Bryant Planning Commission Meeting

Boswell Municipal Complex - City Hall Court Room

210 SW 3rd Street

YouTube: https://www.youtube.com/c/bryantarkansas

Date: January 16, 2025 - **Time:** 6:00 PM

Call to Order

Approval of Minutes

1. Planning Commission Meeting Minutes 12/9/2024

- 2024-12-9 Planning Commission Meeting Minutes.pdf

Announcements

DRC Report

2. 2714 Lavern Dr - Conditional Use Permit

Vanessa Guerra - Requesting Recommendation for Approval of Conditional Use Permit for Duplex - RECOMMENDED APPROVAL based on completing Public Hearing Requirements.

3. 2711 Springhill Road - Rezoning C-1 to C-2

Mohammad Tariq - Requesting Recommendation for Rezoning from C-1 to C-2 - RECOMMENDED APPROVAL, based on completing Public Hearing Requirements.

4. 2711 Springhill Road - Conditional Use Permit

Mohammad Tariq - Requesting Recommendation for Approval of CUP for the use of Automobile Sales & Leasing - Small Lot - RECOMMENDED APPROVAL based on completing Public Hearing Requirements.

5. Bethel Middle School - Solar Field Project

Joshua Thompson - Requesting Recommendation for Approval of Conditional Use Permit for Utility Facility in a Residential Zoning - RECOMMENDED APPROVAL, based on completing Public Hearing Requirements.

6. Original Town Bryant - Replat - Lots 1-3, 11 &12 Block 19

Hope Consulting - Requesting Recommendation for Approval of Replat of lots 1-3, 11 &12 Block 19 into 1R, 3, and 11R Block 19 - RECOMMEDNED APPROVAL

7. Original Town Bryant - Lot 1R and 11R Block 19

Covenant Homes - Requesting Recommendation for Approval of Modification from Heart of Bryant Code on First Floor Building Height Requirement - RECOMMENDED APPROVAL

8. Five Star Fireworks - Temporary Business License

Mark Bradford - Requesting Approval for Temporary Business License for Firewrok Stands at the Following Locations: (1) 5407

Hwy 5, (2) 23395 I-30 Frontage Road - APPROVED BOTH LOCATIONS

- 0932-APP-01.pdf
- 0933-APP-01.pdf

9. Sonic - 2313 N Reynolds Road - Sign Permit

Seiz Sign Company - Requesting Sign Permit Approval - STAFF APPROVED

- 93186-SGNAPP-01.pdf

10. The Well - 21941 I-30 - Sign Permit

Arkansas Sign and Neon - Requesting Sign Permit Approval - STAFF APPROVED

- 93189-SGNAPP-01.pdf

Public Hearing

11. 2714 Lavern Dr - Conditional Use Permit

Vanessa Guerra - Requesting Approval for Conditional Use Permit for Duplex

- 0908-APP-01.pdf

12. 2711 Springhill Road - Rezoning C-1 to C-2

Mohammad Tariq - Requesting Approval for Rezoning from C-1 to C-2

- 0930-APP-01.pdf

13. 2711 Springhill Road - Conditional Use Permit

Mohammad Tariq - Requesting Approval for CUP for the use of Automobile Sales & Leasing - Small Lot

- 0931-APP-01.pdf

14. Bethel Middle School - Solar Field Project

Joshua Thompson - Requesting Approval for Conditional Use Permit for Utility Facility in a Residential Zoning

- 0929-pop-01.pdf
- 0929-stw-01.pdf
- 0929-app-02.pdf
- 0929-pln-02.pdf
- 0929-PLN-01.pdf

Old Business

15. Nomination Committee Recommendation of 2025 Chair and Vice-Chair of Planning Commission

Recommendation and Confirmation of 2025 Chair and Vice-Chair of Planning Commission

New Business

16. Original Town Bryant - Replat - Lots 1-3, 11 &12 Block 19

Hope Consulting - Requesting Approval for Replat of lots 1-3, 11 &12 Block 19 into 1R, 3, and 11R Block 19.

- 0934-PLT-02.pdf
- 0934-app-01.pdf
- 0934-plt-01.pdf

17. Original Town Bryant - Lot 1R and 11R Block 19

Covenant Homes - Requesting Approval for Modification from Heart of Bryant Code on First Floor Building Height Requirement

- 0934-ltr-01.pdf

Adjournments

Bryant Planning Commission Meeting Minutes

Monday, December 9, 2024
Boswell Municipal Complex – City Hall Courtroom
6:00 PM

Agenda

CALL TO ORDER

- Chairman Lance Penfield calls the meeting to order.
- Commissioners Present: Johnson, Burgess, Penfield, Hooten, Erwin, Speed
- Commissioners Absent: Statton, Edwards

ANNOUNCEMENTS

Colton Leonard announced that there will be a brief Directors Report at the end of the Agenda.

APPROVAL OF MINUTES

1. **Planning Commission Meeting Minutes 11/14/2024**
   Motion to Approve Minutes made by Commissioner Hooten, Seconded by Commissioner Burgess. Voice Vote, 6 Yays, 0 nays. Statton, Edwards Absent.

Vice-Chairman Hooten read the DRC Report.

DRC REPORT

2. **Lot 11 &12 Block 13 - Original Town of Bryant** - Replat
   Freddy Beza - Requesting Approval for Replat - RECOMMENDED APPROVAL, Contingent Upon Updated copy of plat showing the Survey Details on Plat

3. **Window World - 511 Boone Road** - New Driveway
   Hannah Newlin - Requesting Modification from Heart of Bryant code on Width of New Driveway - RECOMMENDED APPROVAL, based upon Bryant Street Department Recommendation and with adding MUTCD Compliant driveway signage on Boone Road.

4. **Midland Farms Lot 102** - Replat
   Hope Consulting - Requesting Approval for Replat of Lot 102 into Lot 102A and 102B - RECOMMENDED APPROVAL

5. **A-1 Fireworks - 25612 I-30** - Temporary Business Permit
   Joan Rey - Requesting Approval for Temporary Business Permit for Fireworks Stand - APPROVED, Contingent upon Fire Marshall Inspection of Tent once set up.

6. **Gen Wealth - 4756 Bryant Parkway** - Site Plan
   Phillip Lewis Engineering - Requesting Site Plan Approval - APPROVED, Contingent upon remaining items being addressed.

7. **Jeffus Family Dentistry - 23233 I-30** - Sign Permit
   Pinnacle Signs - Requesting Sign Permit Approval - STAFF APPROVED

NEW BUSINESS

8. **Lot 11 &12 Block 13 - Original Town of Bryant** - Replat.

   Freddy Beza - Requesting Approval for Replat.

   Due to no representation Commissioner Burgess made a motion to move this item to the end of the agenda. Hooten seconded. Chairman Penfield called for a Voice Vote, 6 yays, 0 Nays; 2 Absent.

9. **Window World - 511 Boone Road** - New Driveway

   Hannah Newlin - Requesting Modification from Heart of Bryant code on Width of New Driveway.

   Planning Director Ted Taylor stated that the 50 foot driveway width was requested by the City's street department in order to make the entrance safer for turning on and off Boone Road.

   After brief discussion on the item, Chairman Penfield called for a roll call vote to approve. 6 yays, 0 nays; Statton, Edwards Absent.

10. **Midland Farms Lot 102** - Replat

    Hope Consulting - Requesting Approval for Replat of Lot 102 into Lot 102A and 102B.

    Assistant Planning Director Colton Leonard stated that it had been sent to the county for review according to the interlocal agreement we have with the county, but we had not received any comments. Jonathan Hope stated that the property owner would be willing to sign a pre-annexation agreement with the City. Chairman Penfield stated that the ask would be for approval, subject to an acceptable preannexation agreement between the city and the property owner.

    Chairman Penfield called for a roll call vote to approve. 6 yays, 0 nays; Statton, Edwards Absent.

11. 2025 Development Calendar

Requesting Approval for 2025 Development Meeting Dates • Planning Commission Deadlines and Dates 2025**.**

Chairman Penfield will be out of town for the 1st meeting of the year. Commissioner Erwin made a motion to move the January 13th meeting to January 16th at 6:00PM, and to move the November 10th meeting to November 13th. Burgess seconded.

Chairman Penfield called for a roll call vote to approve, subject to those changes. 6 yays, 0 nays; Statton, Edwards Absent.

12. Formation of Nominating Committee to Recommend 2025 Chair and Vice-Chair of Planning Commission

Chairman Penfield nominated Commissioner Edwards and Commissioner Statton to the committee.

DIRECTOR'S REPORT

Mayor Treat presented a plaque of recognition to Walter Burgess for his 10 years of service to the Planning Commission.

Commissioner Erwin made a motion to table Item 8 due to a representative not being present at the meeting. Seconded by Commissioner Speed. Chairman Penfield called for a Voice Vote, 6 yays, 0 nays; Statton, Edwards Absent.

ADJOURNMENT

Motion to Adjourn made by Commissioner Erwin, Seconded by Commissioner Burgess. Voice Vote 6 Yays, 0 nays. Statton, Edwards Absent. Meeting was adjourned.

_____ _____

Chairman, Lance Penfield *Date*

_____ _____

Secretary, Tracy Picanco *Date*

City of Bryant, Arkansas
Community Development
210 SW 3rd Street Bryant, AR 72022
501-943-0943

Temporary Business Application
For the Sale of Fireworks

- *Applications are due by 5:00PM Wednesday the week prior to the Scheduled Development and Review Committee Meeting.*
- *Application Deadlines and dates can be found at www.cityofbryant.com under the Community Development tab.*

Date: 12-10-24

Business Information:

Name Fire Star Fireworks

Federal Tax Employer ID Number 453216207

Arkansas State Sales Tax Number 55025123-SLS

Location of Proposed Temporary Business 23395 I 30

Business Owner:

Name Mark Bradford

Address 17 Ashlee Blvd
Nash, Tx 75569

Phone 903-826-4453

Email imafreely76@gmail.com

Contact Person:

Name _____

Address _____

_____

Phone _____

Email _____

Checklist for Submission

- ☒ Completed Application and Checklist
- ☑ Twenty-Five Dollar ($25.00) Application fee
- ☑ Provide proof of 1,000,000 Liability Insurance or Surety Bond worth the same amount. (Further information on the details of liability insurance can be found in Section 2-4 of the Temporary Business Section of the Bryant Business Ordinance.)

