DIAMOND ESTATES SUBDIVISION
BRYANT, ARKANSAS

Prepared by:

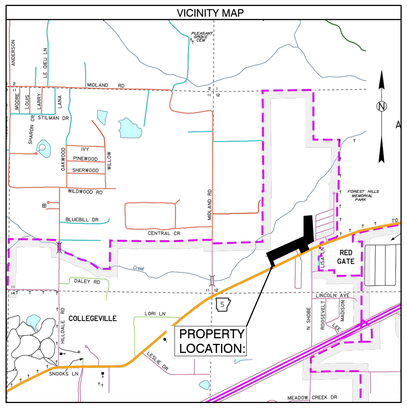
GarNat Engineering, LLC

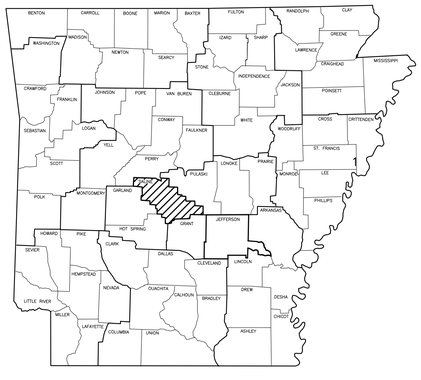
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P.O. Box 116
Benton, AR 72018
Ph (501) 408-4650

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







1	PRELIMINARY PLAT OVERALL
2	PRELIMINARY PLAT WEST HALF
3	PRELIMINARY PLAT EAST HALF
4	DRAINAGE PLAN
5-7	ROAD PROFILES
8	OVERALL SEWER & WATER PLANS
9-10	SEWER PLAN PROFILES
11	LIFT STATION PLAN & PROFILE
12	LIFT STATION DETAILS
13.	EROSION CONTROL PLAN

PRELIMINARY PLAT
DIAMOND ESTATES TO CITY OF BRYANT, SALINE COUNTY, ARKANSAS

LINE TABLE		
Line #	Length	Direction
L1	83.57	N28° 45' 19"E
L2	70.00	N2° 17' 50"E
L3	105.07	N28° 36' 30"W
L4	91.72	N2° 23' 44"E
L5	99.23	N41° 57' 13"E
L6	101.46	N64° 16' 35"E
L10	25.00	N87° 41' 21"W
L12	50.00	S66° 21' 31"W

PLAT CERTIFICATES:

OWNER:
Name: Diamond Development II
Address: 1599 Lawson Oaks, Little Rock, AR 72210

DEVELOPER:
Name: Diamond Development II
Address: 1599 Lawson Oaks, Little Rock, AR 72210

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: _____
DIAMOND DEVELOPEMENT II

Source of Title: SALINE COUNTY, ARKANSAS
Saline County Document# 2004-112595 & 2022-027151

CERTIFICATE OF PRELIMINARY 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 PRELIMINARY SURVEYING ACCURACY:
I, George P. Wooden, hereby certify that this proposed preliminary plat correctly represents a boundary survey made by me or under my supervision on 6/07/2022; 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 PRELIMINARY PLAT APPROVAL:
All requirements of the City of Bryant Subdivision Rules and Regulations relative to the preparation and submittal of a Preliminary Plat having been fulfilled, approval of this plat is hereby granted, subject to further provisions of said Rules and Regulations.

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

PROPERTY SPECIFICATIONS:

ZONING CLASSIFICATION: R-1 (EXCEPT TRACT 1 = C-2)
MIN. LOT SIZE: 7699 S.F.
MAX. LOT SIZE: 16191 S.F.
NUMBER OF LOTS: 51
SOURCE OF WATER: SALEM WATER USERS ASSOCIATION PWA
SOURCE OF SEWER: CITY OF BRYANT

BUILDING SETBACKS:
FRONT - 20' OR AS SHOWN
REAR - 20' OR AS SHOWN
SIDE - 8' OR AS SHOWN

EASEMENTS: UTILITY & DRAINAGE (D.E. & U.E.)
FRONT - 10' OR AS SHOWN
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SIDE - 5' OR AS SHOWN
STREET RIGHT OF WAYS: 50' OR AS SHOWN
STREET WIDTH: 28' BOC TO BOC
LOT CORNERS: SET #4 REBAR WITH CAP

NOTES
1. SIDEWALKS (INCLUDING HANDICAP RAMPS) ON POA PROPERTY AND LIFT STATION SITE WILL BE CONSTRUCTED PRIOR TO APPROVAL OF FINAL PLAT.

ROAD CURVE TABLE

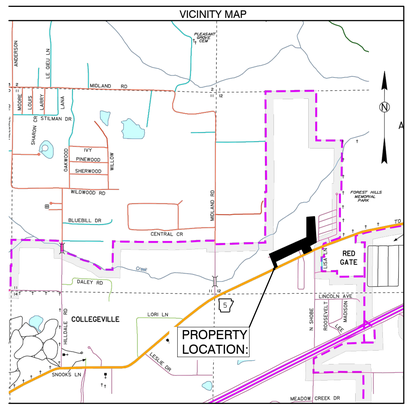
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SURVEY LEGEND
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(M)-Measured
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100' 50' 0 100'

SURVEY PLAT CODE:
500-01S-14W-0-12-300-62-1573

VICINITY MAP



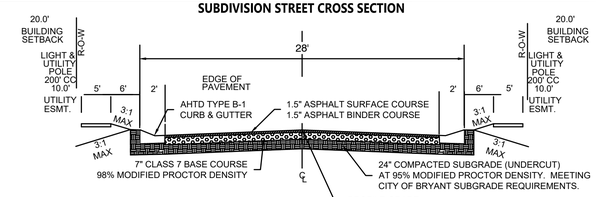
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SUBDIVISION STREET CROSS SECTION



PROPERTY DESCRIPTION:

LOCATED IN THE SOUTHWEST QUARTER (SW1/4) OF SECTION 12, TOWNSHIP 1 SOUTH, RANGE 14 WEST AND PART OF LOTS 36, 37, 38 ,39, 40, 41, 42, 43, 68, 86, 87, 88, 89, 90 AND 108 MIDLAND FARMS SUBDIVISION, CITY OF BRYANT, SALINE COUNTY, ARKANSAS, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A SET 1/2" REBAR WITH CAP #1573 LOCATED AT THE NORTHWEST CORNER OF LOT 43 MIDLAND FARMS SUBDIVISION, SALINE COUNTY, ARKANSAS; THENCE S 66°36'49" W A DISTANCE OF 1203.43 FEET TO THE NORTHEAST CORNER OF LOT 68 OF SAID MIDLAND FARMS SUBDIVISION; THENCE S 23°40'39" E ALONG THE EAST LINE OF SAID LOT 68 A DISTANCE OF 199.38 FEET TO THE NORTH RIGHT OF WAY OF ARKANSAS HIGHWAY 5; THENCE S 66°21'31" W ALONG SAID NORTH RIGHT OF WAY A DISTANCE OF 50.00 FEET TO THE SOUTHWEST CORNER OF SAID LOT 68; THENCE N 23°40'39" W ALONG THE WEST LINE OF SAID LOT 68 A DISTANCE OF 199.60 FEET TO THE NORTHWEST CORNER OF SAID LOT 68; THENCE S 66°36'50"W A DISTANCE OF 311.61 FEET; THENCE N 38°27'44" E A DISTANCE OF 411.85 FEET TO A SET 1/2" REBAR WITH CAP #1573; THENCE N 52°09'42" E A DISTANCE OF 365.56 FEET TO A SET 1/2" REBAR WITH CAP #1573; N 50°31'32" E A DISTANCE OF 1017.57 FEET; THENCE N 53°59'32" E A DISTANCE OF 546.99 FEET TO A POINT ON THE SOUTH LINE OF THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER (NE1/4 NE1/4 SW1/4) OF SAID SECTION 12, TOWNSHIP 1 SOUTH, RANGE 14 WEST; THENCE N 89°37'20" E, ALONG SAID SOUTH LINE, A DISTANCE OF 313.83 FEET TO A FOUND 1/2" REBAR AT THE SOUTHEAST CORNER OF THE SAID NE1/4 NE1/4 SW1/4 OF SECTION 12, TOWNSHIP 1 SOUTH, RANGE 14 WEST, THENCE S 2°17'50" W FOR A DISTANCE OF 598.10 FEET TO A FOUND COTTON PICKER SPINDLE (CPS) AT THE NORTHEAST CORNER OF LOT 1, DOLLAR GENERAL ADDITION TO THE CITY OF BRYANT, PLAT RECORDED IN BOOK 2010 PAGE 93434; THENCE S 77°22'37" W, ALONG SAID LOT 1 NORTH LINE, 299.42 FEET TO A FOUND 1/2" REBAR WITH CAP #1402 AT THE NORTHWEST CORNER OF SAID LOT 1; THENCE S 24°03'57" E, ALONG SAID LOT 1 WEST LINE, 275.38 FEET TO A FOUND 1/2" REBAR WITH CAP #1402 AT THE SOUTHWEST CORNER OF SAID LOT 1 AND THE NORTHERLY RIGHT OF WAY OF ARKANSAS HIGHWAY 5 (STAGECOACH ROAD); THENCE S 66°27'23" W, ALONG SAID NORTHERLY RIGHT OF WAY, 400.00 FEET TO A SET 1/2" REBAR WITH CAP #1573; THENCE N 24°03'57" W, LEAVING SAID RIGHT OF WAY, 195.18 FEET TO THE **POINT OF BEGINNING**, CONTAINING 24.07 ACRES, MORE OR LESS. SUBJECT TO THE RIGHT OF WAY OF ARKANSAS HIGHWAY 5 NORTH AND ANY EASEMENTS OF RECORD.

BY	REVISION	DATE

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PART OF THE SOUTHWEST QUARTER
SECTION 12, T-1-S, R-14-W,
SALINE COUNTY, ARKANSAS

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

2-21-2023

CONTENTS:
PRELIMINARY PLAT OVERALL

PROJECT NO: 21206

DATE: FEB 2023

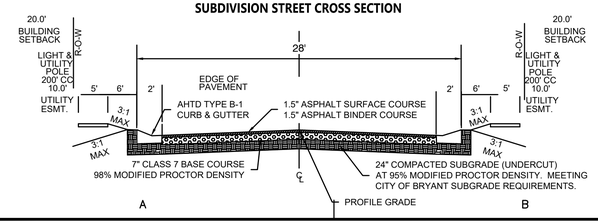
SHEET NO: 1

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PROPERTY SPECIFICATIONS:
ZONING CLASSIFICATION: R-1 (EXCEPT TRACT 1 = C-2) MIN. LOT SIZE: 7699 S.F. MAX. LOT SIZE: 16191 S.F. NUMBER OF LOTS: 51 SOURCE OF WATER: SALEM WATER USERS ASSOCIATION PWA SOURCE OF SEWER: CITY OF BRYANT BUILDING SETBACKS: FRONT - 20' OR AS SHOWN REAR - 20' OR AS SHOWN SIDE - 8' OR AS SHOWN EASEMENTS: UTILITY & DRAINAGE (D.E. & U.E.) FRONT - 10' OR AS SHOWN BACK - 10' OR AS SHOWN SIDE - 5' OR AS SHOWN STREET RIGHT OF WAYS: 50' OR AS SHOWN STREET WIDTH: 28' BOC TO BOC LOT CORNERS: SET #4 REBAR WITH CAP NOTES 1. SIDEWALKS (INCLUDING HANDICAP RAMPS) ON POA PROPERTY AND LIFT STATION SITE WILL BE CONSTRUCTED PRIOR TO APPROVAL OF FINAL PLAT.

