0"	4'–0"	420.00	419.00	416.00	1'–11"	3'–0"





BY	REVISION	DATE

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garnatengineering@gmail.com

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STATE OF ARKANSAS
REGISTERED PROFESSIONAL ENGINEER
NO. 9551
VERNON J. WILLIAMS

10-5-2022

CONTENTS:

OUTLET STRUCTURE DETAILS

PROJECT NO: 21069

DATE: AUGUST 2022

SHEET NO: C3.2

Plotted: 05 Oct 2022 - 2:52pm By: Jimmy Garnat
C:\Projects\2021 Projects\21069 CUSTOM ADVERTISING\Design\21069 Design PHASE 3.dwg



BMP NOTES:

1. ALL WASH WATER (CONCRETE TRUCKS, VEHICLE CLEANING, EQUIPMENT CLEANING, ETC.) SHALL BE DETAINED AND PROPERLY TREATED OR DISPOSED.

2. DUST ON THE SITE SHALL BE CONTROLLED. THE USE OF MOTOR OILS AND OTHER PETROLEUM BASED OR TOXIC LIQUIDS FOR DUST SUPPRESSION OPERATIONS IS PROHIBITED.

3. RUBBISH, TRASH, GARBAGE, LITTER, OR OTHER SUCH MATERIALS SHALL BE DEPOSITED INTO SEALED CONTAINERS. MATERIAL SHALL BE PREVENTED FROM LEAVING THE PREMISES THROUGH THE ACTION OF WIND OR STORMWATER DISCHARGE INTO DRAINAGE DITCHES OR WATERS OF THE STATE.

4. DISTURBED PORTIONS OF THE SITE WHERE CONSTRUCTION ACTIVITY HAS PERMANENTLY STOPPED SHALL BE PERMANENTLY SEEDED. THESE AREAS SHALL BE SEEDED NO LATER THAN 14 DAYS AFTER THE LAST CONSTRUCTION ACTIVITY OCCURRING IN THESE AREAS. REFER TO THE GRADING PLAN AND/OR LANDSCAPE PLAN.

5. IF THE ACTION OF VEHICLES TRAVELING OVER THE SITE IS NOT SUFFICIENT TO REMOVE THE MAJORITY OF DIRT OR MUD, THEN THE TIRES MUST BE WASHED BEFORE THE VEHICLES ENTER A PUBLIC ROAD. IF WASHING IS USED, PROVISIONS MUST BE MADE TO INTERCEPT THE WASH WATER AND TRAP THE SEDIMENT BEFORE IT IS CARRIED OFF OF THE SITE.

6. ALL MATERIALS SPILLED, DROPPED, WASHED OR TRACKED FROM VEHICLES ONTO ROADWAYS OR INTO STORM DRAINS MUST BE REMOVED IMMEDIATELY.

7. CONTRACTORS OR SUBCONTRACTORS WILL BE RESPONSIBLE FOR REMOVING SEDIMENT IN THE DETENTION POND AND ANY SEDIMENT THAT MAY HAVE COLLECTED IN THE STORM SEWER DRAINAGE SYSTEMS IN CONJUNCTION WITH THE STABILIZATION OF THE SITE.

8. ON-SITE & OFF SITE SOIL STOCKPILE AND BORROW AREAS SHALL BE PROTECTED FROM EROSION AND SEDIMENTATION THROUGH IMPLEMENTATION OF BEST MANAGEMENT PRACTICES. STOCKPILE AND BORROW AREA LOCATIONS SHALL BE NOTED ON THE SITE MAP AND PERMITTED IN ACCORDANCE WITH GENERAL PERMIT REQUIREMENTS.

9. ALL CONSTRUCTION SHALL BE STABILIZED AT THE END OF EACH WORKING DAY, THIS INCLUDES BACKFILLING OF TRENCHES FOR UTILITY CONSTRUCTION AND PLACEMENT OF GRAVEL OR BITUMINOUS PAVING FOR ROAD CONSTRUCTION.

TOTAL SITE: 7.36 ACRES (INCLUDES R-0-W)

TOTAL DISTURBED AREA: 2.86 ACRES

LEGEND:

500 — EXISTING CONTOURS

DIRECTION OF OVERLAND FLOW

SF — SILT FENCING

60' 30' 0 60'

BY	REVISION	DATE

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garnatengineering@gmail.com

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BRYANT, AR

STATE OF ARKANSAS
VERNON J. WILLIAMS
REGISTERED PROFESSIONAL ENGINEER
NO. 9551

10-5-2022

CONTENTS:

EROSION CONTROL PLAN

PROJECT NO: 21069

DATE: AUGUST 2022

SHEET NO: C4.0

C:\Projects\2021 Projects\2108 2108 - 50 - Jimmy Parnell\Drawings\Utility\Design\PHASE 2\C4.0 - SITE EROSION PLAN.dwg

LANDSCAPING NOTES:

1. PRESERVE EXISTING TREES UNLESS MARKED AS REMOVE OR RELOCATE.

POND

POND

UNDISTURBED BAMBOO BUFFER

8' WOODEN PRIVACY FENCE

(6) GREEN GIANT ARBORVITAE

DLS

24"SWEETGUM TREE

(25) WINTERGREEN BOXWOOD

(25) WINTERGREEN BOXWOOD

22"PINE TREE

END FENCE

REMOVE EXISTING DEAD TREES

10" DEAD TREE

8" DEAD TREE

30"HACKBERRY TREE

16" THREE FINGERED CEDAR TREE

PROPOSED SHOP
11920 SQ. FT.
FF = 426.6

80.0'

30.0'

PROPOSED OFFICE
8000 SQ. FT.
FF = 426.6

STEEL EDGE, TYP.