(Continued on Page 2)

- ☐ Eight (8) copies of a **Site Plan**:
  - Site Plan shall be to scale, all structures shall be identified. Clear identification of any open display areas
  - Fireworks tent / canopy shall have a minimum 50ft. setback from all other structures
  - Show parking spaces dedicated by the owner of the property for use by the temporary business.
- ☐ Exits shall be provided every 100 ft. with a minimum of 2 remotely located exits Minimum exit width shall be 72 in. All exits shall be identified with proper signage
- ☐ No smoking permitted within 50 ft. of firework tent / canopy. "NO SMOKING" signs shall be posted at all entrance / exits
- ☐ 2 ABC fire extinguishers, with a 2A rating or greater, shall be provided. The maximum travel distance to an extinguisher shall not exceed 75 ft. Additional extinguishers may be required. Extinguishers shall be clearly visible, marked with appropriate signage, and mounted height of not less than 36 in. from the ground
- ☐ Generators or other combustion power sources, including fuel, shall be separated from tents / canopies by a minimum of 25 ft.
- ☐ Applicant shall contact the Bryant Fire Dept. Fire Marshal's office and schedule an inspection once the business is ready for operation. The inspection shall be conducted prior to any sales to the public are allowed. Contact: 501-943-0964

READ CAREFULLY BEFORE SIGNING

I _____, do hereby certify that all information contained within this application is true and correct. I further certify that I agree too and will abide by all Temporary Business rules and regulations as outlined in the Bryant Business Ordinance. I also understand that I shall comply with all additional applicable ordinances of the City as well as the requirements of all state and federal laws. Furthermore, I understand violation of Temporary Business Ordinance 2007-43 is a misdemeanor punishable by a fine of up to $500.00 per occurrence of violation. Each day's occurrence is a separate violation.

Owners Signature Jennifer Sanes _____

City of Bryant Community Development
210 SW 3rd Street
Bryant, AR 72022
PHONE: 501-943-0857
FAX: 501-943-0992
EMAIL:tsmith@cityofbryant.com

Temporary Business Application and Information

- **Applications are due by 5:00 Pm Wednesday the week prior to the scheduled Development Review Committee meeting.**
- **Application deadlines and meeting dates can be found on the City of Bryant's website under the Planning and Community Development page or by clicking HERE.**

Requirements for Submission

- ☑ Letter stating your request
- ☑ Complete and submit a Temporary Business Application
- ☑ Submit $25.00 application fee
- ☑ Submit 8 copies of **site plan** showing:
  - ☑ Exact location of proposed temporary business including setbacks from streets or highway right-of-way.
  - ☑ Clearly identifying any open display areas.
  - ☑ The parking spaces to be dedicated by the owner of the property for use by this temporary business.
- ☑ Submit a letter from the property owner stating that they are in agreement with the site plan. On File
- ☐ If food establishment – show approval from **Arkansas Department of Health.**
- ☑ Provide $1,000 surety bond made payable to City of Bryant conditioned for faithful performance of the payment of all applicable fees and penalties.

On File

Temporary Business Application

City of Bryant

Date: 12/8/24

Name of Business: Five Star Fireworks

Federal Tax Employer Identification Number: 453216207

Arkansas State Sales Tax Number: 55025123-SLS

Type of Business: Retail Sales

Location of proposed Temporary Business: 23395 I-30

Parcel Number of Location of proposed Temporary Business: N/A

Owner Mailing Address: 17 Ashlee BLVD Nash, Tx 75569

Contact Person: Mark Bradford

Daytime Phone Number: 903-826-4453 Evening Phone Number: SAme

Please check the category you are applying for. Permits cannot exceed the following time limits:

✓	Carnivals	**30 Days**
✓	Fireworks stands or tents	**30 Days**
	Christmas tree stands, tents or lots	**60 Days**
	General commercial sales stands, tents or lots	**90 Days**
	Concession/Refreshment stands/Food Service	**180 Days**

Beginning Date Requested December 14TH 2024 **Ending Date Requested** JANUARY 4, 2025

I hereby certify the above to be true and correct, and state that I am operating a business in accordance with the city's zoning regulations and/or any other city, state, or federal laws which may be applicable. I understand violation of Temporary Business Ordinance 2007-43 is a misdemeanor punishable by a fine of up to $500.00 per occurrence of violation. Each day's occurrence is a separate violation. No temporary business may operate for more than 180 days during any consecutive 12-month period.

Owners Signature Mark Bradford

CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY): 6/19/2024

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER Ryder Rosacker McCue & Huston (MGD by Hull & Company) 509 W Koenig St Grand Island NE 68801	**CONTACT NAME:** Kristy Wolfe **PHONE (A/C, No, Ext):** 308-382-2330 **FAX (A/C, No):** 308-382-7109 **E-MAIL ADDRESS:** kwolfe@ryderinsurance.com
INSURED Mark Bradford Five Star Fireworks 17 Ashlee Blvd Nash TX 75569	**INSURER(S) AFFORDING COVERAGE** / **NAIC #** **INSURER A :** SCOTTSDALE INS CO — 41297 **INSURER B :** **INSURER C :** **INSURER D :** **INSURER E :** **INSURER F :**

COVERAGES **CERTIFICATE NUMBER:** 800092181 **REVISION NUMBER:**

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSR	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS	
A	**GENERAL LIABILITY** [X] COMMERCIAL GENERAL LIABILITY [ ] CLAIMS-MADE [X] OCCUR GEN'L AGGREGATE LIMIT APPLIES PER: [X] POLICY [ ] PRO-JECT [ ] LOC			CPS4077941	6/12/2024	6/12/2025	EACH OCCURRENCE DAMAGE TO RENTED PREMISES (Ea occurrence) MED EXP (Any one person) PERSONAL & ADV INJURY GENERAL AGGREGATE PRODUCTS - COMP/OP AGG $	$ 1,000,000 $ 100,000 $ 5,000 $ 1,000,000 $ 2,000,000 $ 2,000,000 $
	AUTOMOBILE LIABILITY [ ] ANY AUTO [ ] ALL OWNED AUTOS [ ] SCHEDULED AUTOS [ ] HIRED AUTOS [ ] NON-OWNED AUTOS						COMBINED SINGLE LIMIT (Ea accident) BODILY INJURY (Per person) BODILY INJURY (Per accident) PROPERTY DAMAGE (Per accident) $	$ $ $ $ $
	[ ] **UMBRELLA LIAB** [ ] OCCUR [ ] **EXCESS LIAB** [ ] CLAIMS-MADE [ ] DED [ ] RETENTION $						EACH OCCURRENCE AGGREGATE $	$ $ $
	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY Y / N ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? [ ] N / A **(Mandatory in NH)** If yes, describe under DESCRIPTION OF OPERATIONS below						[ ] WC STATU-TORY LIMITS [ ] OTH-ER E.L. EACH ACCIDENT E.L. DISEASE - EA EMPLOYEE E.L. DISEASE - POLICY LIMIT	 $ $ $

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (Attach ACORD 101, Additional Remarks Schedule, if more space is required)

Regarding the General Liability coverage, Waiver of Subrogation applies to the entities listed below per attached form CG 24 04 when required by written agreement.
Regarding the General Liability coverage, Blanket Additional Insured applies to the entities listed below per attached form GLS-150s when required by written agreement.
Fireworks Retail Stand Locations:
1527 Airport Road, Hot Springs, AR 71913
5601 Central Avenue, Hot Springs, AR 71913
1880 1/2 Airport Road, Hot Springs, AR 71913
See Attached...

CERTIFICATE HOLDER

City of Bryant AR
210 SW 3rd St
Bryant AR 72022

CANCELLATION

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.

AUTHORIZED REPRESENTATIVE

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AGENCY CUSTOMER ID: _____

LOC #: _____

ADDITIONAL REMARKS SCHEDULE

AGENCY	NAMED INSURED
Ryder Rosacker McCue & Huston (MGD by Hull & Company)	Mark Bradford Five Star Fireworks 17 Ashlee Blvd Nash TX 75569
POLICY NUMBER	
CARRIER / NAIC CODE	EFFECTIVE DATE:

ADDITIONAL REMARKS

THIS ADDITIONAL REMARKS FORM IS A SCHEDULE TO ACORD FORM,

FORM NUMBER: 25 **FORM TITLE:** CERTIFICATE OF LIABILITY INSURANCE

271 1/2 Airport Road, Hot Springs, AR 71913
4761 Malvern Road, Hot Springs, AR 71913
3697 Malvern Road, Hot Springs, AR 71913
3211 Albert Pike Road, Hot Springs, AR 71913
2511 Albert Pikes Road, Hot Springs, AR 71913
107 Mt. Pine Road, Hot Springs, AR 71913
3822 AR-7, Hot Springs, AR 71919
3970 Park Park Ave, Fountain Lake, AR 71901
1656 1/2 Industrial Road, Rockport, AR 72104
#5 Caddo Crossing Drive, Glenwood, AR 71943
823 Central Avenue Stamps, AR 71860
23395 I-30 Bryant, AR 72022
5407 Hwy 5, Bryant, AR 72022
12 Evans Road, Cabot, AR 72023
16925 I-30, Benton, AR 72015

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POLICY NUMBER:

COMMERCIAL GENERAL LIABILITY
CG 24 04 05 09

WAIVER OF TRANSFER OF RIGHTS OF RECOVERY AGAINST OTHERS TO US

This endorsement modifies insurance provided under the following:

COMMERCIAL GENERAL LIABILITY COVERAGE PART
PRODUCTS/COMPLETED OPERATIONS LIABILITY COVERAGE PART

SCHEDULE

Name Of Person Or Organization:
Any person or organization with whom the insured has agreed to waive rights of recovery, provided such agreement is made in writing and prior to the loss.
Additional Premium is Included
Information required to complete this Schedule, if not shown above, will be shown in the Declarations.

The following is added to Paragraph **8. Transfer Of Rights Of Recovery Against Others To Us** of **Section IV - Conditions:**

We waive any right of recovery we may have against the person or organization shown in the Schedule above because of payments we make for injury or damage arising out of your ongoing operations or "your work" done under a contract with that person or organization and included in the "products-completed operations hazard". This waiver applies only to the person or organization shown in the Schedule above.

Copyright, Insurance Services Office, Inc., 2008

SCOTTSDALE INSURANCE COMPANY®

ENDORSEMENT NO. _____

ATTACHED TO AND FORMING A PART OF POLICY NUMBER	ENDORSEMENT EFFECTIVE DATE (12:01 A.M. STANDARD TIME)	NAMED INSURED	AGENT NO.

THIS ENDORSEMENT CHANGES THE POLICY. PLEASE READ IT CAREFULLY.

BLANKET ADDITIONAL INSURED ENDORSEMENT

This endorsement modifies insurance provided under the following:

COMMERCIAL GENERAL LIABILITY COVERAGE PART

With respect to this endorsement, **SECTION II—WHO IS AN INSURED** is amended to include as an additional insured any person or organization whom you are required to add as an additional insured on this policy under a written contract, written agreement or written permit which must be:

a. Currently in effect or becoming effective during the term of the policy; and

b. Executed prior to the "bodily injury," "property damage," or "personal and advertising injury."

The insurance provided to these additional insureds is limited as follows:

1. That person or organization is an additional insured only with respect to liability for "bodily injury," "property damage" or "personal and advertising injury" caused, in whole or in part, by:

a. Your acts or omissions; or

b. The acts or omissions of those acting on your behalf.

A person's or organization's status as an additional insured under this endorsement ends when your operations for that additional insured are completed.