SUBDIVISION STREET CROSS SECTION



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

100' 50' 0 100'

SURVEY PLAT CODE:
500-01S-14W-0-12-300-62-1573

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C11	41.90	60.00	S50° 52' 26"E	41.05
C12	51.00	60.00	N84° 46' 11"E	49.48
C13	50.98	60.00	N36° 04' 45"E	49.46
C14	58.78	60.00	N16° 19' 32"W	56.46
C15	27.44	60.00	N57° 29' 40"W	364.02
C16	31.81	25.00	N34° 09' 02"W	29.70
C17	6.81	50.00	N6° 11' 51"E	6.80
C18	49.32	50.00	N38° 21' 21"E	47.34
C19	7.13	175.63	S65° 25' 52"W	340.57
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BY	DATE	REVISION

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DIAMOND ESTATES

PART OF THE SOUTHWEST QUARTER
SECTION 12, T-1-S, R-14-W,
SALINE COUNTY, ARKANSAS

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

2-21-2023

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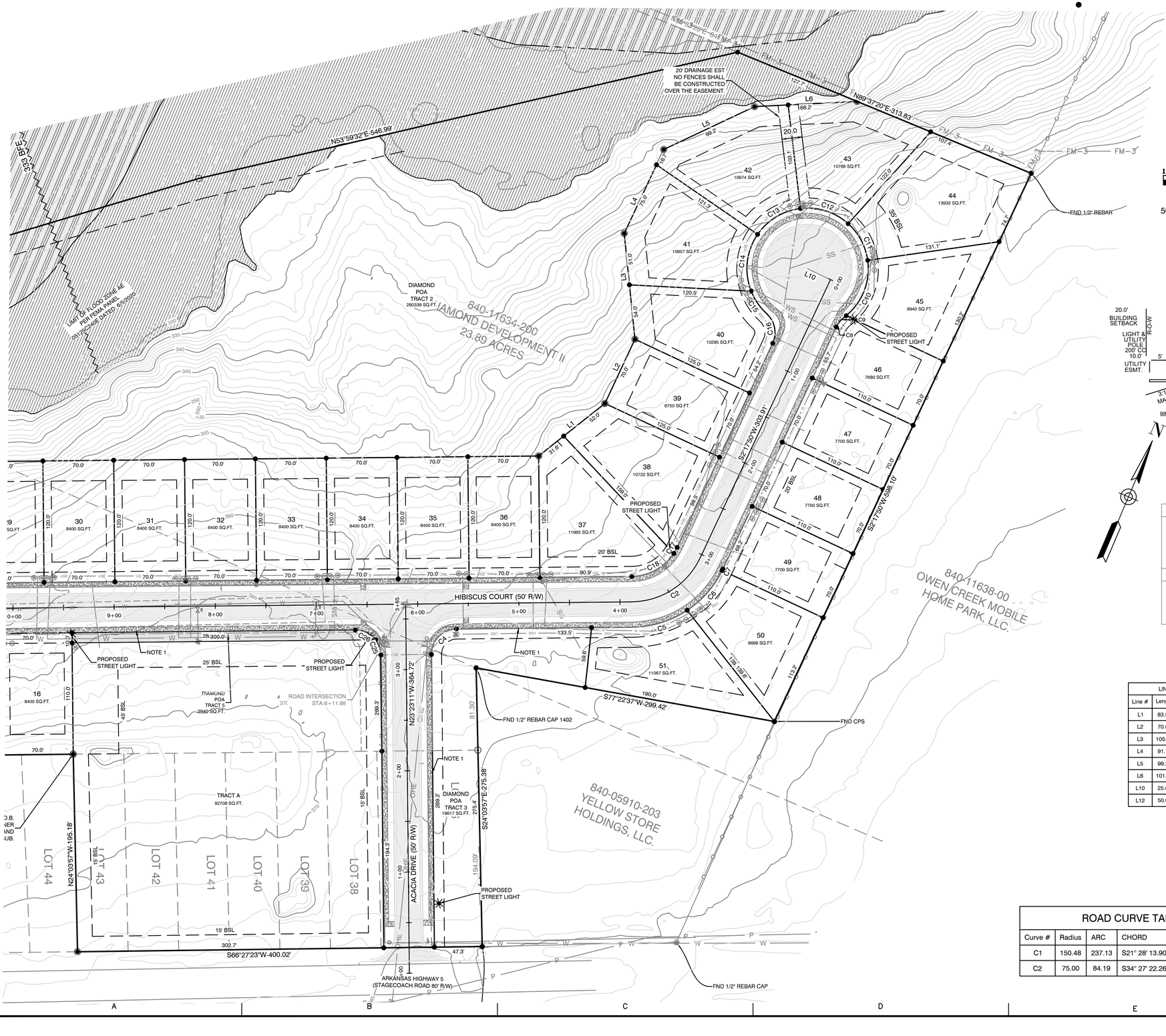
PRELIMINARY PLAT
SOUTH HALF
DIMINSIONS

PROJECT NO:
21206

DATE:
FEB 2023

SHEET NO:
2

J:\Projects\2021 Projects\21206 Diamond Estates Midland Rd Hwy 5 Mills Lake Property\Drawings\DWGs\Design\21206 Midland Road and Hwy 5 Lewis Layout 1-9-23.dwg



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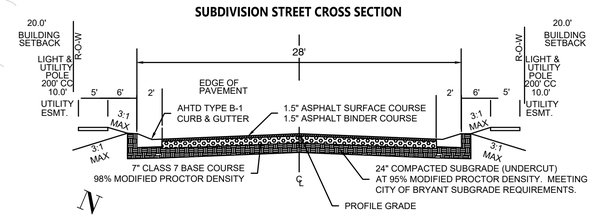
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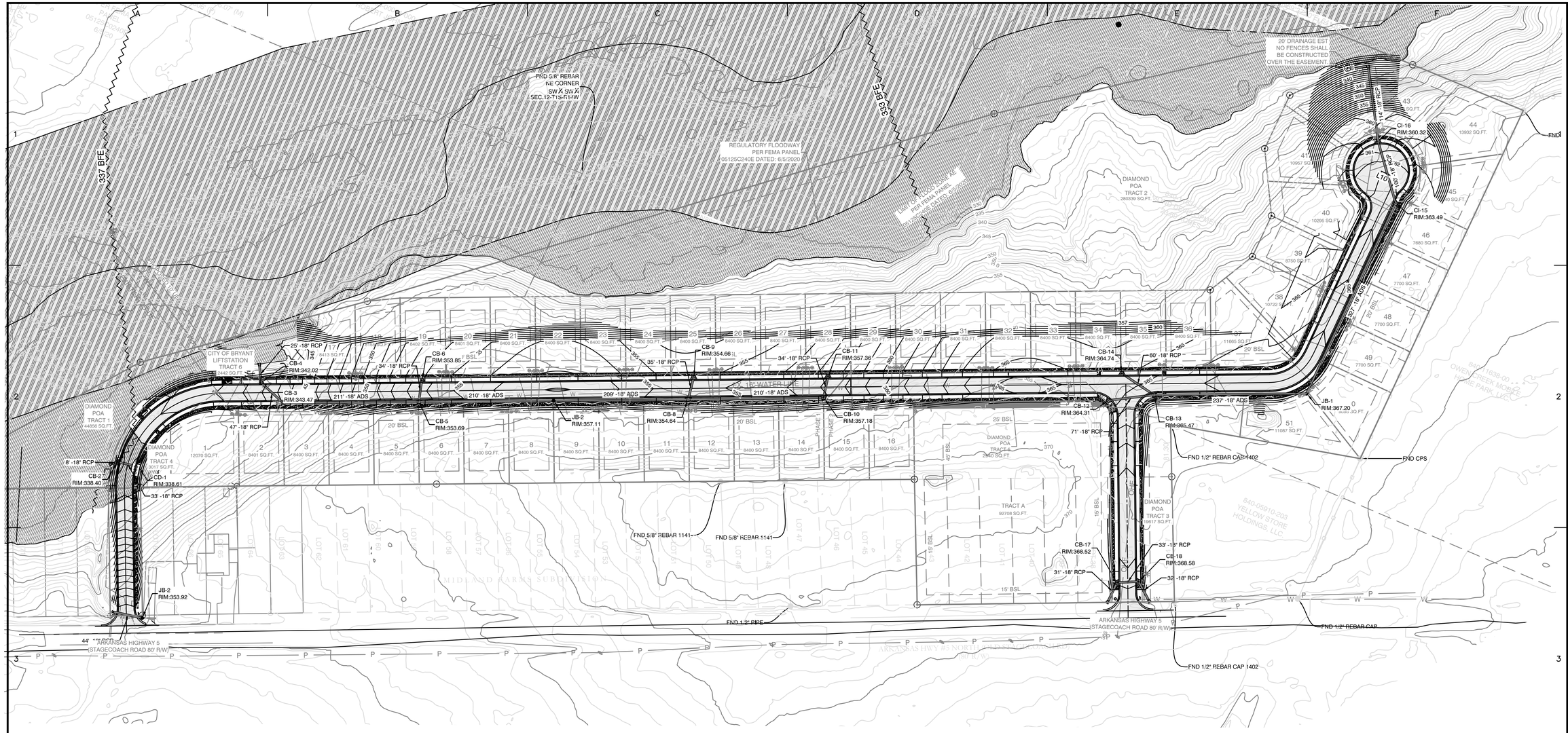
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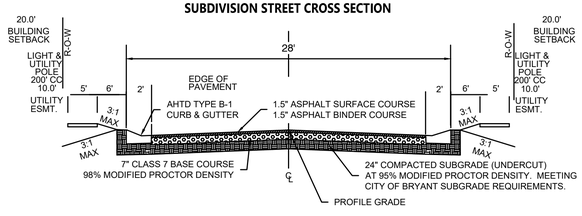
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DIAMOND ESTATES

PART OF THE SOUTHWEST QUARTER
SECTION 12, T-1-S, R-14-W,
SALINE COUNTY, ARKANSAS

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

2-21-2023

CONTENTS:

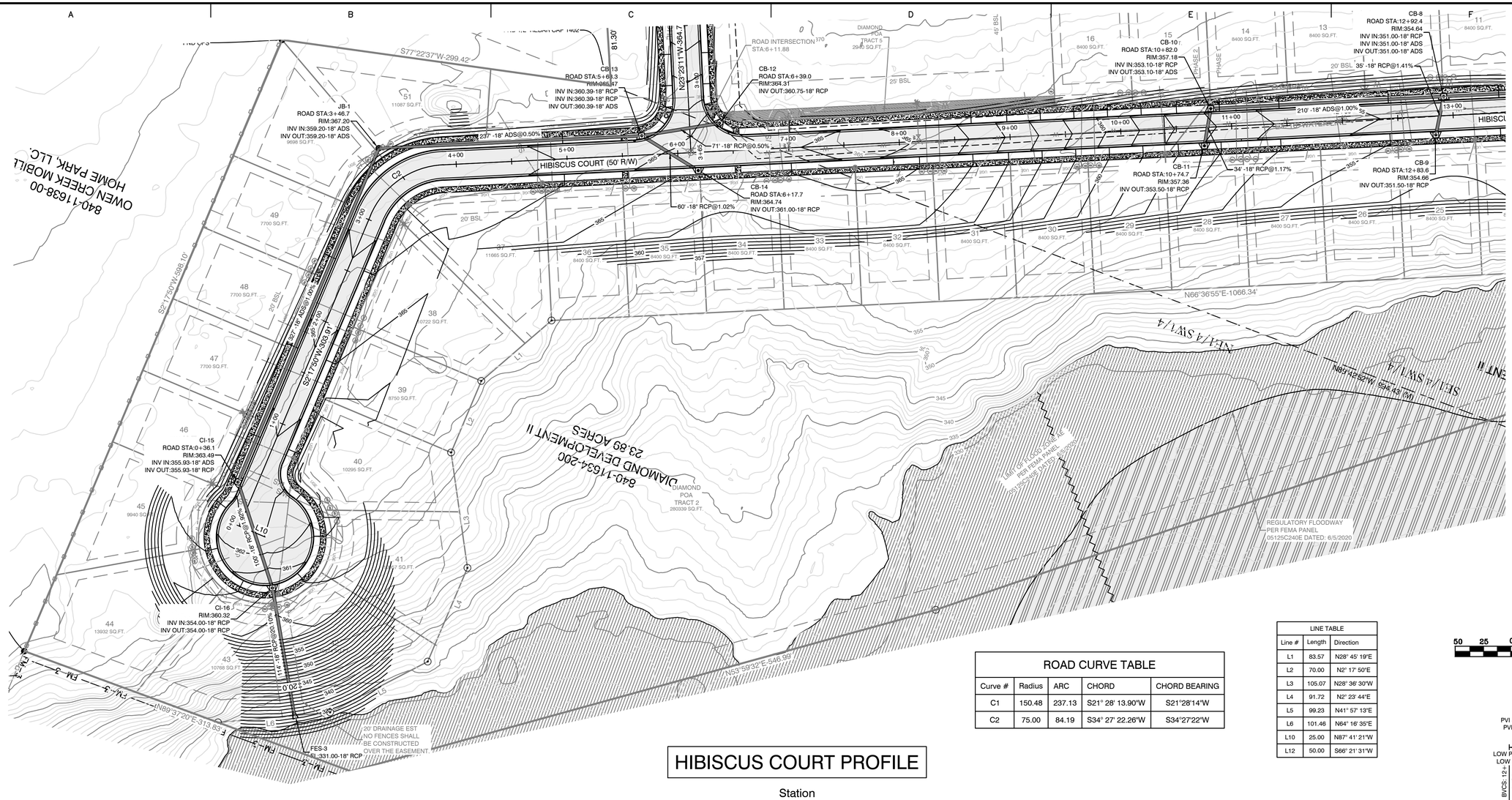
OVERALL DRAINAGE PLAN

PROJECT NO: 21206

DATE: FEB 2023

SHEET NO: 4

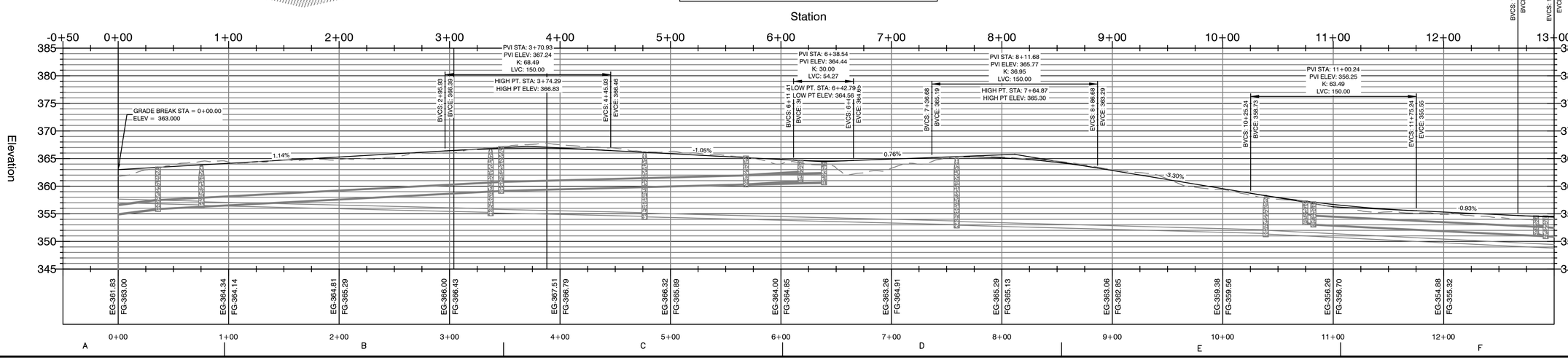
J:\Projects\2021 Projects\21206 Diamond Estates Midland Rd Hwy 5 Lewis Layout\3-8-23.dwg



LINE TABLE		
Line #	Length	Direction
L1	83.57	N28° 45' 19"E
L2	70.00	N2° 17' 50"E
L3	105.07	N28° 36' 30"W
L4	91.72	N2° 23' 44"E
L5	99.23	N41° 57' 13"E
L6	101.46	N64° 16' 35"E
L10	25.00	N87° 41' 21"W
L12	50.00	S66° 21' 31"W

ROAD CURVE TABLE				
Curve #	Radius	ARC	CHORD	CHORD BEARING
C1	150.48	237.13	S21° 28' 13.90"W	S21°28'14"W
C2	75.00	84.19	S34° 27' 22.26"W	S34°27'22"W

HIBISCUS COURT PROFILE



GNE Designing our client's success

GarNat Engineering, LLC

P.O. Box 116 (72018)
3825 Mt. Carmel Road
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garnatengineering@gmail.com

DATE	REVISION	BY

DIAMOND ESTATES

PART OF THE SOUTHWEST QUARTER
SECTION 12, T-1-S, R-14-W,
SALINE COUNTY, ARKANSAS

STATE OF ARKANSAS
Vernon Williams
REGISTERED PROFESSIONAL ENGINEER
NO. 9551
VERNON WILLIAMS

2-21-2023

CONTENTS:

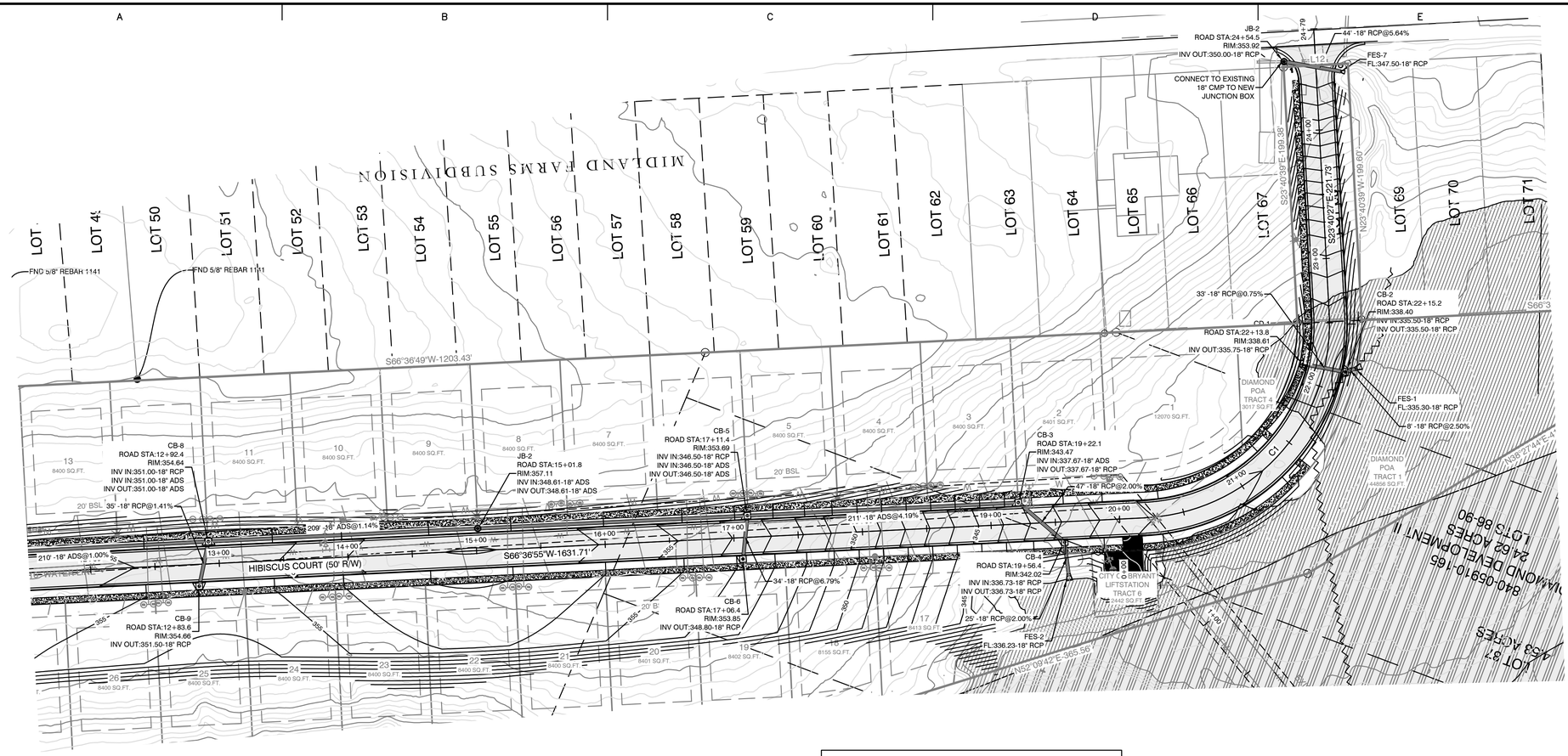
HIBISCUS COURT
PLAN & PROFILE
0+00-13+00