NOTE 1

(25) VARIGATED LIRIOPE AT 18" O.C. (50 SF)

R20.0'

R20.0'

34"PINE TREE

RELOCATE EXISTING MAPLE TREE

(73) WINTERGREEN BOXWOOD

STEEL EDGE, TYP.

MAPLE TREE

30"WILLOWOAK TREE

48"WATEROAK TREE

26"SWEETGUM TREE

14"TREE

REMOVE 2 EXISTING TREES FOR PLACING SIGN

(25) VARIGATED LIRIOPE AT 18" O.C. (50 SF)

8' WOODEN PRIVACY FENCE

PROPOSED SHOP
11920 SQ. FT.
FF = 430.6

30"PINOAK TREE

40"WATEROAK TREE

28"PINOAK TREE

38"PINOAK TREE

42"PINOAK TREE

22"SPLITWATEROAK TREE

EX. OFFICE
FF = 430.6

(14) GREEN GIANT ARBORVITAE

EX. GRAPHIC DESIGN SHOP
FF = 430.6

EXISTING TREES BUFFER

EX. SHOP
FF = 430.6

EX. SHOP
FF = 430.6

DLS

BAMBOO STARTING AT 75' SETBACK LINE. 15' IN DEPTH.

SOD LIMITS.

RESTORED BUFFER AREA

GREEN GIANT TREES. SPREAD EVENLY EVERY 20'.

15.0'

BEGIN FENCE

OHP

10S

50' 25' 0 50'

I-30 FRONTAGE ROAD

DATE	REVISION	BY
10-26-22	REVISED PER CITY OF BRYANT	TM
11-03-22	REVISED PER CITY OF BRYANT	TM

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9/26/2022

CONTENTS:

LANDSCAPE PLAN

PROJECT NO: 21069

DATE: AUGUST 2022

SHEET NO: L1.0

Aug 29, 2022 - 9:58:28 AM - Jimmy Parsons C:\Projects\2021 Projects\21069 2328 - 50 Custom Advertising\CAD\Sheets\21069 L1.0.dwg

LANDSCAPING NOTES:

1. REPORT ANY DISCREPANCIES FOUND IN THE PLANS. IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO ADVISE THE DESIGNER OF ANY CONDITION FOUND ON THE SITE WHICH PROHIBITS INSTALLATION AS SHOWN ON THESE DRAWINGS.

2. THE NUMBER OF PLANTS OR INTENDED COVERAGE AREAS SHOWN SHALL SUPERSEDE NOTED QUANTITIES. TREE LOCATIONS ARE DIAGRAMMATIC.

3. ALL PLANT MATERIALS MUST BE APPROVED PRIOR TO INSTALLATION. SUBSTITUTIONS OF SIZE OR TYPE OF MATERIAL ARE NOT PERMITTED WITHOUT WRITTEN APPROVAL PRIOR TO DELIVERY OR INSTALLATION.

4. ALL PLANT MATERIALS SHALL BE MAINTAINED IN A HEALTHY AND GROWING CONDITION. REPLACE ANY DAMAGED, DESTROYED, OR REMOVED PLANT MATERIALS WITH THE SAME VARIETY AND SIZE PRIOR TO FINAL ACCEPTANCE.

5. PLANT STORAGE TO BE LOCATED OUT OF VEHICULAR USE AREAS AND NEAR A WATERING SYSTEM TO OPTIMIZE SURVIVAL.

6. ALL PLANTING BEDS SHALL BE IRRIGATED BY AN AUTOMATIC UNDERGROUND IRRIGATION SYSTEM.

7. ALL PLANTING BEDS SHALL BE MULCHED WITH 3-INCHES SHREDDED HARDWOOD OR CYPRESS MUCH.

8. ALL SHRUBS AND TREES SHALL RECEIVE PLANTING BACKFILL OF 2/3 TOPSOIL AND 1/3 COMPOST BY VOLUME AND 2 POUNDS OF 14-14-14 TIMED-RELEASE FERTILIZER PER CUBIC YARD OF BACKFILL.

9. ALL BEDS INSIDE LAWN AREAS TO BE EDGED WITH 4" PAINTED STEEL EDGING.

10. ALL TREES AND SHRUBS SHALL BE THOROUGHLY WATERED IMMEDIATELY AFTER PLANTING.

11. TREES SHALL NOT BE TOPPED AT ANY TIME. PROPER TREE PRUNING TECHNIQUES AS ESTABLISHED BY THE LATEST EDITION OF ANSI A300 STANDARDS FOR TREE CARE SHALL BE UTILIZED FOR MAINTENANCE PURPOSES.

12. COORDINATE ALL INSTALLATION ACTIVITIES WITH IRRIGATION WORK AND IMMEDIATELY REPAIR DAMAGES TO FINISH GRADES, SOD, AND PLANT MATERIALS UNTIL FINAL ACCEPTANCE.

13. SEE GRADING AND DRAINAGE PLAN FOR PROPOSED SLOPES, SWALES, BERMS, AND WATER FEATURES. MAINTAIN PROPER FINISH GRADES IN ALL AREAS AS INDICATED.