2. With respect to the insurance afforded to these additional insureds, the following exclusions are added to item **2. Exclusions** of **SECTION I—COVERAGES:**

This insurance does not apply to "bodily injury," "property damage" or "personal and advertising injury" occurring after:

a. All work, including materials, parts or equipment furnished in connection with such work, on the project (other than service, maintenance or repairs) to be performed by or on behalf of the additional insured(s) at the location of the covered operations has been completed; or

b. That portion of "your work" out of which the injury or damage arises has been put to its intended use by any person or organization other than another contractor or subcontractor engaged in performing operations for a principal as a part of the same project.

3. The limits of insurance applicable to the additional insured are those specified in the written contract, written agreement or written permit or in the Declarations for this policy, whichever is less. These limits of insurance are inclusive of, and not in addition to, the Limits of Insurance shown in the Declarations for this policy.

4. Coverage is not provided for "bodily injury," "property damage," or "personal and advertising injury" arising out of the sole negligence of the additional insured.

5. The insurance provided to the additional insured does not apply to "bodily injury," "property damage," or "personal and advertising injury" arising out of an architect's, engineer's or surveyor's rendering of or failure to render any professional services including:

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a. The preparing, approving or failing to prepare or approve maps, shop drawings, opinions, reports, surveys, field orders, change orders or drawings and specifications; and

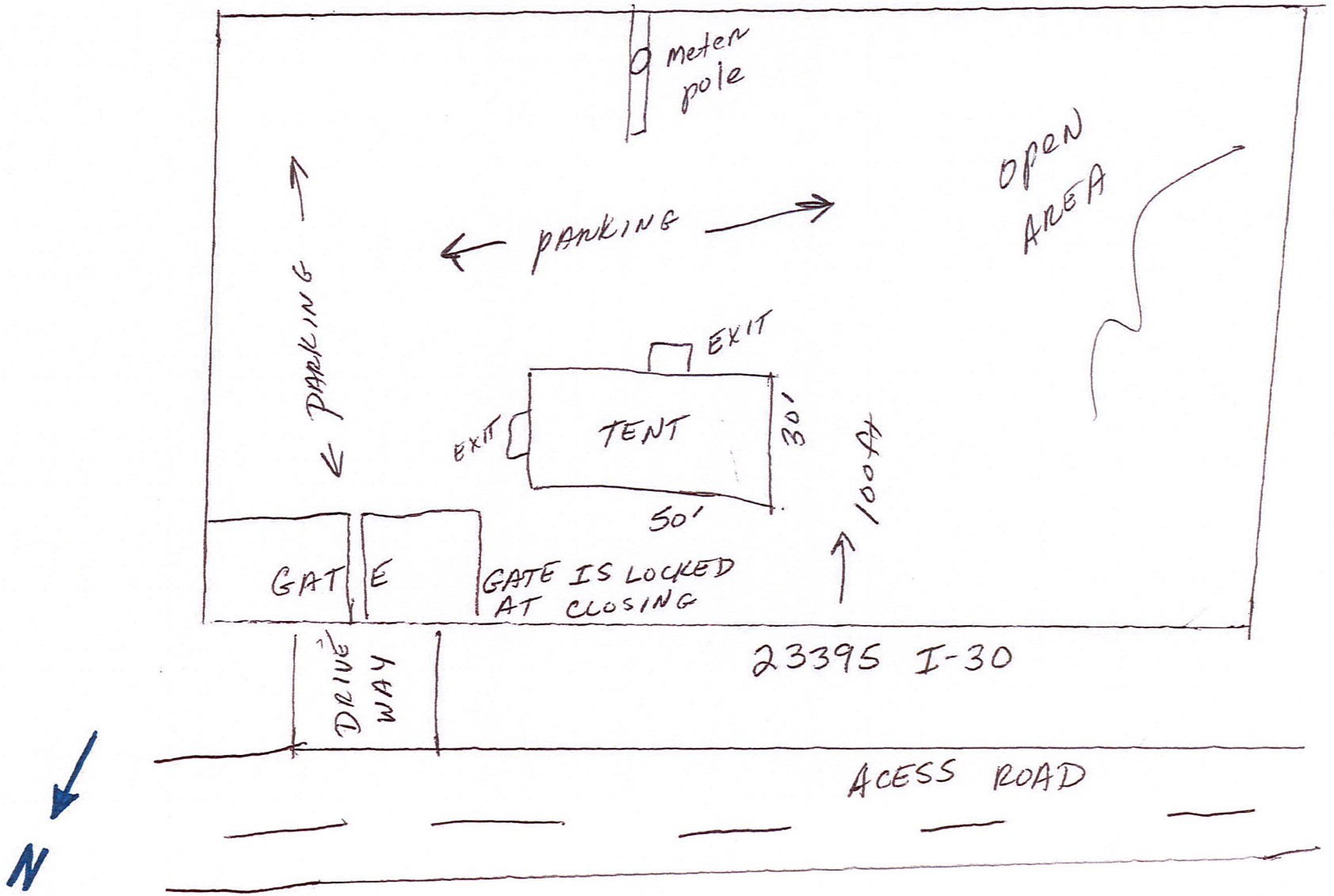
b. Supervisory, inspection, architectural or engineering activities.

6. Any coverage provided hereunder will be excess over any other valid and collectible insurance available to the additional insured whether primary, excess, contingent or on any other basis unless a written contract specifically requires that this insurance be primary.

When this insurance is excess, we will have no duty under **SECTION I—COVERAGES** to defend the additional insured against any "suit" if any other insurer has a duty to defend the additional insured against that "suit." If no other insurer defends, we will undertake to do so, but we will be entitled to the additional insured's rights against all those other insurers.

AUTHORIZED REPRESENTATIVE DATE

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23395 I-30
Bryant, AR

City of Bryant, Arkansas
Community Development
210 SW 3rd Street Bryant, AR 72022
501-943-0943

Temporary Business Application
For the Sale of Fireworks

- *Applications are due by 5:00PM Wednesday the week prior to the Scheduled Development and Review Committee Meeting.*
- *Application Deadlines and dates can be found at www.cityofbryant.com under the Community Development tab.*

Date: 12/10/24

Business Information:

Name Firester Fireworks

Federal Tax Employer ID Number 453216207

Arkansas State Sales Tax Number 55025123-SLS

Location of Proposed Temporary Business 5407 Hwy 5

Business Owner:

Name Mark Bradford

Address 17 ~~Ashke~~ Blvd,
Nash, Tx 75569

Phone 903-826-4453

Email imafree1y760@gmail.com

Contact Person:

Name _____

Address _____

_____

Phone _____

Email _____

Checklist for Submission

- [x] Completed Application and Checklist
- [x] Twenty-Five Dollar ($25.00) Application fee
- [x] Provide proof of 1,000,000 Liability Insurance or Surety Bond worth the same amount. (Further information on the details of liability insurance can be found in Section 2-4 of the Temporary Business Section of the Bryant Business Ordinance.)

(Continued on Page 2)

- ☐ Eight (8) copies of a **Site Plan**:
  - Site Plan shall be to scale, all structures shall be identified. Clear identification of any open display areas
  - Fireworks tent / canopy shall have a minimum 50ft. setback from all other structures
  - Show parking spaces dedicated by the owner of the property for use by the temporary business.
- ☐ Exits shall be provided every 100 ft. with a minimum of 2 remotely located exits Minimum exit width shall be 72 in. All exits shall be identified with proper signage
- ☐ No smoking permitted within 50 ft. of firework tent / canopy. "NO SMOKING" signs shall be posted at all entrance / exits
- ☐ 2 ABC fire extinguishers, with a 2A rating or greater, shall be provided. The maximum travel distance to an extinguisher shall not exceed 75 ft. Additional extinguishers may be required. Extinguishers shall be clearly visible, marked with appropriate signage, and mounted height of not less than 36 in. from the ground
- ☐ Generators or other combustion power sources, including fuel, shall be separated from tents / canopies by a minimum of 25 ft.
- ☐ Applicant shall contact the Bryant Fire Dept. Fire Marshal's office and schedule an inspection once the business is ready for operation. The inspection shall be conducted prior to any sales to the public are allowed. Contact: 501-943-0964

READ CAREFULLY BEFORE SIGNING

I _____, do hereby certify that all information contained within this application is true and correct. I further certify that I agree too and will abide by all Temporary Business rules and regulations as outlined in the Bryant Business Ordinance. I also understand that I shall comply with all additional applicable ordinances of the City as well as the requirements of all state and federal laws. Furthermore, I understand violation of Temporary Business Ordinance 2007-43 is a misdemeanor punishable by a fine of up to $500.00 per occurrence of violation. Each day's occurrence is a separate violation.

Owners Signature Jennifer F Jones _____

City of Bryant Community Development
210 SW 3rd Street
Bryant, AR 72022
PHONE: 501-943-0857
FAX: 501-943-0992
EMAIL:tsmith@cityofbryant.com

Temporary Business Application and Information

- **Applications are due by 5:00 Pm Wednesday the week prior to the scheduled Development Review Committee meeting.**
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Requirements for Submission

- ☑ Letter stating your request
- ☑ Complete and submit a Temporary Business Application
- ☑ Submit $25.00 application fee
- ☑ Submit 8 copies of **site plan** showing:
  - ☑ Exact location of proposed temporary business including setbacks from streets or highway right-of-way.
  - ☑ Clearly identifying any open display areas.
  - ☑ The parking spaces to be dedicated by the owner of the property for use by this temporary business.
- ☑ Submit a letter from the property owner stating that they are in agreement with the site plan.
- ☐ If food establishment – show approval from **Arkansas Department of Health.**
- ☑ Provide $1,000 surety bond made payable to City of Bryant conditioned for faithful performance of the payment of all applicable fees and penalties.

Temporary Business Application

City of Bryant

Date: 12/8/24

Name of Business: Five Star Fireworks

Federal Tax Employer Identification Number: 453216207

Arkansas State Sales Tax Number: 55025123-SLS

Type of Business: Retail Business

Location of proposed Temporary Business: 5407 Hwy 5 Bryant, Ark

Parcel Number of Location of proposed Temporary Business: N/A

Owner Mailing Address: 17 Ashlee BLVD NASH, TX 75569

Contact Person: MARK BRADFORD

Daytime Phone Number: 903-826-4453 Evening Phone Number: SAme

Please check the category you are applying for. Permits cannot exceed the following time limits:

	Carnivals	**30 Days**
✓	Fireworks stands or tents	**30 Days**
	Christmas tree stands, tents or lots	**60 Days**
	General commercial sales stands, tents or lots	**90 Days**
	Concession/Refreshment stands/Food Service	**180 Days**

Beginning Date Requested December 19th 2024 **Ending Date Requested** January 4th 2025

I hereby certify the above to be true and correct, and state that I am operating a business in accordance with the city's zoning regulations and/or any other city, state, or federal laws which may be applicable. I understand violation of Temporary Business Ordinance 2007-43 is a misdemeanor punishable by a fine of up to $500.00 per occurrence of violation. Each day's occurrence is a separate violation. No temporary business may operate for more than 180 days during any consecutive 12-month period.