PROJECT NO:
21206

DATE:
FEB 2023

SHEET NO:
5

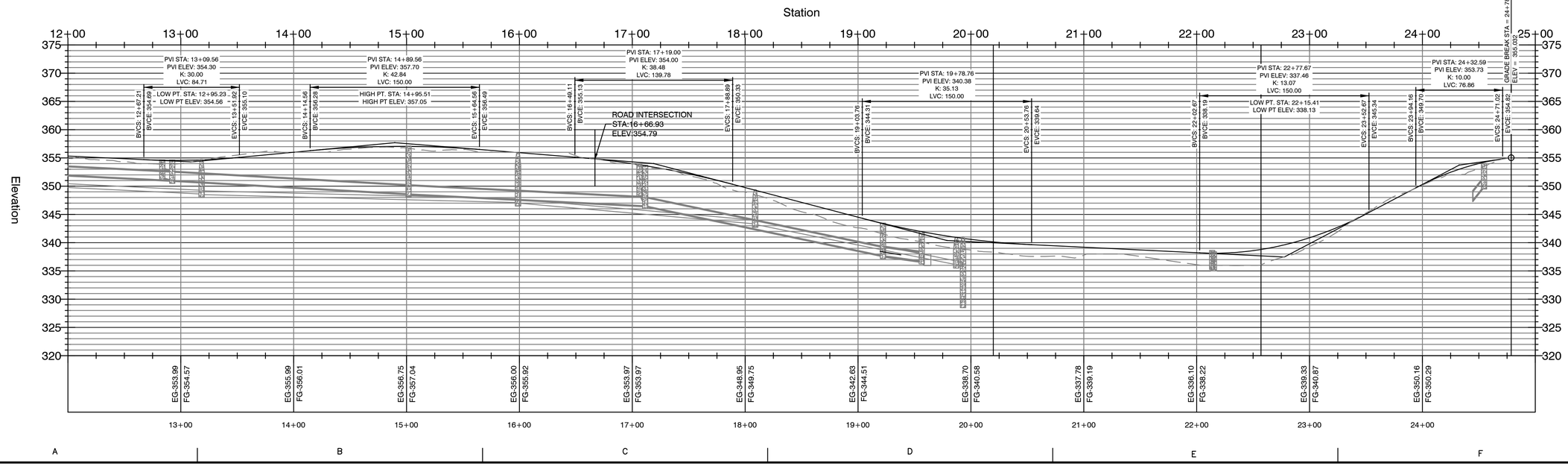
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ROAD CURVE TABLE				
Curve #	Radius	ARC	CHORD	CHORD BEARING
C1	150.48	237.13	S21° 28' 13.90"W	S21°28'14"W
C2	75.00	84.19	S34° 27' 22.26"W	S34°27'22"W

LINE TABLE		
Line #	Length	Direction
L1	83.57	N28° 45' 19"E
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L3	105.07	N28° 36' 30"W
L4	91.72	N2° 23' 44"E
L5	99.23	N41° 57' 13"E
L6	101.46	N64° 16' 35"E
L10	25.00	N87° 41' 21"W
L12	50.00	S66° 21' 31"W

HIBISCUS COURT PROFILE



REVISION	BY	DATE

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DIAMOND ESTATES

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STATE OF ARKANSAS
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NO. 9551
VERNON L. WILLIAMS

2-21-2023

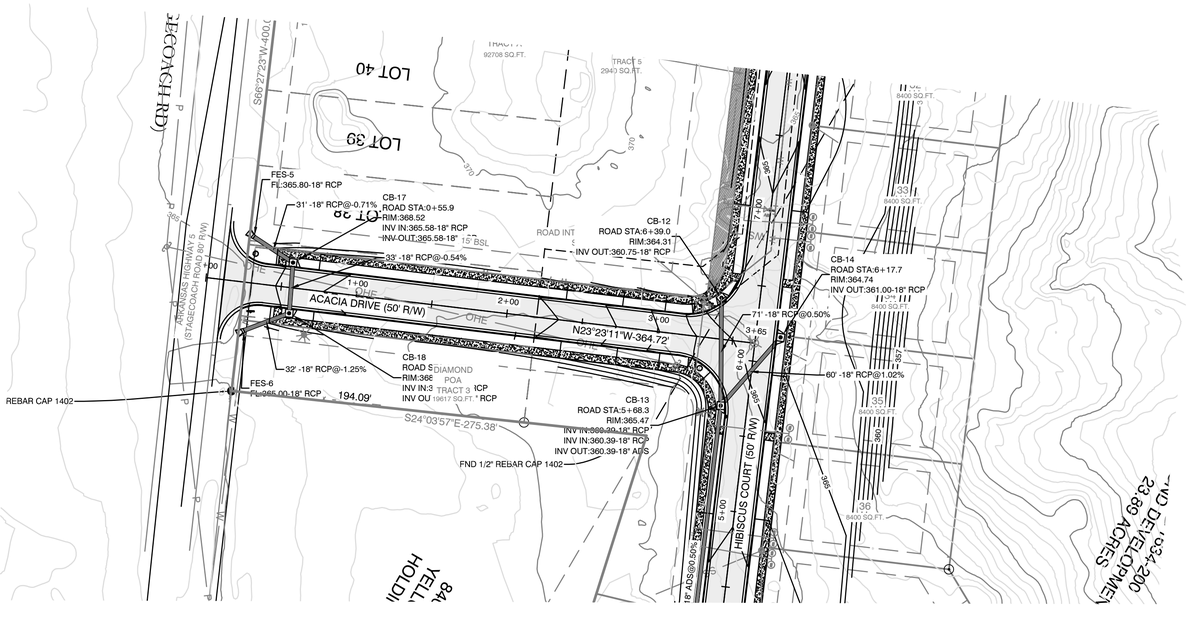
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PROJECT NO: 21206

DATE: FEB 2023

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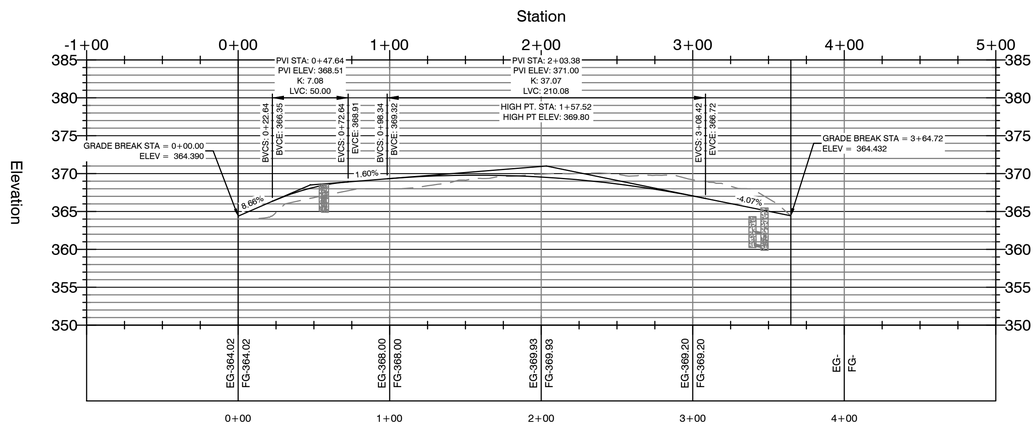
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LINE TABLE		
Line #	Length	Direction
L1	83.57	N28° 45' 19"E
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L3	105.07	N28° 36' 30"W
L4	91.72	N2° 23' 44"E
L5	99.23	N41° 57' 13"E
L6	101.46	N64° 16' 35"E
L10	25.00	N87° 41' 21"W
L12	50.00	S66° 21' 31"W

50 25 0 50

ACADIA DRIVE PROFILE



ROAD CURVE TABLE				
Curve #	Radius	ARC	CHORD	CHORD BEARING
C1	150.48	237.13	S21° 28' 13.90"W	S21°28'14"W
C2	75.00	84.19	S34° 27' 22.26"W	S34°27'22"W

REVISION	BY	DATE

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garnatengineering@gmail.com

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STATE OF ARKANSAS
Vernon J. Williams
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NO. 9551
VERNON J. WILLIAMS

2-21-2023

CONTENTS:

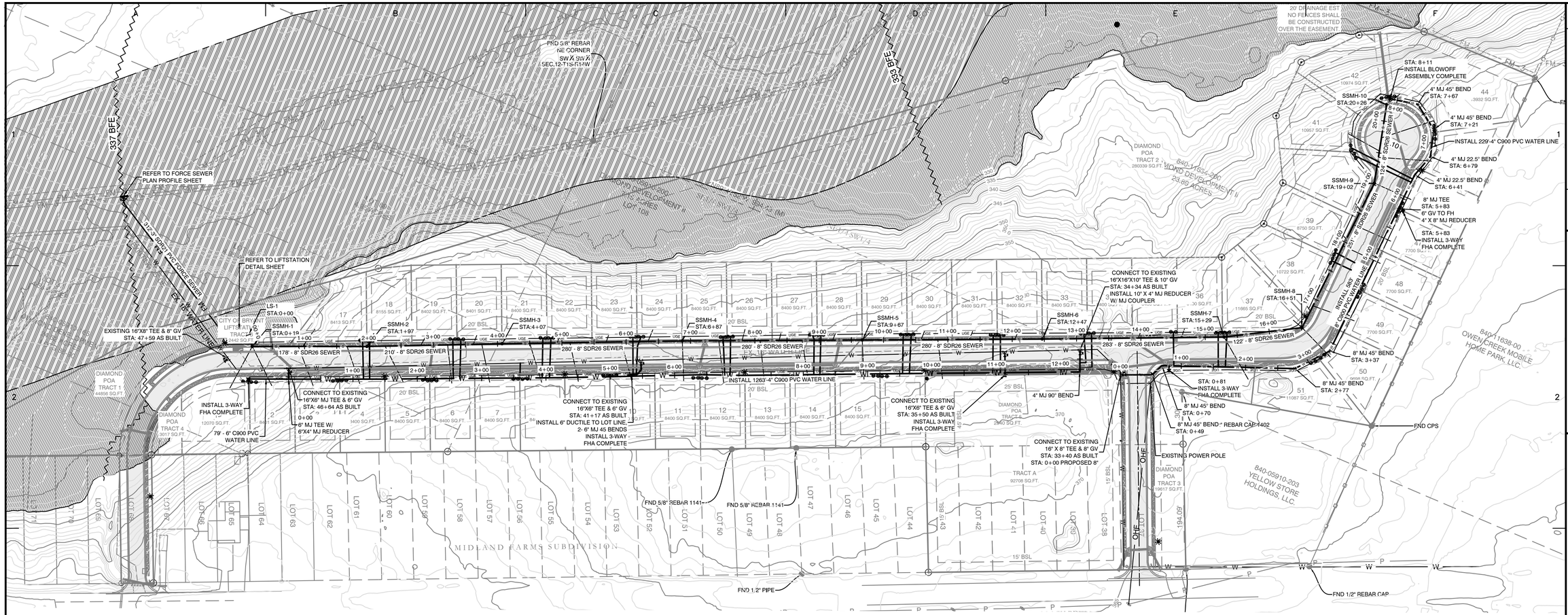
ACADIA DR.
PLAN &
PROFILE

PROJECT NO:
21206

DATE:
FEB 2023

SHEET NO:
7

J:\Projects\2021 Projects\21206 Diamond Estates Midland Rd Hwy 5 Mini Lake Property\Drawings\Civil\Dwg\21206 Midland Road and Hwy 5 Lewis Layout 1-6-23.dwg



SITE LEGEND:

- FIRE HYDRANT (FHA)
- WATER VALVE
- STORM MANHOLE
- LIGHT POLE
- WATER METER
- SEWER SERVICE CONNECTION
- W — PROPOSED WATER MAIN
- S — PROPOSED FORCE SEWER MAIN
- SS — SEWER SERVICE CONNECTION
- WS — WATER SERVICE CONNECTION
- UGE — UNDERGROUND ELECTRIC

PROPERTY SPECIFICATIONS:

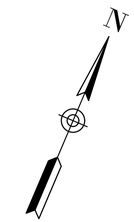
ZONING CLASSIFICATION: R-1 (EXCEPT TRACT A = C-2)
MIN. LOT SIZE: 7699 S.F.
MAX. LOT SIZE: 16191 S.F.
NUMBER OF LOTS: 51
SOURCE OF WATER: SALEM WATER USERS ASSOCIATION PWA
SOURCE OF SEWER: CITY OF BRYANT

BUILDING SETBACKS:
FRONT - 20' OR AS SHOWN
REAR - 20' OR AS SHOWN
SIDE - 8' OR AS SHOWN

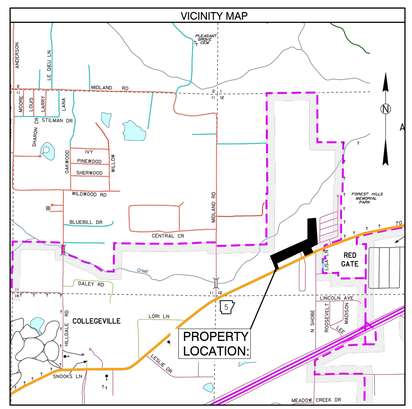
EASEMENTS: UTILITY & DRAINAGE (D.E. & U.E.)
FRONT - 10' OR AS SHOWN
BACK - 10' OR AS SHOWN
SIDE - 5' OR AS SHOWN
STREET RIGHT OF WAYS: 50' OR AS SHOWN
STREET WIDTH: 28' BOC TO BOC
LOT CORNERS: SET #4 REBAR WITH CAP

SURVEY LEGEND

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



VICINITY MAP



NOTES:

1. BURIED UTILITIES ARE LOCATED AT THE SITE. CONTACT ARKANSAS ONE CALL & WHERE APPROPRIATE THE UTILITY COMPANIES PRIOR TO DIGGING.
2. ALL UNRESTRAINED WATER LINE FITTINGS SHALL BE INSTALLED WITH A CONCRETE THRUST BLOCK FOR JOINT RESTRAINT.
3. WORK ON EXISTING ROADS SHALL INCLUDE WARNING SIGNS & BARRICADES IN ACCORDANCE WITH THE REQUIREMENTS OF THE STATE, COUNTY, OR CITY HAVING JURISDICTION. OTHER SIGNS & DEVICES, SUCH AS PLATING, SHALL BE PLACED AS REQUIRED TO ADEQUATELY PROTECT THE PUBLIC.
4. ALL WATER UTILITY WORK SHALL COMPLY WITH CITY OF BRYANT STANDARD SPECIFICATIONS & DETAILS AND THE ARKANSAS PLUMBING CODE.
5. ALL SEWER LINE CONSTRUCTION SHALL COMPLY WITH CITY OF BRYANT STANDARD SPECIFICATIONS & DETAILS AND THE ARKANSAS PLUMBING CODE. FOR A COPY SEE THE WEBSITE https://www.cityofbryant.com/DocumentCenter/View/1161/Bryant-Specs-2015-FINAL-Rev?bidId=
6. REFER TO LIFTSTATION DETAIL SHEET FOR ADDITIONAL INFORMATION

DATE	REVISION	BY

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SECTION 12, T-1-S, R-14-W,
SALINE COUNTY, ARKANSAS

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

2-28-2023

CONTENTS:
UTILITY PLAN OVERALL

PROJECT NO: 21206

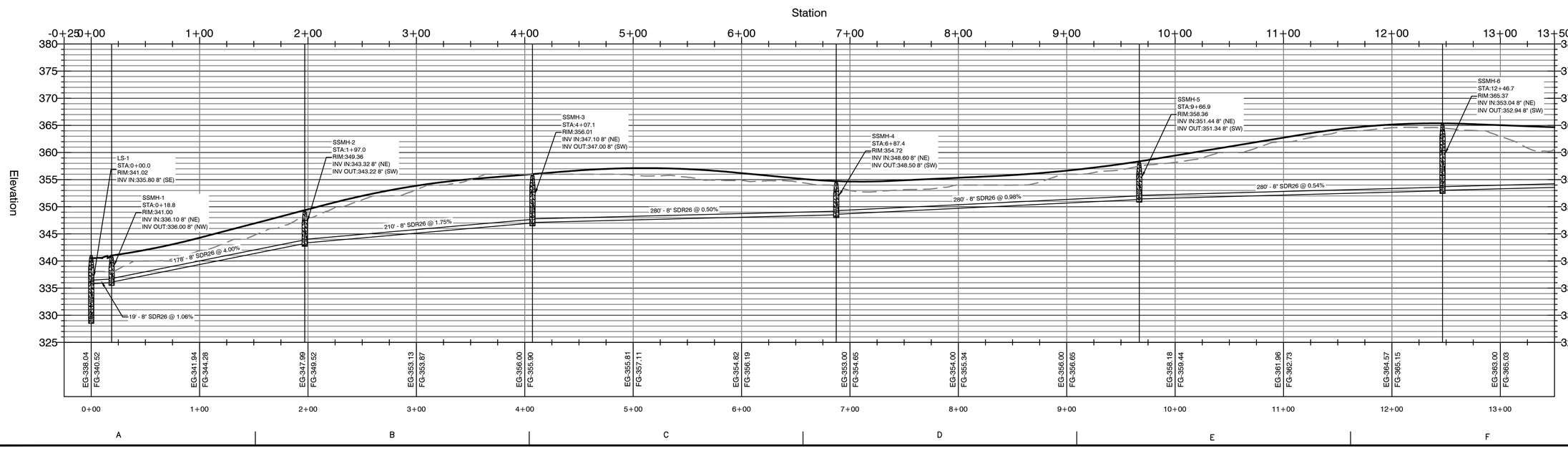
DATE: FEB 2023

SHEET NO: 8

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SEWERMAIN-1 PROFILE



DATE	REVISION	BY

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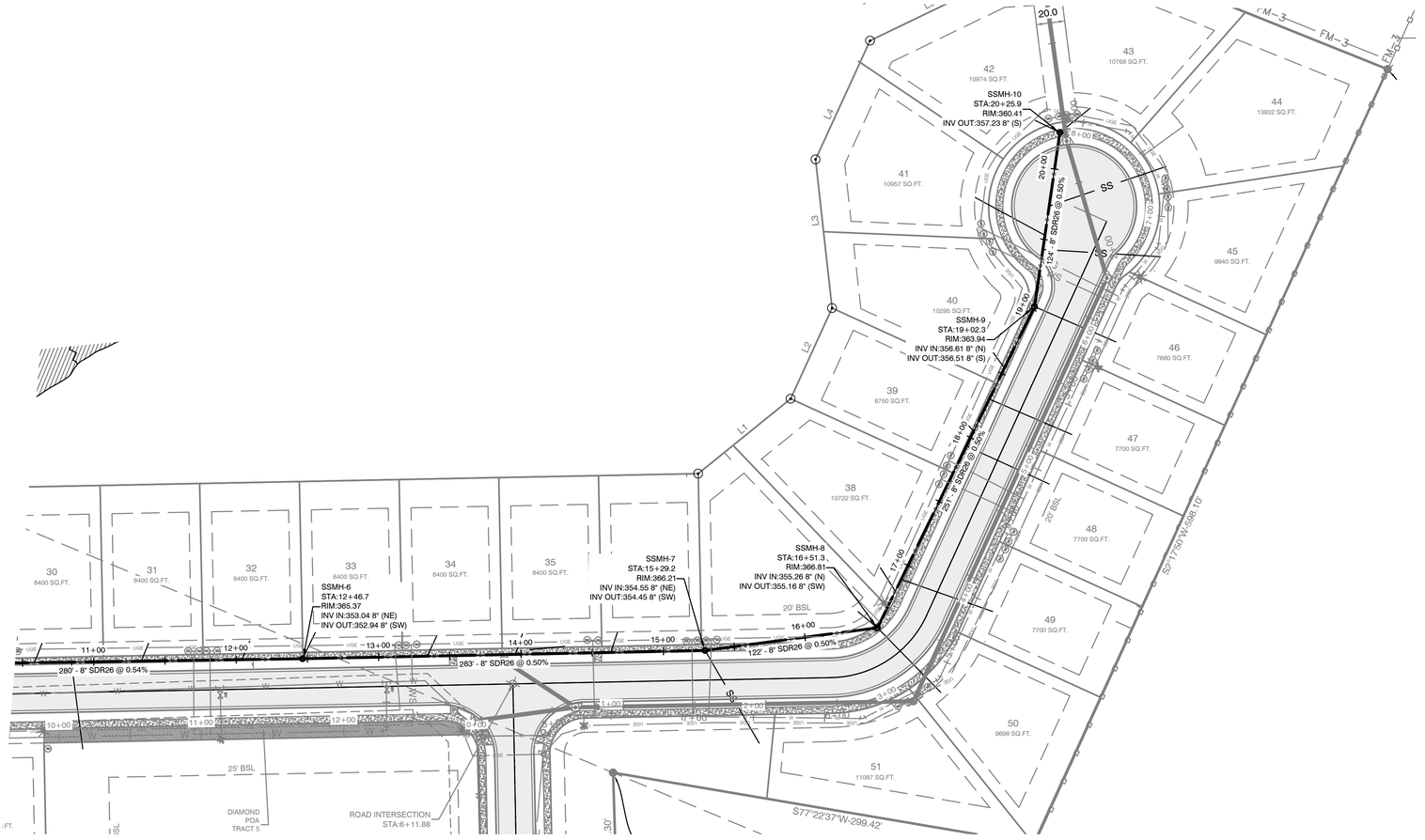
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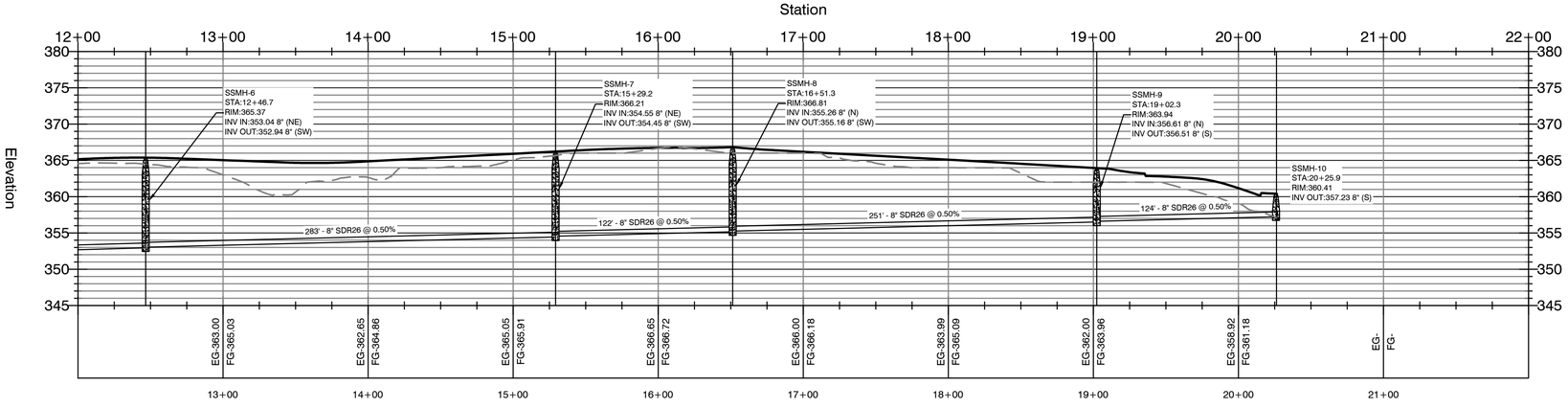
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SEWERMAIN-1 PROFILE