14. LANDSCAPE CONTRACTOR SHALL BE RESPONSIBLE FOR FINE GRADING, REMOVAL OF MISCELLANEOUS DEBRIS AND ANY ADDITIONAL FILL REQUIRED TO PROVIDE MINIMUM TOPSOIL DEPTHS AND CREATE A SMOOTH CONDITION PRIOR TO PLANTING IN ALL AREAS.

15. TOPSOIL SHALL BE FREE OF STONES, ROOTS, CLODS, AND ANY OTHER FOREIGN MATERIAL THAT IS NOT BENEFICIAL FROM PLANT GROWTH.

16. LANDSCAPE AND OPEN AREAS SHALL BE KEPT FREE OF TRASH, LITTER, AND WEEDS AT ALL TIMES DURING CONSTRUCTION.

17. IDENTIFICATION LABELS MUST BE ATTACHED TO ALL PLANT MATERIALS AND SHALL REMAIN INTACT UNTIL FINAL ACCEPTANCE OF THE WORK. REMOVE ALL TAGS AND LABELS FOLLOWING FINAL ACCEPTANCE.

18. CALIPER OF TREES TO BE MEASURED 6-INCHES ABOVE GROUND LEVEL FOR TREES UP TO 4-INCH CALIPER SIZE.

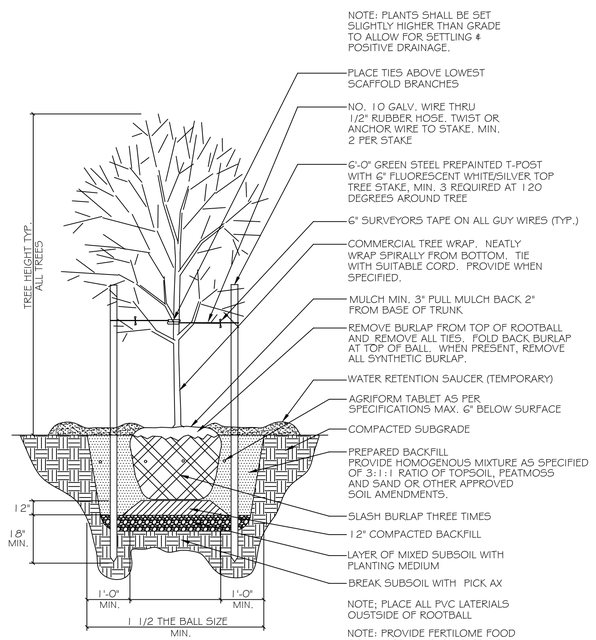
19. GENERAL CONTRACTOR SHALL PROVIDE 6-INCH DIAMETER MINIMUM SCHEDULE 40 PVC SLEEVING FOR IRRIGATION TO ALL CURB ISLANDS AND UNDER ALL DRIVE ISLE CROSSINGS.

20. CONTRACTOR TO REFER TO THE UTILITY PLAN SHEET FOR RECENT FIRE FLOW INFORMATION.

LEGEND:

PLAN QUANTITIES:

Quantity	Common Name/Botanical Name	Size	Remarks
20	Green Giant Arborvitae Thuja standishii x plicata 'Green Giant'	6 - 8'	Specimen, Full to Ground
123	Wintergreen Boxwood Buxus sinica var. Insularis 'Wintergreen'	3 gallon, 18" HT	Full well branched shrub with uniform shape, Space plants 4' o.c.
50	Varigated Liriope Liriope muscari 'Variegata'	1 gallon	Space plance at 18" o.c.
	Bermuda Tifway 419 Cynodon Dactylon var. Tifway 419	Sod	Solid sod, all areas indicated with close knit joints



1 L1 TREE PLANTING DETAIL
No Scale

SODDING OF DISTURBED AREAS

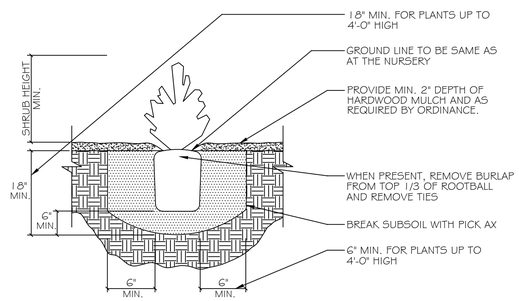
AREAS AND LIMITS OF SODDING ARE INDICATED BASED ON ANTICIPATED DISTURBANCE BY GRADING OPERATIONS. CONTRACTOR TO PROVIDE ADDITIONAL SODDING IN ANY OTHER AREAS DISTURBED BY WORK UNDER THIS CONTRACT. EXCAVATE AND REMOVE ANY REMAINING TURF AND SOIL TO A 4-INCH MINIMUM DEPTH WITHIN NEW SOD AREAS. HAND EXCAVATION REQUIRED WITHIN DRIP LINES OF TREE AREAS TO AVOID DAMAGE TO EXISTING ROOTS.

MAINTENANCE AND WARRANTY

CONTRACTOR TO PROVIDE FULL MAINTENANCE OF INSTALLED LANDSCAPE AND IRRIGATION UNTIL DATE OF FINAL ACCEPTANCE. ADDITIONALLY, CONTRACTOR TO PROVIDE ONE YEAR WARRANTY FOR ALL LANDSCAPE AND IRRIGATION WORK FROM THE DATE OF FINAL ACCEPTANCE.