Owners Signature Mark Bradford

CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY): 6/19/2024

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER	CONTACT NAME: Kristy Wolfe
Ryder Rosacker McCue & Huston (MGD by Hull & Company) 509 W Koenig St Grand Island NE 68801	PHONE (A/C, No, Ext): 308-382-2330 FAX (A/C, No): 308-382-7109 E-MAIL ADDRESS: kwolfe@ryderinsurance.com

INSURER(S) AFFORDING COVERAGE	NAIC #
INSURER A : SCOTTSDALE INS CO	41297
INSURER B :	
INSURER C :	
INSURER D :	
INSURER E :	
INSURER F :	

INSURED
Mark Bradford
Five Star Fireworks
17 Ashlee Blvd
Nash TX 75569

COVERAGES **CERTIFICATE NUMBER:** 800092181 **REVISION NUMBER:**

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSR	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS	
A	**GENERAL LIABILITY**			CPS4077941	6/12/2024	6/12/2025	EACH OCCURRENCE	$ 1,000,000
	[X] COMMERCIAL GENERAL LIABILITY						DAMAGE TO RENTED PREMISES (Ea occurrence)	$ 100,000
	[ ] CLAIMS-MADE [X] OCCUR						MED EXP (Any one person)	$ 5,000
							PERSONAL & ADV INJURY	$ 1,000,000
							GENERAL AGGREGATE	$ 2,000,000
	GEN'L AGGREGATE LIMIT APPLIES PER:						PRODUCTS - COMP/OP AGG	$ 2,000,000
	[X] POLICY [ ] PRO-JECT [ ] LOC							$
	AUTOMOBILE LIABILITY						COMBINED SINGLE LIMIT (Ea accident)	$
	[ ] ANY AUTO						BODILY INJURY (Per person)	$
	[ ] ALL OWNED AUTOS [ ] SCHEDULED AUTOS						BODILY INJURY (Per accident)	$
	[ ] HIRED AUTOS [ ] NON-OWNED AUTOS						PROPERTY DAMAGE (Per accident)	$
								$
	[ ] **UMBRELLA LIAB** [ ] OCCUR						EACH OCCURRENCE	$
	[ ] **EXCESS LIAB** [ ] CLAIMS-MADE						AGGREGATE	$
	[ ] DED [ ] RETENTION $							$
	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY Y / N						[ ] WC STATU-TORY LIMITS [ ] OTH-ER	
	ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? [ ] **(Mandatory in NH)**	N / A					E.L. EACH ACCIDENT	$
	If yes, describe under DESCRIPTION OF OPERATIONS below						E.L. DISEASE - EA EMPLOYEE	$
							E.L. DISEASE - POLICY LIMIT	$

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (Attach ACORD 101, Additional Remarks Schedule, if more space is required)

Regarding the General Liability coverage, Waiver of Subrogation applies to the entities listed below per attached form CG 24 04 when required by written agreement.
Regarding the General Liability coverage, Blanket Additional Insured applies to the entities listed below per attached form GLS-150s when required by written agreement.
Fireworks Retail Stand Locations:
1527 Airport Road, Hot Springs, AR 71913
5601 Central Avenue, Hot Springs, AR 71913
1880 1/2 Airport Road, Hot Springs, AR 71913
See Attached...

CERTIFICATE HOLDER

City of Bryant AR
210 SW 3rd St
Bryant AR 72022

CANCELLATION

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.

AUTHORIZED REPRESENTATIVE

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AGENCY CUSTOMER ID: _____

LOC #: _____

ADDITIONAL REMARKS SCHEDULE

AGENCY	NAMED INSURED
Ryder Rosacker McCue & Huston (MGD by Hull & Company)	Mark Bradford Five Star Fireworks 17 Ashlee Blvd Nash TX 75569
POLICY NUMBER	
CARRIER / NAIC CODE	EFFECTIVE DATE:

ADDITIONAL REMARKS

THIS ADDITIONAL REMARKS FORM IS A SCHEDULE TO ACORD FORM,

FORM NUMBER: 25 **FORM TITLE:** CERTIFICATE OF LIABILITY INSURANCE

271 1/2 Airport Road, Hot Springs, AR 71913
4761 Malvern Road, Hot Springs, AR 71913
3697 Malvern Road, Hot Springs, AR 71913
3211 Albert Pike Road, Hot Springs, AR 71913
2511 Albert Pikes Road, Hot Springs, AR 71913
107 Mt. Pine Road, Hot Springs, AR 71913
3822 AR-7, Hot Springs, AR 71919
3970 Park Park Ave, Fountain Lake, AR 71901
1656 1/2 Industrial Road, Rockport, AR 72104
#5 Caddo Crossing Drive, Glenwood, AR 71943
823 Central Avenue Stamps, AR 71860
23395 I-30 Bryant, AR 72022
5407 Hwy 5, Bryant, AR 72022
12 Evans Road, Cabot, AR 72023
16925 I-30, Benton, AR 72015

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POLICY NUMBER:

COMMERCIAL GENERAL LIABILITY
CG 24 04 05 09

WAIVER OF TRANSFER OF RIGHTS OF RECOVERY AGAINST OTHERS TO US

This endorsement modifies insurance provided under the following:

COMMERCIAL GENERAL LIABILITY COVERAGE PART
PRODUCTS/COMPLETED OPERATIONS LIABILITY COVERAGE PART

SCHEDULE

Name Of Person Or Organization:
Any person or organization with whom the insured has agreed to waive rights of recovery, provided such agreement is made in writing and prior to the loss.
Additional Premium is Included
Information required to complete this Schedule, if not shown above, will be shown in the Declarations.

The following is added to Paragraph **8. Transfer Of Rights Of Recovery Against Others To Us** of **Section IV - Conditions:**

We waive any right of recovery we may have against the person or organization shown in the Schedule above because of payments we make for injury or damage arising out of your ongoing operations or "your work" done under a contract with that person or organization and included in the "products-completed operations hazard". This waiver applies only to the person or organization shown in the Schedule above.

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SCOTTSDALE INSURANCE COMPANY®

ENDORSEMENT NO. _____

ATTACHED TO AND FORMING A PART OF POLICY NUMBER	ENDORSEMENT EFFECTIVE DATE (12:01 A.M. STANDARD TIME)	NAMED INSURED	AGENT NO.

THIS ENDORSEMENT CHANGES THE POLICY. PLEASE READ IT CAREFULLY.

BLANKET ADDITIONAL INSURED ENDORSEMENT

This endorsement modifies insurance provided under the following:

COMMERCIAL GENERAL LIABILITY COVERAGE PART

With respect to this endorsement, **SECTION II—WHO IS AN INSURED** is amended to include as an additional insured any person or organization whom you are required to add as an additional insured on this policy under a written contract, written agreement or written permit which must be:

a. Currently in effect or becoming effective during the term of the policy; and

b. Executed prior to the "bodily injury," "property damage," or "personal and advertising injury."

The insurance provided to these additional insureds is limited as follows:

1. That person or organization is an additional insured only with respect to liability for "bodily injury," "property damage" or "personal and advertising injury" caused, in whole or in part, by:

a. Your acts or omissions; or

b. The acts or omissions of those acting on your behalf.

A person's or organization's status as an additional insured under this endorsement ends when your operations for that additional insured are completed.

2. With respect to the insurance afforded to these additional insureds, the following exclusions are added to item **2. Exclusions** of **SECTION I—COVERAGES:**

This insurance does not apply to "bodily injury," "property damage" or "personal and advertising injury" occurring after:

a. All work, including materials, parts or equipment furnished in connection with such work, on the project (other than service, maintenance or repairs) to be performed by or on behalf of the additional insured(s) at the location of the covered operations has been completed; or

b. That portion of "your work" out of which the injury or damage arises has been put to its intended use by any person or organization other than another contractor or subcontractor engaged in performing operations for a principal as a part of the same project.

3. The limits of insurance applicable to the additional insured are those specified in the written contract, written agreement or written permit or in the Declarations for this policy, whichever is less. These limits of insurance are inclusive of, and not in addition to, the Limits of Insurance shown in the Declarations for this policy.

4. Coverage is not provided for "bodily injury," "property damage," or "personal and advertising injury" arising out of the sole negligence of the additional insured.

5. The insurance provided to the additional insured does not apply to "bodily injury," "property damage," or "personal and advertising injury" arising out of an architect's, engineer's or surveyor's rendering of or failure to render any professional services including:

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a. The preparing, approving or failing to prepare or approve maps, shop drawings, opinions, reports, surveys, field orders, change orders or drawings and specifications; and

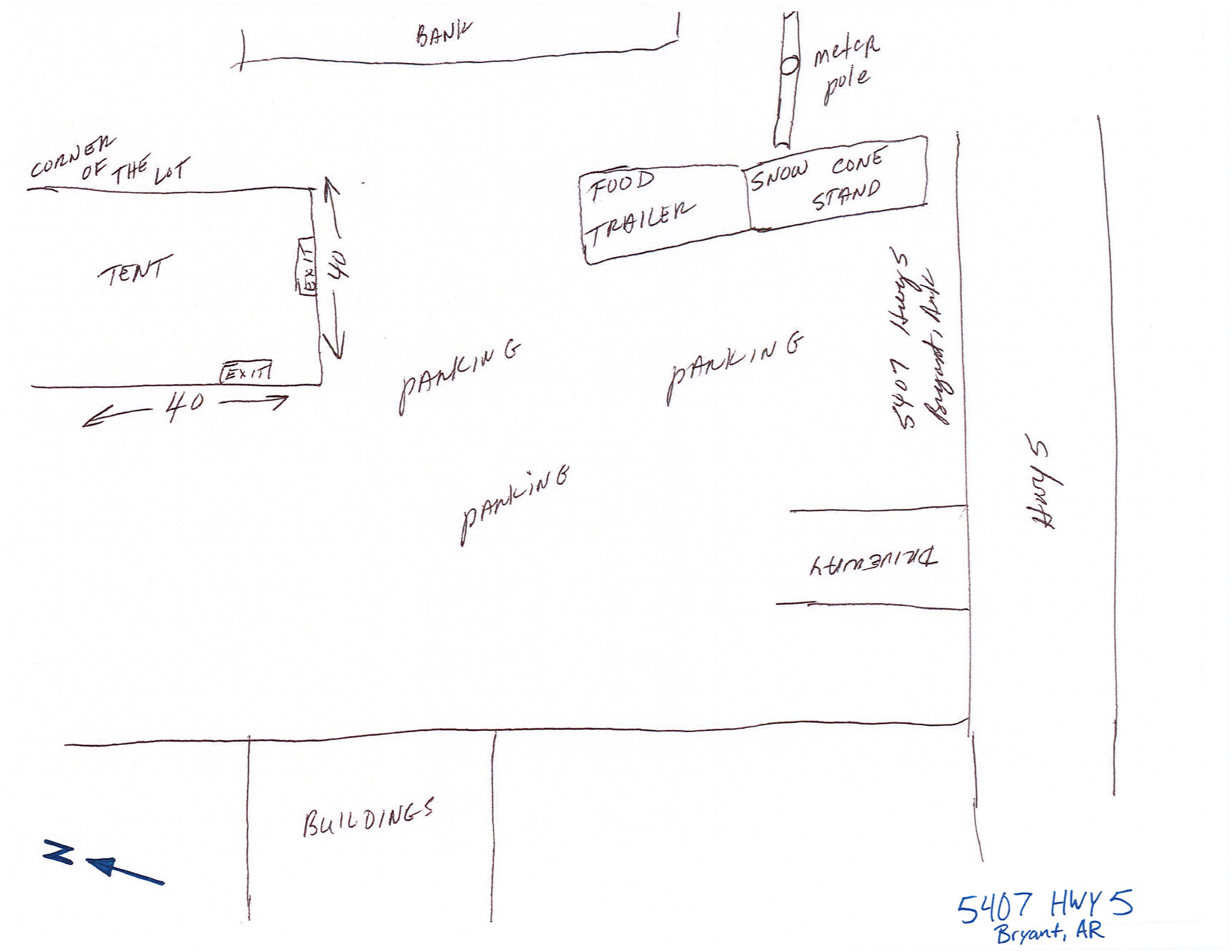
b. Supervisory, inspection, architectural or engineering activities.