DATE	REVISION	BY

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

2-21-2023

CONTENTS:

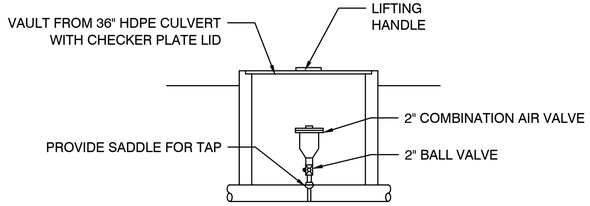
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PLAN &
PROFILE
12+00-END

PROJECT NO:
21206

DATE:
FEB 2023

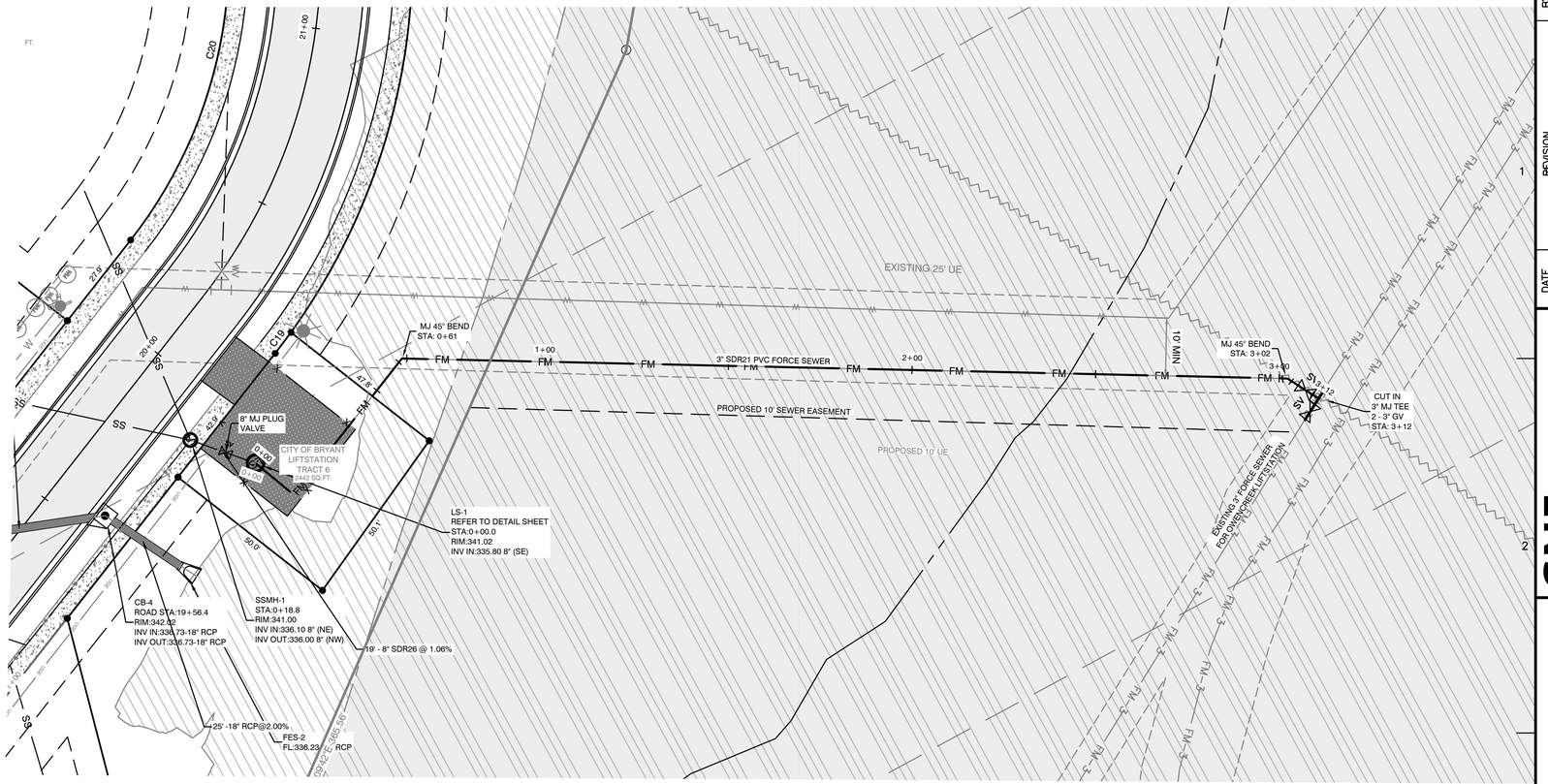
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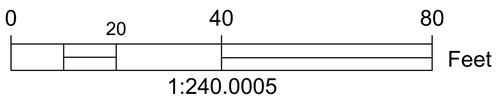
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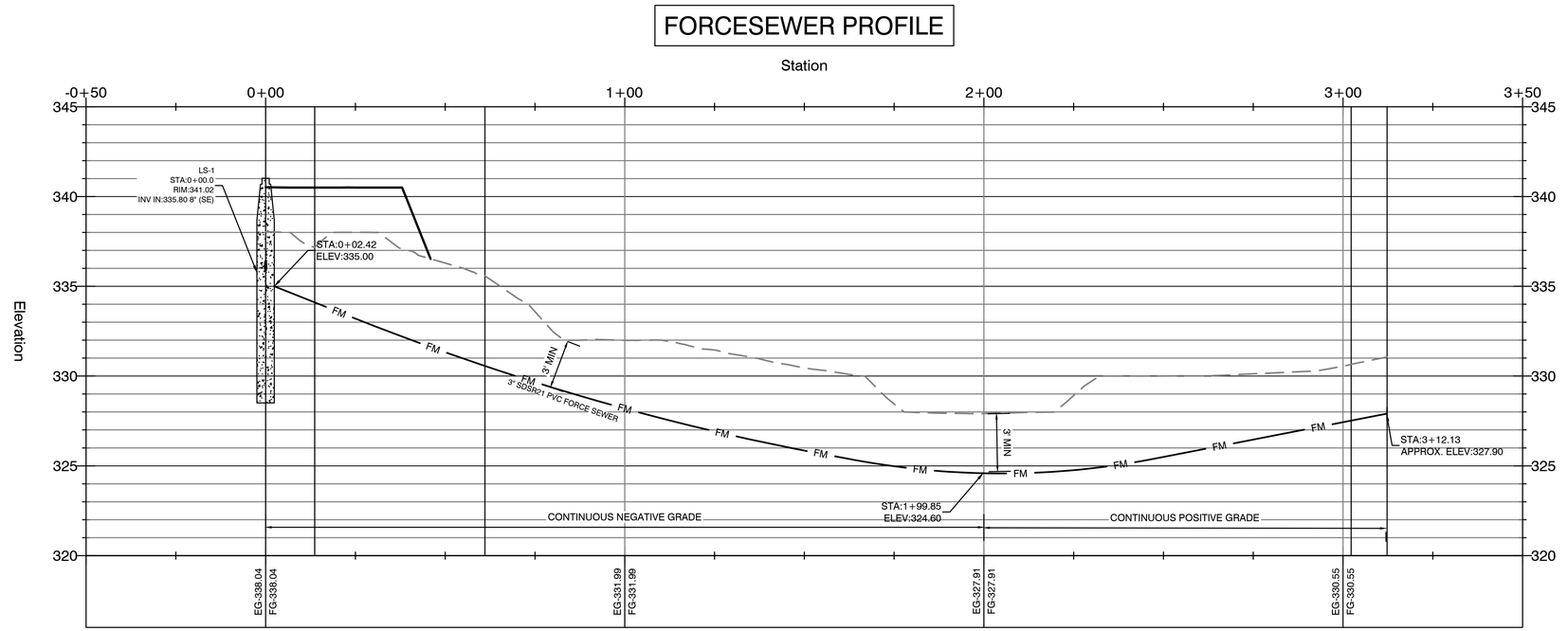
2" COMB. AIR VALVE - DETAIL

N.T.S.





FORCESEWER PROFILE



BY	REVISION	DATE

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DIAMOND ESTATES

PART OF THE SOUTHWEST QUARTER
SECTION 1.2, T-1-S, R-14-W,
SALINE COUNTY, ARKANSAS

STATE OF ARKANSAS
Vernon J. Williams
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2-21-2023

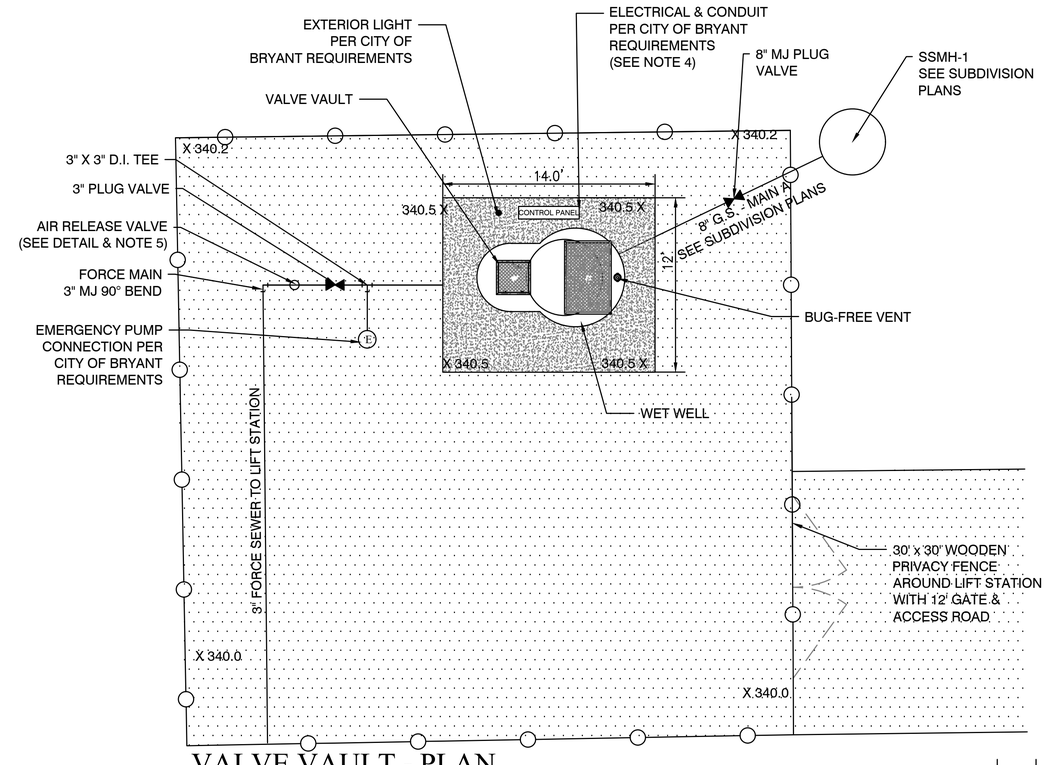
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LIFTSTATION PLAN & PROFILE