IRRIGATION SYSTEM

CONTRACTOR TO PROVIDE AUTOMATIC IRRIGATION SYSTEM FOR ALL NEW LANDSCAPE AND TURF AREAS SHOWN ON THE PLANS. SYSTEM WILL REQUIRE PROVIDING BACKFLOW PREVENTER, PERMITTING, POWER CONNECTION, CONTROLLER, AND ALL OTHER WORK REQUIRED FOR A COMPLETE AND FUNCTIONING SYSTEM THAT PROVIDES 100% COVERAGE. COORDINATE LOCATION OF CONTROLLER WITH OWNER, GENERAL CONTRACTOR, AND ELECTRICAL CONTRACTOR. COORDINATE LOCATION OF IRRIGATION SLEEVES WITH GENERAL CONTRACTOR PRIOR TO FULLY MOBILIZING TO SITE. CONTRACTOR TO REFER TO THE UTILITY PLAN SHEET FOR CURRENT FIRE FLOW INFORMATION.



NOTES:
1. PROVIDE WEED CONTROL AND/OR FERTILIZER AS SPECIFIED BELOW.
2. WEED CONTROL AND FERTILIZER MAY BE APPLIED AT A LATER DATE TO COMPLY WITH SEASONAL CONDITIONS AND THE GROWING PERIOD.
3. PROVIDE AGRIFORM TABLETS AS PER MANUFACTURERS RECOMMENDATIONS.
4. PROVIDE HOMOGENOUS BACKFILL PLANTING MIXTURE OF 3:1 RATIO TOPSOIL TO PEATMOSS AND/OR OTHER APPROVED SOIL AMENDMENTS.
5. PROVIDE FERTILOME ROOT STIMULATOR OR APPROVED EQUAL IN PITS.
6. APPLY BALAN PREEMERGENT WEED CONTROL OR APPROVED EQUAL TREATMENT ON ALL SHRUB AND GROUNDCOVER BEDS.

2 L1 SHRUB PLANTING DETAIL
No Scale

REVISION	BY	DATE
REVISED PER CITY OF BRYANT	TM	10-26-22

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9/26/2022

CONTENTS:
LANDSCAPING NOTES & DETAILS

PROJECT NO: 21069

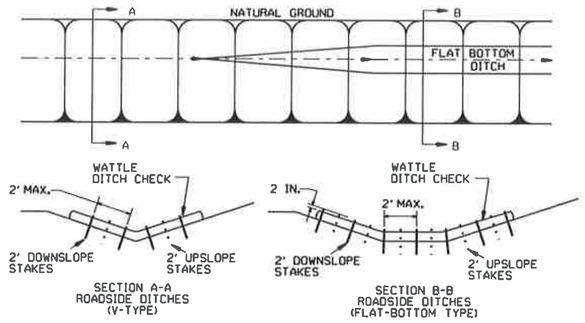
DATE: AUGUST 2022

SHEET NO: L1.1

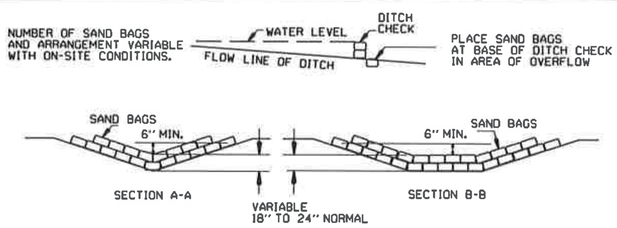
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GENERAL NOTES

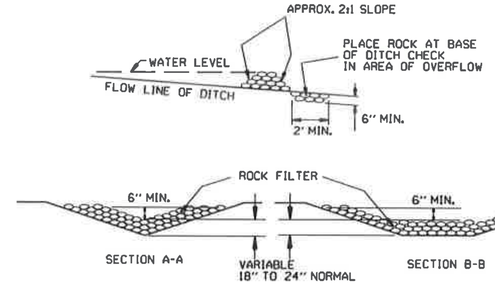
INSTALL A MINIMUM OF 2 UPSLOPE STAKES AND 4 DOWNSLOPE STAKES AT AN ANGLE TO WEDGE WATTLE TO BOTTOM OF DITCH.



WATTLE DITCH CHECK (E-1)



SAND BAG DITCH CHECK (E-5)

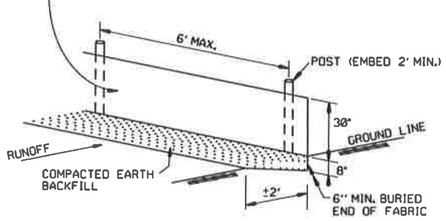


ROCK DITCH CHECK (E-6)

