HOPE
CONSULTING
ENGINEERS - SURVEYORS

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Wednesday, December 21, 2022

Truett Smith
Community Development Director
City of Bryant
210 SW 3rd Street
Bryant, AR 72022

RE: Cornerstone Montessori Christian Academy
Hope Project No. 20-0673

Mr. Smith,

Following are the comments from the November 3rd Bryant DRC meeting and my responses.

1. Minimum Stormwater In-Lieu fee will be required. Acknowledged.
2. When relocating the 8" force main, show upsize to 12" from property line to property line. Previously, we were told to only provide an easement for the future force main.
3. Erosion Control Plan will be required to be updated to show use of wire mesh backed silt fence, currently it shows no wire backed silt fence. Detail and note updated.
4. ADA parking spaces needed in the lot with sidewalks to the building. ADA spaces are shown.
5. Discuss possible striping of the road (Springhill Road) to include a turn lane coming South or a deceleration lane going North. Discussions at DRC concluded there isn't room for either.
6. Dumpster Enclosure. Details added for dumpster enclosure.
7. Add wording on plans that the dumpster enclosure will be made of non-fencing materials. Note added.
8. Provide elevations with façade materials shown for the new building. Architect is providing.
9. Landscape Plan. Landscape Plan included.
10. The Fire Department Access Road shall be 26' wide, 10' in either direction of the fire hydrant. See the diagram shown in the D103.1 of 2012 Arkansas Fire Prevention Code. Drive is 26' feet wide in excess of 10 feet in either direction of the fire hydrant.

We are hereby requesting your review and approval of this project.

Sincerely,

William McFadden, PE CFM
Project Engineer