PROJECT NO: 21206

DATE: FEB 2023

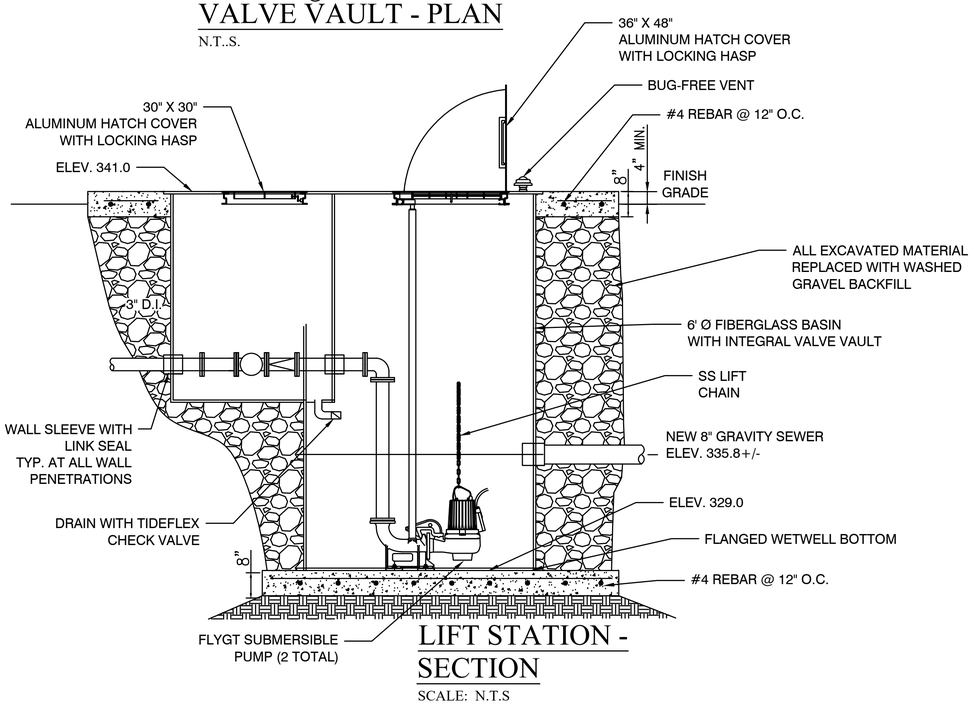
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VALVE VAULT - PLAN

N.T..S.

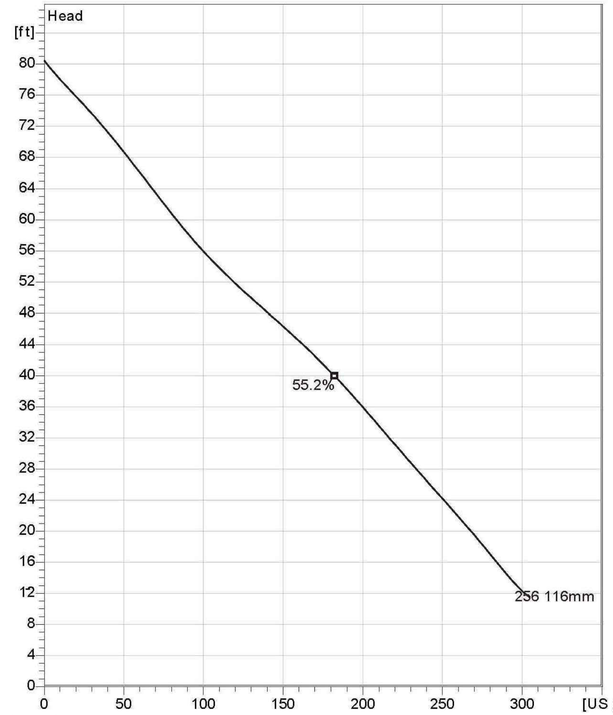


LIFT STATION - SECTION

SCALE: N.T.S

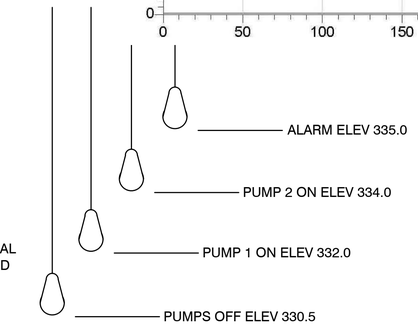
NP 3085 SH 3~ 256

Technical specification



PUMP INFORMATION

N.T.S.



LEVEL CONTROLS

N.T.S.



Note: Picture might not correspond to the current configuration.

General
Patented self cleaning semi-open channel impeller, ideal for pumping in waste water applications. Possible to be upgraded with Guide-pin® for ev en better clogging resistance. Modular based design with high adaptation grade.

Impeller

Impeller material	Grey cast iron
Discharge Flange Diameter	3 1/8 inch
Suction Flange Diameter	80 mm
Impeller diameter	116 mm
Number of blades	2

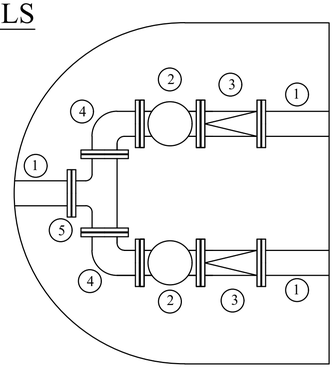
Motor

Motor #	N3085.183 15-09-2AL-W 4hp
Stator v ariant	12
Frequency	60 Hz
Rated v oltage	460 V
Number of poles	2
Phases	3~
Rated power	4 hp
Rated current	5.1 A
Starting current	30 A
Rated speed	3415 rpm
Power f actor	
1/1 Load	0.91
3/4 Load	0.88
1/2 Load	0.81
Eff iciency	
1/1 Load	80.5 %
3/4 Load	82.5 %
1/2 Load	82.5 %

Configuration

LIFT STATION - PLAN

SCALE: 1" = 5'



KEYED NOTES

1. 3" FLANGED SPOOL
2. 3" FLANGED PLUG VALVE
3. 3" FLANGED CHECK VALVE
4. 3" FLANGED 90° BEND
5. 3" FLANGED TEE

LIFT STATION NOTES

1. LIFT STATION SHALL BE COMPLETELY SHOP FABRICATED INCLUDING WETWELL, VALVE VAULT, ACCESS HATCHES, INTERNAL PIPING & VALVES, PUMP RAILS, LEVEL CONTROLS AND APPURTENANCES
2. ALL INTERNAL PIPING SHALL BE CONSTRUCTED OF FLANGED SCHEDULE 40 304L STAINLESS STEEL
3. ALL EQUIPMENT SHALL BE CONSTRUCTED PER CITY OF BRYANT REQUIREMENTS.
4. PROVIDE CANOPY OVER ELECTRICAL CABINETS AND CONCRETE HOUSEKEEPING PAD UNDER PANELS PER CITY OF BRYANT REQUIREMENTS.
5. INSTALL FORCE MAIN TO ENSURE AIR VALVE IS AT HIGH POINT. RELOCATE AIR VALVE AS REQUIRED.

DATE	REVISION	BY
3/18/15	REVISE PER HEALTH DEPT.	VJW

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

2-21-2023

CONTENTS:
LIFT STATION DETAILS

PROJECT NO:
21206

DATE:
FEB 2023

SHEET NO:
12

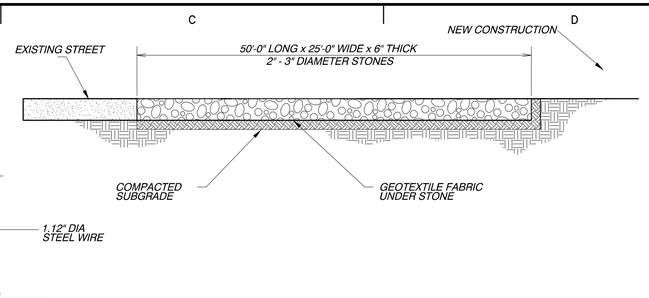
<u>SEQUENCE OF CONSTRUCTION:</u>

<u>PHASE I</u>

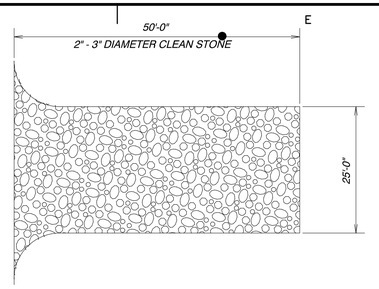
1. CONSTRUCT THE SILT FENCES ON THE SITE.
2. CONSTRUCT THE ROCK CHECK DAMS AND SEDIMENT TRAP BASINS.
3. INSTALL STABILIZED CONSTRUCTION ENTRANCES.
4. CLEAR AND GRUB THE SITE.
5. PREPARE TEMPORARY PARKING AND STORAGE AREA. UPON IMPLEMENTATION AND INSTALLATION OF THE FOLLOWING AREAS: TRAILER, PARKING, LAY DOWN, PORTA POTTY, WHEEL WASH, CONCRETE WASHOUT, MASONS AREA, FUEL AND MATERIAL STORAGE CONTAINERS, SOLID WASTE CONTAINERS, ETC., DENOTE THEM ON THE SITE MAPS IMMEDIATELY AND NOTE ANY CHANGES IN THE LOCATIONS AS THEY OCCUR THROUGHOUT THE CONSTRUCTION PROCESS.
6. HALT ALL ACTIVITIES AND CONTACT THE CIVIL ENGINEERING CONSULTANT TO PERFORM INSPECTION OF BMP(S). GENERAL CONTRACTOR SHALL SCHEDULE AND CONDUCT STORM WATER PRECONSTRUCTION MEETING WITH ENGINEER AND ALL GROUND DISTURBING CONTRACTORS BEFORE PROCEEDING WITH CONSTRUCTION.
7. BEGIN GRADING THE SITE.