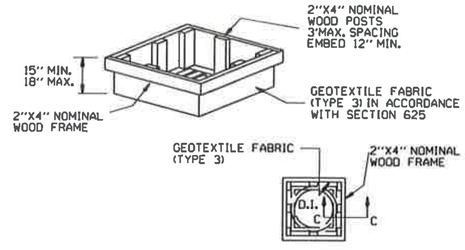
GENERAL NOTES

GEOTEXTILE FABRIC (TYPE 4) IN ACCORDANCE WITH SECTION 625

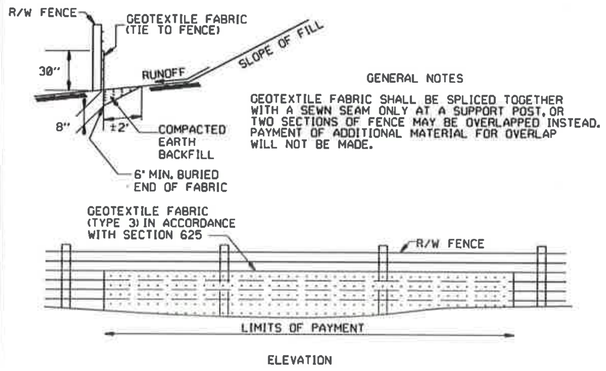
GEOTEXTILE FABRIC SHALL BE SPLICED TOGETHER WITH A SEWN SEAM ONLY AT A SUPPORT POST OR TWO SECTIONS OF FENCE MAY BE OVERLAPPED INSTEAD. PAYMENT OF ADDITIONAL MATERIAL FOR OVERLAP WILL NOT BE MADE.



SILT FENCE (E-11)



DROP INLET SILT FENCE (E-7)



GENERAL NOTES

GEOTEXTILE FABRIC SHALL BE SPLICED TOGETHER WITH A SEWN SEAM ONLY AT A SUPPORT POST, OR TWO SECTIONS OF FENCE MAY BE OVERLAPPED INSTEAD. PAYMENT OF ADDITIONAL MATERIAL FOR OVERLAP WILL NOT BE MADE.

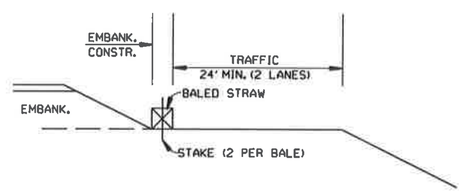
SILT FENCE ON R/W FENCE (E-4)

GENERAL NOTES

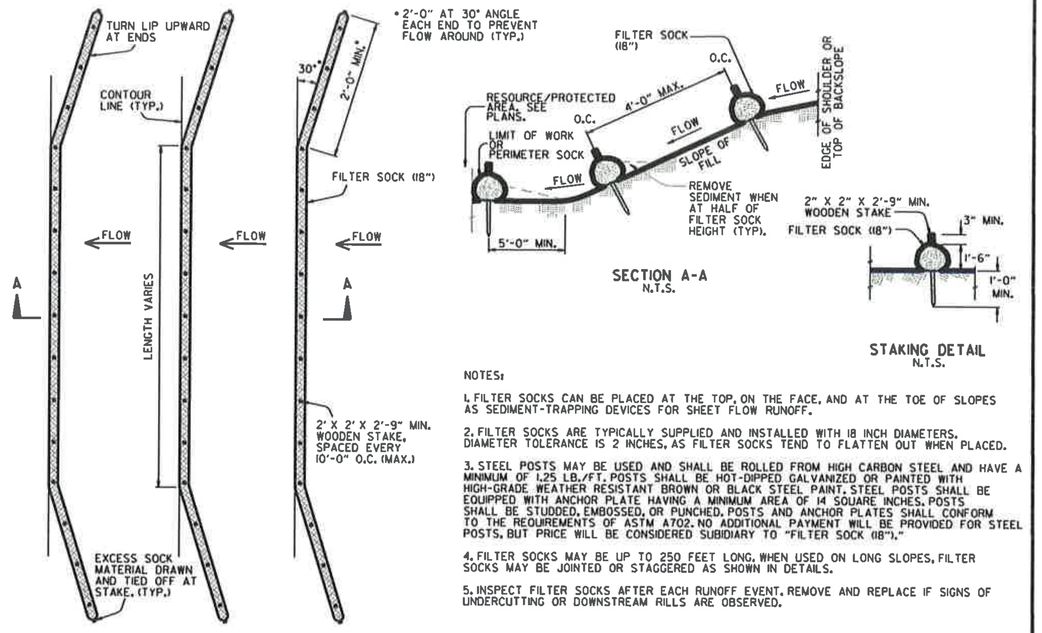
1. STRAW BALES SHALL BE INSTALLED SO THAT THE BINDINGS ARE ORIENTED AROUND THE SIDES RATHER THAN ALONG THE TOPS AND BOTTOMS OF THE BALES. THE BALES SHALL BE A MINIMUM OF 30 INCHES IN LENGTH.

2. NO GAPS SHALL BE LEFT BETWEEN BALES.

3. BALED STRAW FILTER BARRIERS COMPLETED AND ACCEPTED WILL BE MEASURED BY THE BALE IN PLACE AS AUTHORIZED BY THE ENGINEER AND WILL BE PAID FOR AT THE CONTRACT UNIT PRICE BID PER BALE FOR BALED STRAW DITCH CHECKS.



BALED STRAW FILTER BARRIER (E-2)



NOTES:

1. FILTER SOCKS CAN BE PLACED AT THE TOP, ON THE FACE, AND AT THE TOE OF SLOPES AS SEDIMENT-TRAPPING DEVICES FOR SHEET FLOW RUNOFF.