6. Any coverage provided hereunder will be excess over any other valid and collectible insurance available to the additional insured whether primary, excess, contingent or on any other basis unless a written contract specifically requires that this insurance be primary.

When this insurance is excess, we will have no duty under **SECTION I—COVERAGES** to defend the additional insured against any "suit" if any other insurer has a duty to defend the additional insured against that "suit." If no other insurer defends, we will undertake to do so, but we will be entitled to the additional insured's rights against all those other insurers.

AUTHORIZED REPRESENTATIVE DATE

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BANK
meter pole
CORNER OF THE LOT
FOOD TRAILER
SNOW CONE STAND
TENT
EXIT
40
EXIT
40
PARKING
PARKING
PARKING
5407 Hwy 5 Bryant, Ark
Hwy 5
DRIVEWAY
BUILDINGS
N
5407 HWY 5
Bryant, AR

Store #: 1711
Address:

2013 N. Reynolds Rd
Bryant AR 72022

Franchisee Name:

The Esch Group

Guidance Set Used:

Standard

If Non-Standard note non-standard details below

Scope of work: Contract

Version: V1

FEDERAL HEATH
VISUAL COMMUNICATIONS
www.FederalHeath.com

FH CONTACT NAME: Tracy L Roberts

PHONE: 817-553-8062

ADDRESS:

2300 N. Hwy 121
Euless TX 76039

"This approval acknowledges that all Reskin scope elements may not be included in sign design package but Customer is committed to completing all Reskin requirements."

Franchisee Approval Box:

Sonic Approval Box- Only for Non-Standard FZ and SRI Stores

DATE OF APPROVAL:

SONIC



N

SITE PLAN (NTS)

SIGN SCHEDULE

- **A** PYLON REFURBISHMENT- FLEX FACES AND RETROFIT KITS | TWO (2) REQ.
- **B** NEW FLEXIBRITE | SEVEN (7) PIECES OF 6'-8" BLUE FLEXIBRITE
- **C** LOGO CABINET | TWO (2) REQ
- **D** CHERRY LOGO | ONE (1) REQ
- **E** MAIN CANOPY NEW LEDSTRIPE| 28'-0" BLUE LEDSTRIPE ON FRONT OF CANOPY
- **F** REPLACEMENT FACES FOR EXISTING DIRECTIONAL (ENTER) | TWO (2) REQUIRED
- **G** REPLACEMENT FACES FOR EXISTING DIRECTIONAL (EXIT) | TWO (2) REQUIRED

NOTE:
CUSTOMER RESPONSIBLE FOR INSTALLATION/PAINTING & STALL STARS.

GENERAL NOTES

- INSTALLER SHALL VERIFY WALL CONDITIONS IN THE FIELD
- TYPE, SIZE & QUANTITY OF FASTENERS TO BE DETERMINED
- ALL BOLT HOLES TO BE DRILLED OR PUNCHED
- ISOLATE ALL ALUMINUM FROM STEEL.

NEW & REMODEL CONSTRUCTION

ADEQUATE BEHIND THE WALL BACKING AND ACCESS IS REQUIRED FOR THE INSTALLATION OF NEW SIGNAGE. CUSTOMER TO FORWARD APPROVED SIGNAGE DRAWINGS TO THE ON SITE CONTACT TO INSURE THAT THE REQUIRED PROVISIONS ARE MADE DURING CONSTRUCTION, PRIOR TO THE SIGN INSTALLATION.

INSTALLER REQUIREMENTS FOR EIFS WALLS

IT IS THE RESPONSIBILITY OF THE INSTALLATION CONTRACTOR TO PROVIDE ANY WALL SPACERS REQUIRED TO KEEP EIFS WALL MATERIAL FROM BEING COMPACTED DURING INSTALLATION OF ANY MOUNTING BOLTS REQUIRED FOR SIGNAGE.

INSTALLER REQUIREMENTS

ALL INSTALLATION (MOUNTING) HARDWARE AND SECONDARY WIRING COMPONENTS, CONDUIT & CONNECTORS, ETC ARE TO BE PROVIDED BY THE INSTALLATION CONTRACTOR

ALL WALL PENETRATIONS TO BE SEALED WITH SILICONE TO HELP PREVENT MOISTURE PENETRATION @ EXTERIOR LOCATIONS.

ANY DEVIATION FROM FEDERAL HEATH REQUIREMENTS MAY RESULT IN DAMAGE TO OR IMPROPER OPERATION OF SIGNAGE, CAUSING DELAYS AND ADDITIONAL COSTS.

CUSTOMER TO PROVIDE DEDICATED BRANCH CIRCUITS FOR SIGNS ONLY PER NEC CODE 600.5

ALL BRANCH CIRCUITS FOR SIGNS MUST BE TOTALLY DEDICATED TO SIGNS (INCLUDING DEDICATED GROUND & NEUTRAL, PER CIRCUIT) AND SHALL NOT BE SHARED WITH OTHER LOADS (SUCH AS LIGHTING, A/C and OTHER EQUIPMENT). PROPERLY SIZED GROUND WIRE THAT CAN BE TRACED BACK TO THE BREAKER PANEL IS REQUIRED.

NUMBER AND SIZE OF CIRCUITS FOR EACH SIGN MUST MEET FEDERAL HEATH SIGN REQUIREMENTS.

ALL ELECTRICAL SIGNS SHALL CONFORM TO THE REQUIREMENTS OF ARTICLE 600 OF THE N.E.C. AND U.L. 48 ALONG WITH OTHER APPLICABLE STATE & LOCAL CODE REQUIREMENTS. THIS INCLUDES PROPER GROUNDING AND BONDING OF THE SIGN

120V - 20 AMP (PRIMARY ELECTRICAL SERVICE) CIRCUITS AND FINAL CONNECTION TO EACH SIGN, TO WITHIN 6 FT TO BE BY THE CUSTOMER'S CERTIFIED ELECTRICIAN. NUMBER AND SIZE OF CIRCUITS FOR EACH SIGN TO MEET FEDERAL HEATH SIGN COMPANY REQUIREMENTS

WARRANTY NOTICE

CERTAIN ELECTRICAL COMPONENTS OF SIGNS WILL FAIL PREMATURELY IF NOT SHUT OFF FOR A PERIOD OF TIME, ONCE EACH DAY. FOR BEST PERFORMANCE WE RECOMMEND THAT SIGNS BE CONNECTED TO AN AUTOMATIC CONTROLLING DEVICE SUCH AS AN EMERGENCY MANAGEMENT SYSTEM, TIME CLOCK OR PHOTO CELL TO CONTROL THE DAILY SHUT-OFF PERIOD. FAILURE TO FOLLOW THESE RECOMMENDATIONS CAN CAUSE DAMAGE TO ELECTRICAL COMPONENTS OF THE SIGN AND VOID THE WARRANTY. SOME DIMMING DEVISES WILL ADVERSELY AFFECT THE ELECTRICAL COMPONENTS OF THE SIGN IT IS ATTACHED TO, CAUSING FAILURE. ANY DIMMING OF THE SIGN WITHOUT CONSULTATION WITH FEDERAL HEATH SIGN CO. WILL VOID THE WARRANTY.

SIGN COMPANY
www.federalheath.com
1845 Precinct Line Road, Suite 100, Hurst, Texas 76054
T: 817.685.9075 F: 817.685.9103

Revisions:
R1

Colors Depicted In This Rendering May Not Match Actual Finished Materials. Refer To Product Samples For Exact Color Match.

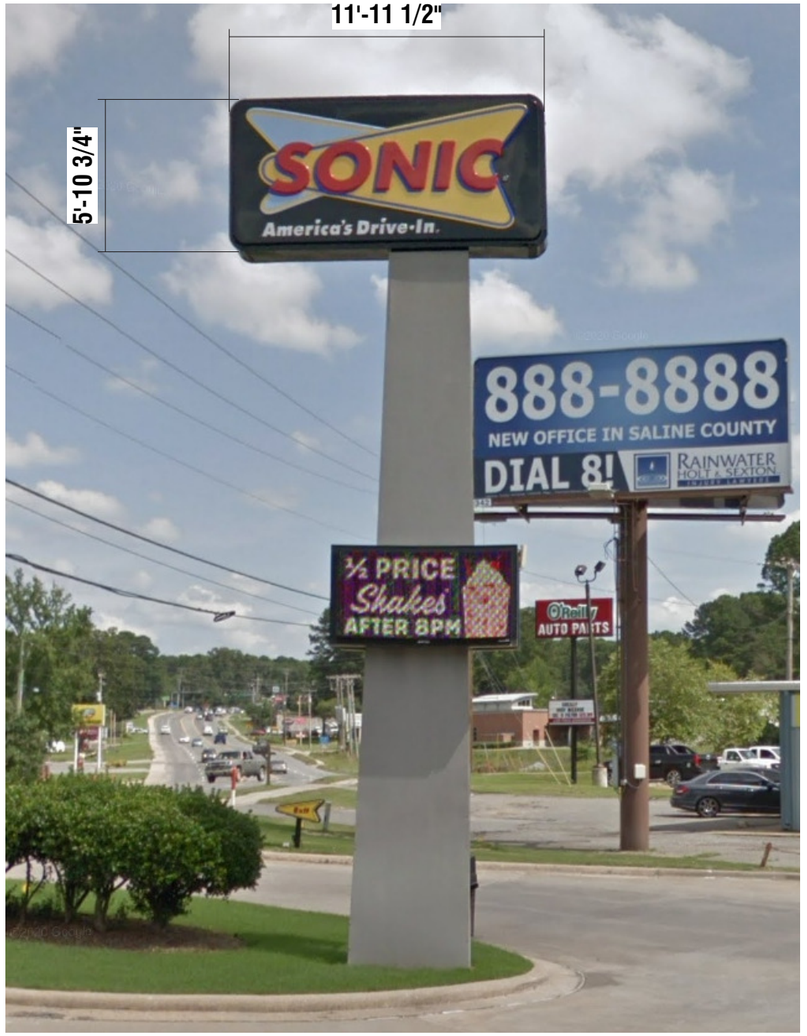
Account Rep: Michelle Busing
Project Manager: Tracy L. Roberts
Drawn By: Jake Posadas/CHC

Underwriters Laboratories Inc. ELECTRICAL TO USE U.L. LISTED COMPONENTS AND SHALL MEET ALL N.E.C. STANDARDS
ALL ELECTRICAL SIGNS ARE TO COMPLY WITH U.L. 48 AND ARTICLE 600 OF THE N.E.C. STANDARDS, INCLUDING THE PROPER GROUNDING AND BONDING OF ALL SIGNS.