<u>PHASE II</u>

1. TEMPORARILY SEED DENUDED AREAS.
2. INSTALL UTILITIES, UNDERDRAINS, STORM SEWERS, AND ROAD IMPROVEMENTS.
3. INSTALL RIP RAP AROUND OUTLET STRUCTURES.
4. INSTALL INLET PROTECTION AROUND ALL STORM SEWER STRUCTURES.
5. PREPARE SITE FOR PAVING.
6. PAVE SITE.
7. COMPLETE GRADING AND INSTALL PERMANENT SEEDING AND PLANTING.
9. REMOVE ALL TEMPORARY EROSION AND SEDIMENT CONTROL DEVICES (ONLY IF SITE IS STABILIZED)

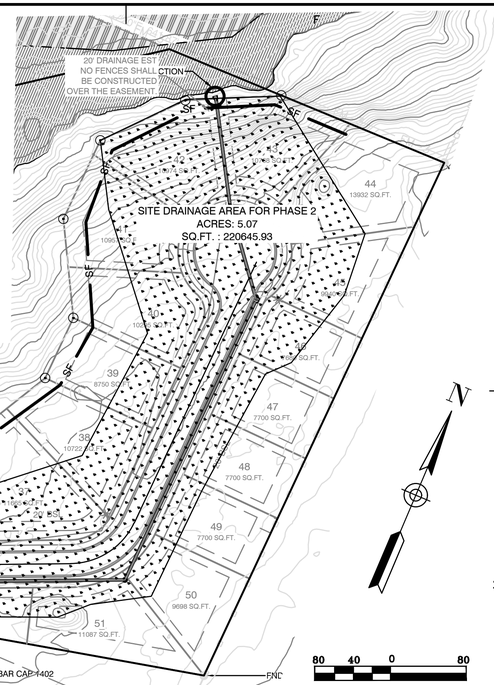


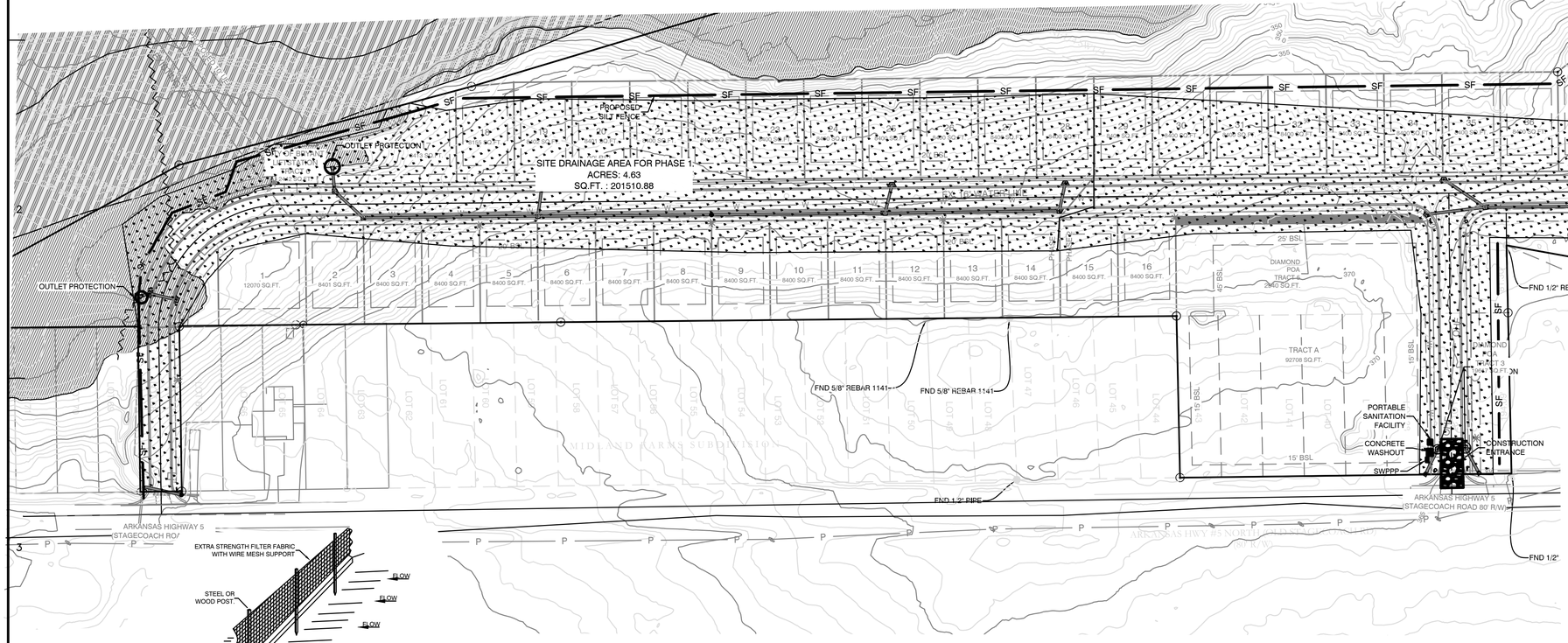
STAPLE DETAIL

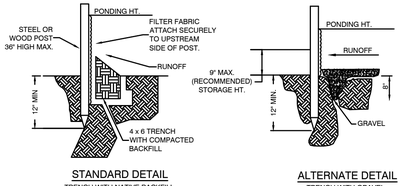


CONSTRUCTION ENTRANCE

NOT TO SCALE







STANDARD DETAIL
TRENCH WITH NATIVE BACKFILL

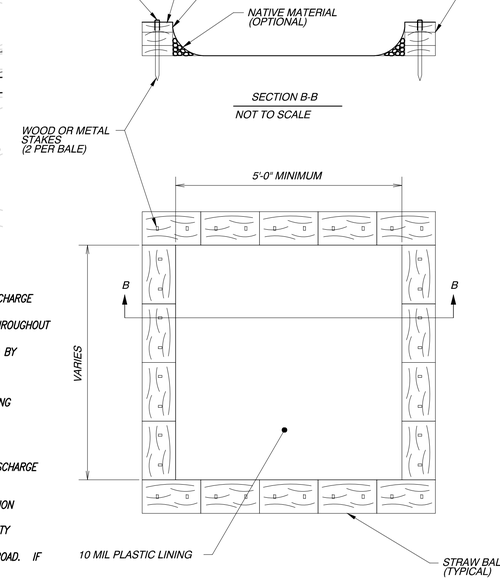
ALTERNATE DETAIL
TRENCH WITH GRAVEL

NOTE:
1.) INSPECT AND REPAIR FENCE AFTER EACH STORM EVENT AND REMOVE SEDIMENT WHEN NECESSARY.

2.) REMOVED SEDIMENT SHALL BE DEPOSITED TO AN AREA THAT WILL NOT CONTRIBUTE SEDIMENT OFF-SITE AND CAN BE PERMANENTLY STABILIZED.

3.) SILT FENCE SHALL BE PLACED ON SLOPE CONTOURS TO MAXIMIZE PONDING EFFICIENCY.

SILT FENCE



SECTION B-B

NOT TO SCALE

CONCRETE WASHOUT

NOT TO SCALE

1. THE STORMWATER POLLUTION PREVENTION PLAN IS COMPRISED OF A SITE MAP, STANDARD DETAILS, THE PLAN NARRATIVE, PLUS THE PERMIT AND ALL SUBSEQUENT REPORTS AND RELATED DOCUMENTS.
2. ALL CONTRACTORS AND SUBCONTRACTORS INVOLVED WITH STORM WATER POLLUTION PREVENTION SHALL OBTAIN A COPY OF THE STORM WATER POLLUTION PREVENTION PLAN AND THE STATE OF ARKANSAS NATIONAL POLLUTANT DISCHARGE ELIMINATION SYSTEM GENERAL PERMIT (NPDES PERMIT) AND BECOME FAMILIAR WITH THEIR CONTENTS.
3. CONTRACTOR SHALL IMPLEMENT BEST MANAGEMENT PRACTICES AS REQUIRED BY THE SWPPP. ADDITIONAL BEST MANAGEMENT PRACTICES SHALL BE IMPLEMENTED AS DICTATED BY CONDITIONS AT NO ADDITIONAL COST OF OWNER THROUGHOUT ALL PHASES OF CONSTRUCTION.
4. BEST MANAGEMENT PRACTICES (BMP's) AND CONTROLS SHALL CONFORM TO FEDERAL, STATE, OR LOCAL REQUIREMENTS OF MANUAL OF PRACTICE, AS APPLICABLE CONTRACTOR SHALL IMPLEMENT ADDITIONAL CONTROLS AS DIRECTED BY PERMITTING AGENCY OR OWNER.
5. SITE MAP MUST CLEARLY DELINEATE ALL STATE WATERS, PERMITS FOR ANY CONSTRUCTION ACTIVITY IMPACTING STATE WATERS OR REGULATED WETLANDS MUST ME MAINTAINED ON SITE AT ALL TIMES.
6. CONTRACTOR SHALL MINIMIZE CLEARING TO THE MAXIMUM EXTENT PRACTICAL OR AS REQUIRED BY THE GENERAL PERMIT.
7. GENERAL CONTRACTOR SHALL DENOTE ON PLAN THE TEMPORARY PARKING AND STORAGE AREA WHICH SHALL ALSO BE USED AS THE EQUIPMENT MAINTENANCE AND CLEANING AREA, EMPLOYEE PARKING AREA, AND AREA FOR LOCATING PORTABLE FACILITIES, OFFICE TRAILERS AND TOILET FACILITIES.
8. ALL WASH WATER (CONCRETE TRUCKS, VEHICLE CLEANING, EQUIPMENT CLEANING, ETC.) SHALL BE DETAINED AND PROPERLY TREATED OR DISPOSED.
9. SUFFICIENT OIL AND GREASE ABSORBING MATERIALS AND FLOTATION BOOMS SHALL BE MAINTAINED ON SITE OR READILY AVAILABLE TO CONTAIN AND CLEANUP FUEL OR CHEMICAL SPILLS AND LEAKS.
10. 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.
11. 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.
12. ALL STORM WATER POLLUTION PREVENTION MEASURES PRESENTED ON THIS PLAN, AND IN THE STORM WATER POLLUTION PREVENTION PLAN, SHALL BE INITIATED AS SOON AS PRACTICABLE.
13. DISTURBED PORTIONS OF THE SITE WHERE CONSTRUCTION ACTIVITY HAS STOPPED FOR AT LEAST 14 DAYS, SHALL BE TEMPORARILY SEEDED. THESE AREAS SHALL BE SEEDED NO LATER THAN 14 DAYS FROM THE LAST CONSTRUCTION ACTIVITY OCCURRING IN THESE AREAS.
14. 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.
15. IF THE ACTION OF VEHICLES TRAVELING OVER THE GRAVEL CONSTRUCTION ENTRANCES 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.
16. ALL MATERIALS SPILLED, DROPPED, WASHED OR TRACKED FROM VEHICLES ONTO ROADWAYS OR INTO STORM DRAINS MUST BE REMOVED IMMEDIATELY.
17. 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.
18. 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.
19. SLOPES SHALL BE LEFT IN A ROUGHENED CONDITION DURING THE GRADING PHASE TO REDUCE RUNOFF VELOCITIES AND EROSION.
20. DUE TO THE GRADE CHANGES DURING THE DEVELOPMENT OF THE PROJECT, THE CONTRACTOR SHALL BE RESPONSIBLE FOR ADJUSTING THE EROSION CONTROL MEASURES (SILT FENCES, STRAW BALES, ETC.) TO PREVENT EROSION.
21. 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.

DATE	REVISION	BY

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DIAMOND ESTATES

PART OF THE SOUTHWEST QUARTER
SECTION 12, T-1-S, R-14-W,
SALINE COUNTY, ARKANSAS

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

2-21-2023

CONTENTS:

EROSION CONTROL PLAN

PROJECT NO: 21206

DATE: FEB 2023

SHEET NO: 13

J:\Projects\2021 Projects\21206 Diamond Estates Midland Rd Hwy 5 Mills Law Property\Drawings\Working\Design\21206 Midland Road and Hwy 5 Levels Layout 1-6-23.dwg