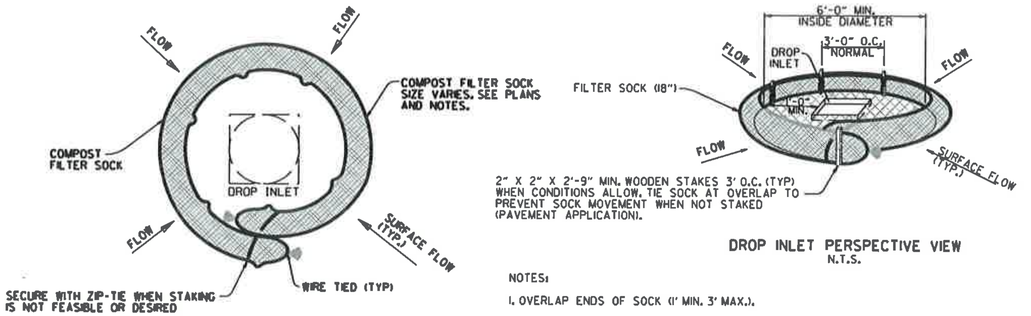
2. FILTER SOCKS ARE TYPICALLY SUPPLIED AND INSTALLED WITH 18 INCH DIAMETERS. DIAMETER TOLERANCE IS 2 INCHES, AS FILTER SOCKS TEND TO FLATTEN OUT WHEN PLACED.

3. STEEL POSTS MAY BE USED AND SHALL BE ROLLED FROM HIGH CARBON STEEL AND HAVE A MINIMUM OF 1.25 LB./FT. POSTS SHALL BE HOT-DIPPED GALVANIZED OR PAINTED WITH HIGH-GRADE WEATHER RESISTANT BROWN OR BLACK STEEL PAINT. STEEL POSTS SHALL BE EQUIPPED WITH ANCHOR PLATE HAVING A MINIMUM AREA OF 14 SQUARE INCHES. POSTS SHALL BE STUDDED, EMBOSSED, OR PUNCHED. POSTS AND ANCHOR PLATES SHALL CONFORM TO THE REQUIREMENTS OF ASTM A702. NO ADDITIONAL PAYMENT WILL BE PROVIDED FOR STEEL POSTS, BUT PRICE WILL BE CONSIDERED SUBIDIARY TO "FILTER SOCK (18")."

4. FILTER SOCKS MAY BE UP TO 250 FEET LONG. WHEN USED ON LONG SLOPES, FILTER SOCKS MAY BE JOINTED OR STAGGERED AS SHOWN IN DETAILS.

5. INSPECT FILTER SOCKS AFTER EACH RUNOFF EVENT. REMOVE AND REPLACE IF SIGNS OF UNDERCUTTING OR DOWNSTREAM RILLS ARE OBSERVED.

FILTER SOCK ALONG SLOPE (E-3)



NOTES:

1. OVERLAP ENDS OF SOCK (1' MIN. 3' MAX.).

2. USE 18" DIA. SOCK IN NON-TRAFFIC AREAS OR AREAS WHERE SAFETY IS NOT A CONCERN.

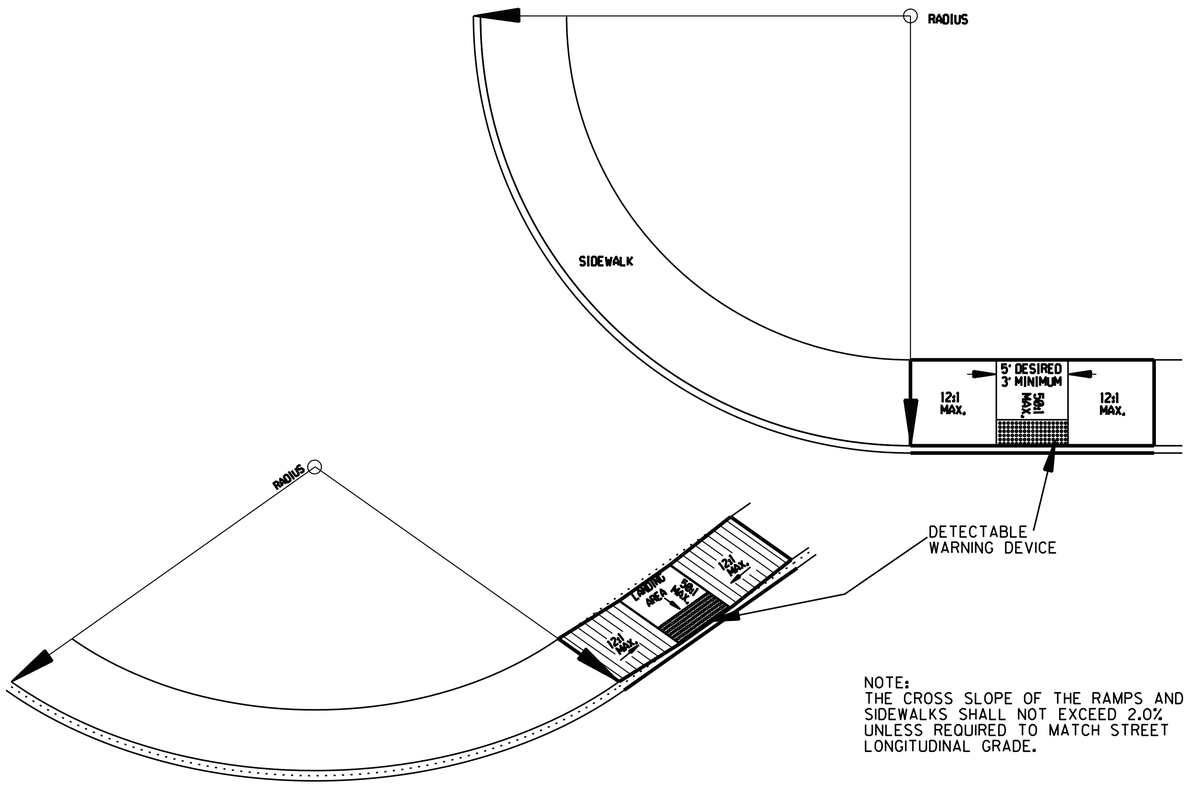
COMPOST FILTER SOCK DROP INLET PROTECTION (E-13)