Project / Location:
Store #1711
2013 N. REYNOLDS RD.
BRYANT, AR 72022

Job Number: 23-89166-10
Date: August 8, 2024
Sheet Number: 2 Of 9
Design Number: 23-89166-10

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EXISTING | NTS



A PROPOSED | NTS

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Project / Location:

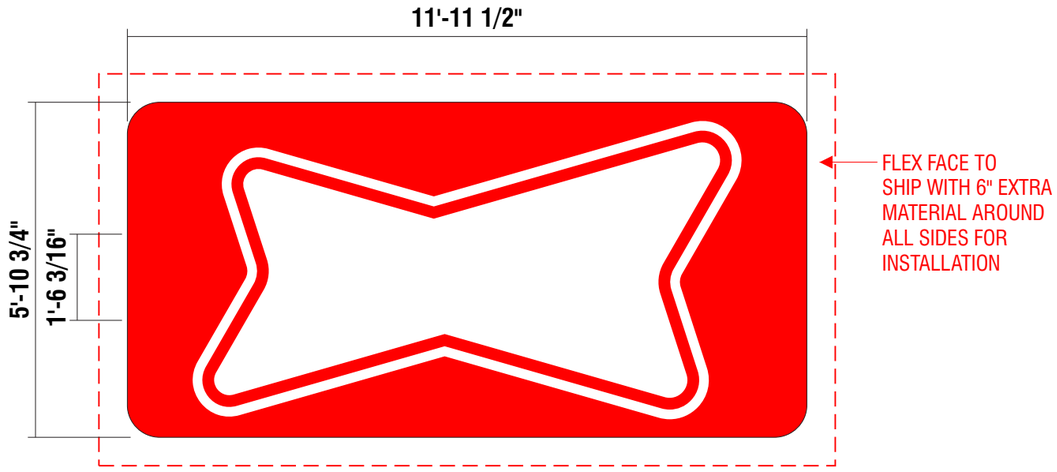
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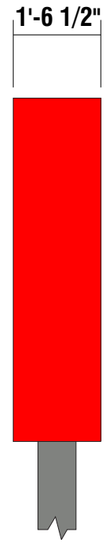
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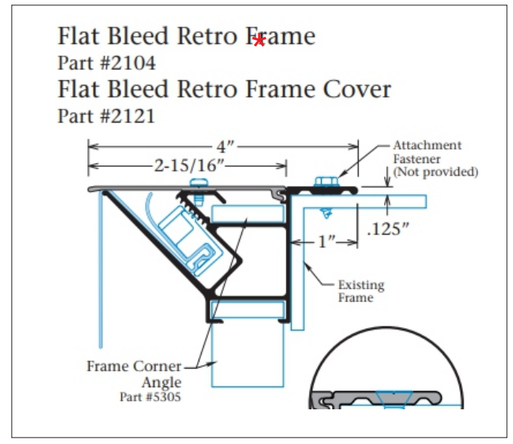
NOTE: CUSTOMER RESPONSIBLE FOR INSTALLATION/PAINTING & STALL STARS.



A **PYLON REFURBISHMENT- FLEX FACES AND RETROFIT KIT | TWO (2) FACES REQ.**
SCALE: 3/8"=1'
70.50 SQ FT



EXISTING CABINET & CLADDING
END VIEW



- SONIC RED: Pantone 192C | 3M 3730-2324 RED
- SONIC BLUE: Pantone 2382C | 3M 3730-8094 BLUE
- WHITE- PANAGRAPHICS III FLEX FACE
- POLE CLADDING |SHERWIN WILLIAMS 7067 CITYSCAPE

SCOPE OF WORK:

MANUFACTURE AND SHIP REPLACEMENT FACES

FACES: PANAGRAPHICS III WHITE FLEX WITH FIRST SURFACE VINYL.

ALL PAINTING BY CUSTOMER

ILLUMINATION: EXISTING HAS LED ALREADY

INSTALLER NOTE:
INSTALLER RESPONSIBLE TO CHOOSE THE APPROPRIATE FASTENERS PER CONDITIONS

INSTALLATION OF THIS SIGN SHALL CONFORM TO ARTICLE 600 OF THE NEC, UL 48 AND OR OTHER APPLICABLE LOCAL CODES, INCLUDING THE PROPER GROUNDING AND BONDING OF THE SIGN.

THE LOCATION OF THE DISCONNECT SWITCH, AFTER INSTALLATION SHALL COMPLY WITH ARTICLE 600.6(A) OF THE NEC.

Total: **T.B.D.** Amps

# of 120V, 20A Circuits Req'd T.B.D.

ALL BRANCH CIRCUITS SHALL BE DEDICATED TO SIGNS (INCLUDING GROUND AND

REFER TO PAGE 1 FOR ADDITIONAL ELECTRICAL AND INSTALLATION INFORMATION & REQUIREMENTS

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Revisions:
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Project / Location:



Store #1711
2013 N. REYNOLDS RD.
BRYANT, AR 72022

Job Number: 23-89166-10
Date: August 8, 2024
Sheet Number: 4 Of 9
Design Number: 23-89166-10

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EXISTING (LEFT SIDE) | NTS



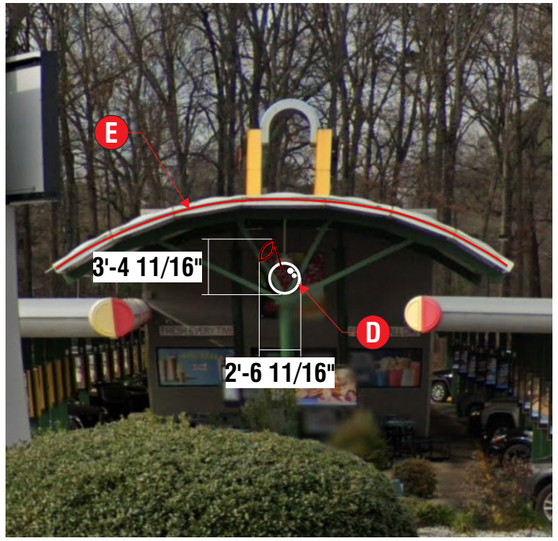
EXISTING (FRONT) | NTS



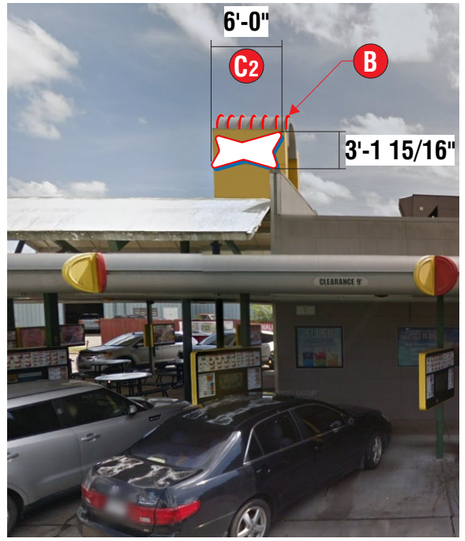
EXISTING (RIGHT SIDE) | NTS



PROPOSED (LEFT SIDE) | NTS



PROPOSED (FRONT) | NTS



PROPOSED (RIGHT SIDE) | NTS

SIGN SCHEDULE

B **NEW FLEXIBRITE | SEVEN (7) PIECES OF 6'-8" BLUE FLEXIBRITE**
MANUFACTURE AND SHIP NEW BLUE FLEXIBRITE

C **LOGO CABINET | TWO (2) REQ**
MANUFACTURE AND SHIP NEW LOGO CABINETS

D **CHERRY LOGO | ONE (1) REQ**
MANUFACTURE AND SHIP NEW CHERRY LOGO

E **MAIN CANOPY NEW LEDSTRIPE| 28'-0" BLUE LEDSTRIPE ON FRONT OF CANOPY**
MANUFACTURE AND SHIP NEW BLUE LEDSTRIPE

NOTE:
CUSTOMER RESPONSIBLE FOR INSTALLATION/PAINTING & STALL STARS.

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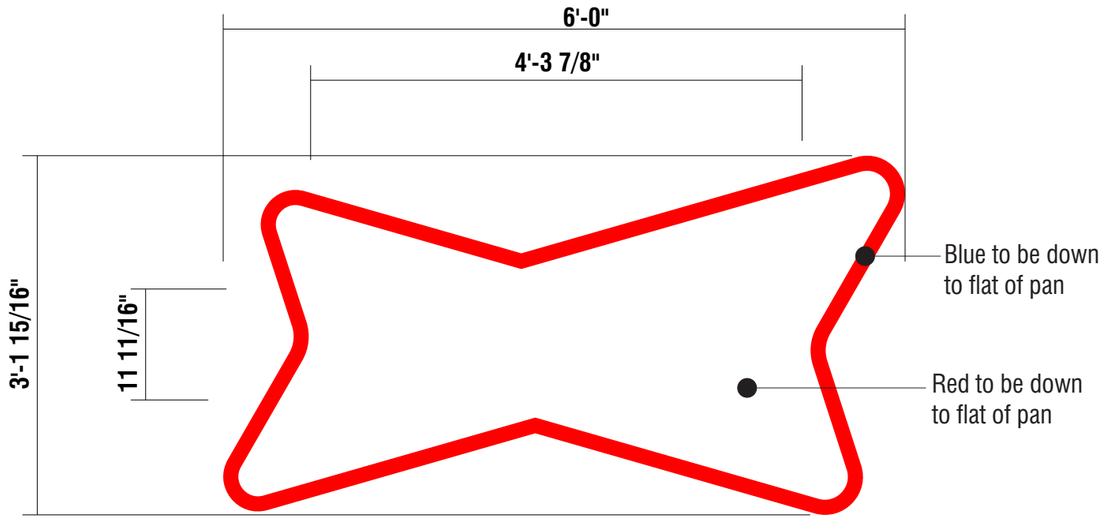
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Job Number: 23-89166-10
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Sheet Number: 5 Of 9
Design Number: 23-89166-10