DATE	REVISION	FILMED
11-16-17	ADDED FILTER SOCK E-3 AND E-13	
12-15-11	DELETED BALED STRAW DITCH CHECK & ADDED WATTLE DITCH CHECK	
11-18-98	ADDED NOTES	
07-02-98	ADDED BALED STRAW FILTER BARRIER (E-2)	
07-20-95	REVISED SILT FENCE E-4 AND E-11	7-20-95
07-15-94	REV. E-4 & E-11 MIN. 13" BURIED END OF FABRIC	
06-02-94	REVISED E-1,4,7 & 11; DELETED E-2 & 3	6-2-94
04-01-93	REDRAWN	
10-01-92	REDRAWN	
08-02-76	ISSUED R.D.M.	298-7-28-76

ARKANSAS STATE HIGHWAY COMMISSION

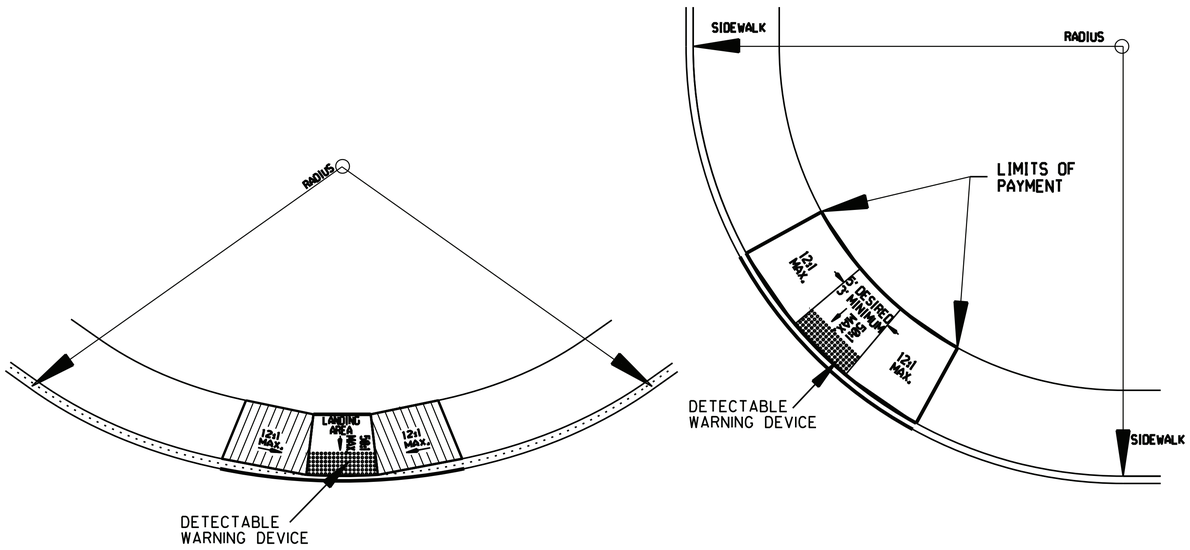
TEMPORARY EROSION CONTROL DEVICES

STANDARD DRAWING TEC-1



NOTE:
THE CROSS SLOPE OF THE RAMPS AND SIDEWALKS SHALL NOT EXCEED 2.0% UNLESS REQUIRED TO MATCH STREET LONGITUDINAL GRADE.

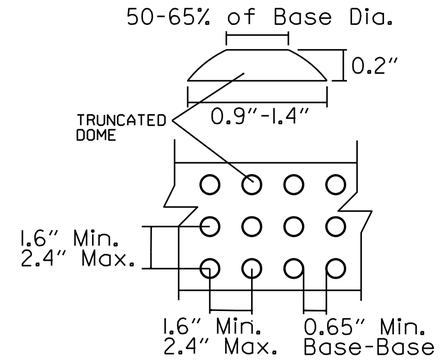
TYPE 5 RAMP



TYPE 6 RAMP

GENERAL NOTES FOR DETECTABLE WARNING DEVICES

THE DETECTABLE WARNING DEVICE SHALL BE LOCATED SO THAT THE NEAREST EDGE OF THE DEVICE IS 6 TO 8 INCHES FROM THE FACE OF THE CURB.
TRUNCATED DOMES IN THE DETECTABLE WARNING SURFACE SHALL MEET THE REQUIREMENTS OF THE GEOMETRIC CONFIGURATION SHOWN.
DOMES SHALL BE ALIGNED ON A SQUARE GRID IN THE PREDOMINANT DIRECTION OF TRAVEL TO PERMIT WHEELS TO ROLL BETWEEN DOMES.
DETECTABLE WARNING DEVICE SHALL BE 24 INCHES IN THE DIRECTION OF TRAVEL AND EXTEND THE FULL WIDTH OF THE CURB RAMP OR FLUSH SURFACE.
DETECTABLE WARNING DEVICE SHALL BE ON THE ARDOT QUALIFIED PRODUCTS LIST FOR CAST-IN-PLACE TACTILE PANELS (ADA DETECTABLE WARNING).