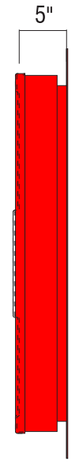
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CUSTOMER SIGN ID- (SON -WS-06)

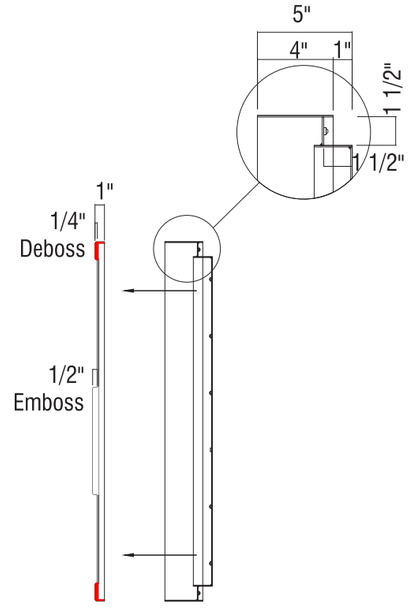
FABRICATE & SHIP ONLY



C **FACE & HALO LIT LOGO CABINET | TWO (2) REQ.**
SCALE: 3/4" = 1'-0" **18.96 SQ FT**



End View
(NTS)



SIDE EXPLODED SECTION

SCOPE OF WORK:

FABRICATE AND SHIP NEW LOGO CABINETS

CABINET: ALUMINUM CUT TO SHAPE PAINTED BLUE

FACE: FORMED, EMBOSSED AND DEBOSSED WITH VINYL GRAPHICS

ILLUMINATION: FACE & HALO ILLUMINATION. WHITE LED ILLUMINATION

SONIC RED: Pantone 192C | 3M 3730-2324 RED

SONIC BLUE: Pantone 2382C | 3M 3730-8094 BLUE

WHITE POLYCARBONATE

INSTALLER NOTE:
INSTALLER RESPONSIBLE TO CHOOSE THE APPROPRIATE FASTENERS PER CONDITIONS

Total: **T.B.D.** Amps

# of 120V, 20A Circuits Req'd T.B.D.

ALL BRANCH CIRCUITS SHALL BE DEDICATED TO SIGNS (INCLUDING GROUND AND

REFER TO PAGE 1 FOR ADDITIONAL ELECTRICAL AND INSTALLATION INFORMATION & REQUIREMENTS

INSTALLATION OF THIS SIGN SHALL CONFORM TO ARTICLE 600 OF THE NEC, UL 48 AND OR OTHER APPLICABLE LOCAL CODES, INCLUDING THE PROPER GROUNDING AND BONDING OF THE SIGN.

THE LOCATION OF THE DISCONNECT SWITCH, AFTER INSTALLATION SHALL COMPLY WITH ARTICLE 600.6(A) OF THE NEC.

SIGN COMPANY
www.federalheath.com
1845 Precinct Line Road, Suite 100, Hurst, Texas 76054
T: 817.685.9075 F: 817.685.9103

Revisions:
R1

Colors Depicted In This Rendering May Not Match Actual Finished Materials. Refer To Product Samples For Exact Color Match.

Account Rep: Michelle Busing
Project Manager: Tracy L. Roberts
Drawn By: Jake Posadas/CHC

Underwriters Laboratories Inc. ELECTRICAL TO USE U.L. LISTED COMPONENTS AND SHALL MEET ALL N.E.C. STANDARDS
ALL ELECTRICAL SIGNS ARE TO COMPLY WITH U.L. 48 AND ARTICLE 600 OF THE N.E.C. STANDARDS, INCLUDING THE PROPER GROUNDING AND BONDING OF ALL SIGNS.

Project / Location:

Store #1711
2013 N. REYNOLDS RD.
BRYANT, AR 72022

Job Number: 23-89166-10
Date: August 8, 2024
Sheet Number: 6 Of 9
Design Number: 23-89166-10

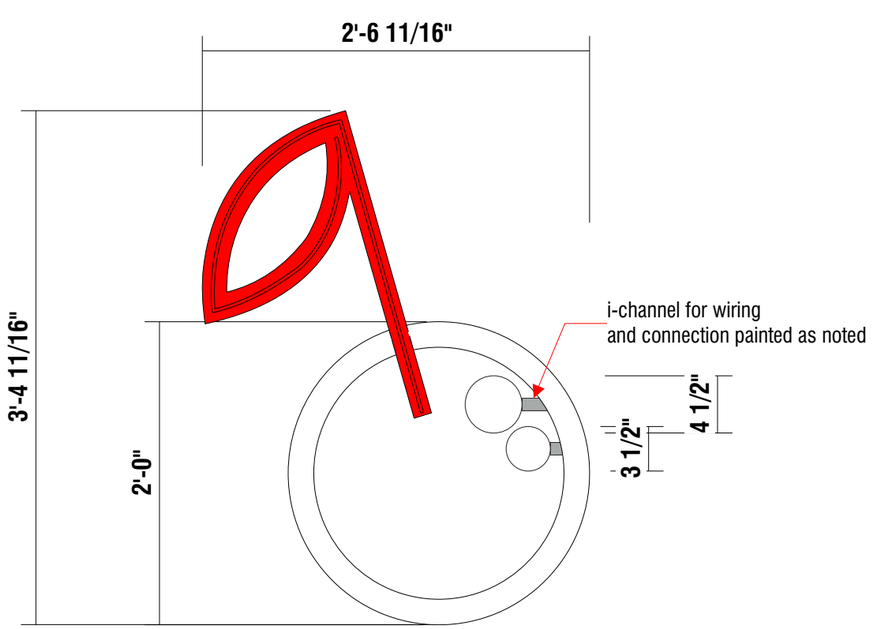
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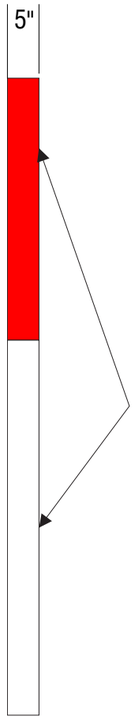
CUSTOMER SIGN ID- (SON -OCL-02)

FH SIGN ID- 2' CHERRY

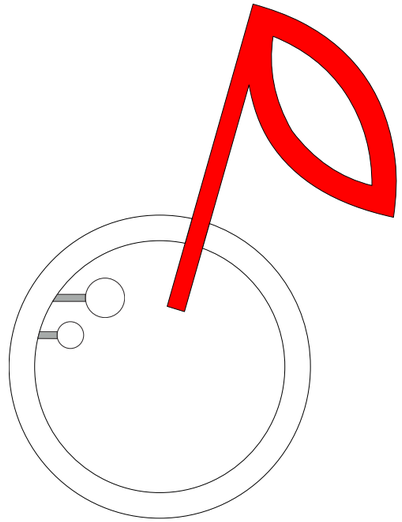
ALTERNATE LAYOUT-
NO HALO FOR USE ON REIMAGE
CANOPY LOCATIONS WHEN BACK IS EXPOSED

FABRICATE & SHIP ONLY





TYPICAL
END VIEW



BACK OF OPEN SIGN

D **CANOPY MOUNTED -FACE LIT CHERRY LOGO | ONE (1) REQ.**

SCALE: 1" = 1'-0" **8.67 SQ FT**

OPEN CHANNEL CHERRY LOGO WITH FLEXIBRITE BLUE AND RED ILLUMINATION.
OPEN CHANNEL PAINTED RED AND BLUE AS SHOWN, RETURN OF STEM PAINTED BLUE, RETURN OF CHERRY AND INNER CIRCLES PAINTED RED
INTERIOR PANEL OF CHERRY PAINTED BLUE AS SHOWN
BACK OF SIGN TO HAVE MONOLITHIC FINISH VISIBLE FROM BEHIND PAINTED BLUE
I-CHANNEL CONNECTING DOTS TO BE PAINTED AS NOTED

Colors Spec's...

- To Match Pantone + Series C 192 Red
- To Match Pantone + Series C 2382 Blue
- I- CHANNELS | SHERWIN WILLIAMS 7067 CITYSCAPE



EXISTING SIGN- TO BE REMOVED/BACK VIEW OF BRACING

INSTALLER NOTE:
INSTALLER RESPONSIBLE TO CHOOSE THE APPROPRIATE FASTENERS PER CONDITIONS

INSTALLATION OF THIS SIGN SHALL CONFORM TO ARTICLE 600 OF THE NEC, UL 48 AND OR OTHER APPLICABLE LOCAL CODES, INCLUDING THE PROPER GROUNDING AND BONDING OF THE SIGN.

THE LOCATION OF THE DISCONNECT SWITCH, AFTER INSTALLATION SHALL COMPLY WITH ARTICLE 600.6(A) OF THE NEC.

Total: **T.B.D.** Amps	**REFER TO PAGE 1 FOR ADDITIONAL ELECTRICAL AND INSTALLATION INFORMATION & REQUIREMENTS**
# of 120V, 20A Circuits Req'd T.B.D.	
ALL BRANCH CIRCUITS SHALL BE DEDICATED TO SIGNS (INCLUDING GROUND AND	

SIGN COMPANY
www.federalheath.com
1845 Precinct Line Road, Suite 100, Hurst, Texas 76054
T: 817.685.9075 F: 817.685.9103

Revisions:
R1

Colors Depicted In This Rendering May Not Match Actual Finished Materials. Refer To Product Samples For Exact Color Match.