DETECTABLE WARNING DEVICE DETAIL

GENERAL NOTES:

IN ALTERATIONS WHEELCHAIR RAMPS ARE TO BE PROVIDED AT CURBED STREET INTERSECTIONS WITH PEDESTRIAN TRAFFIC AND MID-BLOCK CROSSWALK LOCATIONS.

THE LENGTH OF THE RAMP SHALL BE SUCH THAT THE SLOPE DOES NOT EXCEED 12:1. THE SURFACE TEXTURE OF THE RAMP SHALL CONFORM TO A CLASS 6 FINISH ACCORDING TO SECTION 802.19.

THE NORMAL GUTTER GRADE SHALL BE MAINTAINED THROUGH THE AREA OF THE RAMP.
ALL PAVEMENT MARKINGS SHALL BE IN ACCORDANCE WITH THE LATEST EDITION OF THE MANUAL OF UNIFORM TRAFFIC CONTROL DEVICES PUBLISHED BY THE FEDERAL HIGHWAY ADMINISTRATION.
THE MINIMUM THICKNESS OF THE RAMP, WALK, & LANDING SHALL BE 4".
THE MINIMUM WIDTH OF THE RAMPS SHALL BE THE EXISTING WALK WIDTH OR 36", WHICHEVER IS GREATER.
MINOR MODIFICATIONS OF THESE DETAILS, AS APPPROVED BY THE ENGINEER, MAY BE MADE TO ADJUST TO LOCAL CONDITIONS.

RAMP SELECTION CRITERIA

FIRST CHOICE	TYPE 1	CORNER LOCATIONS WITH THE WALK ADJACENT TO THE CURB (BOTH NEW CONSTRUCTION AND ALTERATIONS).
	TYPE 2	CORNER LOCATIONS WITH THE WALK OFFSET FROM THE CURB A DISTANCE INSUFFICIENT TO ALLOW THE REQUIRED RAMP SLOPE (BOTH NEW CONSTRUCTION AND ALTERATIONS).
	TYPE 3	CORNER LOCATIONS WITH THE WALK OFFSET FROM THE CURB A DISTANCE SUFFICIENT TO ALLOW THE REQUIRED RAMP SLOPE (BOTH NEW CONSTRUCTION AND ALTERATIONS).
	TYPE 4	TANGENT LOCATIONS (BOTH NEW CONSTRUCTION AND ALTERATIONS).
SECOND CHOICE	TYPE 5	TANGENT LOCATIONS (ALTERATIONS ONLY).
THIRD CHOICE	TYPE 6	CORNER LOCATIONS (ALTERATIONS ONLY). THIS RAMP MAY BE USED ONLY IF THE TYPE 5 RAMPS CANNOT BE PLACED AT THE ENDS OF THE RADIUS.
FOURTH CHOICE		IF SITE CONSTRAINTS PREVENT THE CONSTRUCTION OF ANY OF THE TYPES LISTED, THEN AND ONLY THEN CAN THE 12:1 MAX. SLOPE ON THE RAMP BE EXCEEDED TO PROVIDE ACCESS TO THE STREET LEVEL (ALTERATIONS ONLY). THE SLOPE CAN BE STEEPENED TO A 10:1 MAX. FOR A MAX. LENGTH OF 5' OR A 8:1 MAX. FOR A MAX. LENGTH OF 2'. SLOPES STEEPER THAN 8:1 ARE NOT ALLOWED UNDER ANY CIRCUMSTANCES.

NOTE: IN ALTERATIONS, THE SELECTION OF THE TYPE OF WHEELCHAIR RAMP TO BE CONSTRUCTED SHALL BE BASED ON THE AMOUNT OF RIGHT-OF-WAY AVAILABLE, AND ON THE PRESENCE OF OTHER SITE CONSTRAINTS (UTILITIES, BUILDINGS, ETC.). THE TABLE ABOVE LISTS THE ORDER IN WHICH THE RAMPS ARE TO BE CONSIDERED.

AN ALTERATION IS DEFINED AS A PROJECT THAT CHANGES OR AFFECTS THE USE OF A PEDESTRIAN PATHWAY (OVERLAYS, SIGNALIZATION PROJECTS, ETC.) BUT DOES NOT REQUIRE THE PURCHASE OF ADDITIONAL RIGHT-OF-WAY. ALL PROJECTS THAT REQUIRE THE PURCHASE OF ADDITIONAL RIGHT-OF-WAY WILL USUALLY BE CONSIDERED NEW CONSTRUCTION FOR THE PURPOSES OF THE CHART ABOVE.

DATE	REVISION	DATE FILM
10-9-03	REVISED GENERAL NOTES & ADDED NOTE.	
4-10-03	REVISED DETECTABLE WARNING DEVICE DETAIL	
8-22-02	ADDED DETECTABLE WARNING DEVICES DETAILS	
11-18-98	REV. FOURTH CHOICE NOTE	
8-12-98	REVISED TEXTURE	
7-02-98	ISSUED	

ARKANSAS STATE HIGHWAY COMMISSION

WHEELCHAIR RAMPS ALTERATIONS ONLY

STANDARD DRAWING WR-2