Account Rep: Michelle Busing
Project Manager: Tracy L. Roberts
Drawn By: Jake Posadas/CHC

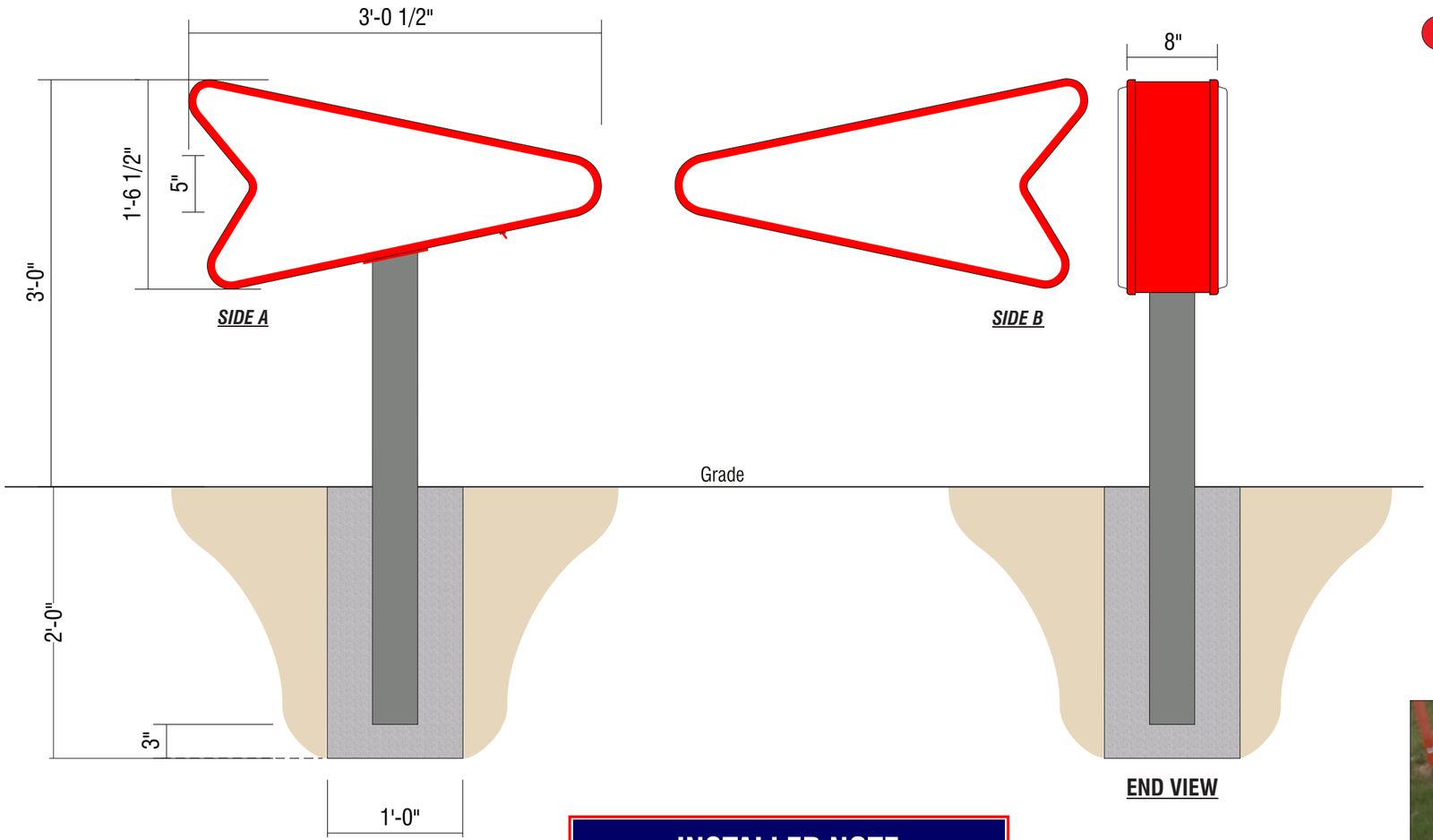
Underwriters Laboratories Inc. ELECTRICAL TO USE U.L. LISTED COMPONENTS AND SHALL MEET ALL N.E.C. STANDARDS
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Project / Location:
Store #1711
2013 N. REYNOLDS RD.
BRYANT, AR 72022

Job Number: 23-89166-10
Date: August 8, 2024
Sheet Number: 7 Of 9
Design Number: 23-89166-10

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FABRICATE & SHIP ONLY



END VIEW

F REPLACEMENT FACES | TWO (2) REQUIRED

SCALE: 1" = 1'-0" 4.2 SQ.FT.

SCOPE OF WORK

MANUFACTURE AND SHIP ONLY
FACES: PAN FORMED CAP OVER POLY-CARBONATE FACE WITH SECOND SURFACE GRAPHICS PER COLORS SHOWN
FONT: ZETA BOLD ITALIC
ALL PAINTING BY CUSTOMER

- SONIC RED: Pantone 192C | 3M 3730-2324 RED
- CABINET/RETAINERS | SONIC BLUE: Pantone 2382C
- CLEAR POLYCARBONATE
- POSTS | SHERWIN WILLIAMS 7067 CITYSCAPE

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REFER TO PAGE 1 FOR ADDITIONAL ELECTRICAL AND INSTALLATION INFORMATION & REQUIREMENTS



EXISTING (TYPICAL)



PROPOSED (TYPICAL)

SIGN COMPANY
www.federalheath.com
1845 Precinct Line Road, Suite 100, Hurst, Texas 76054
T: 817.685.9075 F: 817.685.9103

Revisions:
R1

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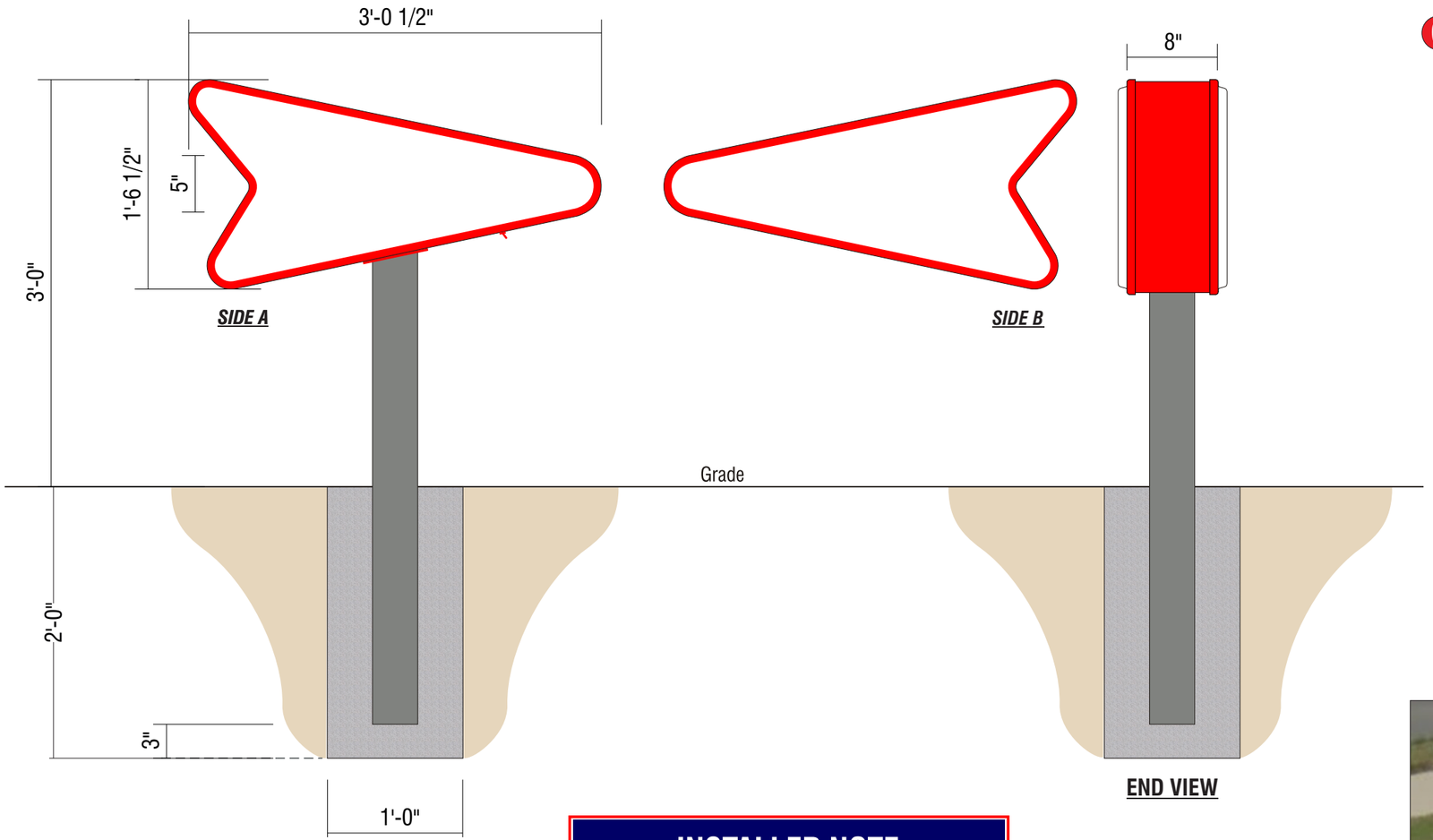


Store #1711
2013 N. REYNOLDS RD.
BRYANT, AR 72022

Job Number: 23-89166-10
Date: August 8, 2024
Sheet Number: 8 Of 9
Design Number: 23-89166-10

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FABRICATE & SHIP ONLY



END VIEW

G REPLACEMENT FACES | TWO (2) REQUIRED

SCALE: 1" = 1'-0" 4.2 SQ.FT.

SCOPE OF WORK

MANUFACTURE AND SHIP ONLY
FACES: PAN FORMED CAP OVER POLY-CARBONATE FACE WITH SECOND SURFACE GRAPHICS PER COLORS SHOWN
FONT: ZETA BOLD ITALIC
ALL PAINTING BY CUSTOMER

- SONIC RED: Pantone 192C | 3M 3730-2324 RED
- CABINET/RETAINERS | SONIC BLUE: Pantone 2382C
- CLEAR POLYCARBONATE
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EXISTING (TYPICAL)



PROPOSED (TYPICAL)

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1845 Precinct Line Road, Suite 100, Hurst, Texas 76054
T: 817.685.9075 F: 817.685.9103

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Project / Location:



Store #1711
2013 N. REYNOLDS RD.
BRYANT, AR 72022

Job Number: 23-89166-10
Date: August 8, 2024
Sheet Number: 9 Of 9
Design Number: 23-89166-10

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City of Bryant, Arkansas
Community Development
210 SW 3rd Street Bryant, AR 72022
501-943-0943

SIGN PERMIT APPLICATION

Applicants are advised to read the Sign Ordinance prior to completing and signing this form. The Sign Ordinance is available at www.cityofbryant.com under the Planning and Community Development tab.

Note: Electrical Permits may be Required, Please contact the Community Development Office for more information.

Date: 11/18/2024

Sign Co. or Sign Owner

Name ARKANSAS SIGN & NEON
Address 8525 DISTRIBUTION DR
City, State, Zip LITTLE ROCK AR 72209
Phone 501.562.3942
Email Address lora@arkansassign.com

Property Owner

Name THE WELL, ALISA RUFFNER
Address 21941 I-30, STE 3
City, State, Zip BRYANT AR
Phone
Email Address NPWELLNESSOLUTIONS.COM

GENERAL INFORMATION

job costs = $2000.00

Name of Business THE WELL
Address/Location of sign 21941 I-30, BRYANT AR
Zoning Classification

Please use following page to provide details on the signs requesting approval. Along with information provided on this application, **a Site Plan showing placement of sign(s) and any existing sign(s) on the property is required** to be submitted**. Renderings of the sign(s) showing the correct dimensions is also required** to be submitted with the application. A thirty-five dollar ($35) per sign payment will be collected at the time of permit issuance. According to the Sign Ordinance a fee for and sign variance or special sign permit request shall be one hundred dollars ($100). Additional documentation may be required by Sign Administrator.

READ CAREFULLY BEFORE SIGNING

I Lora A. Rand, do hereby certify that all information contained within this application is true and correct. I fully understand that the terms of the Sign Ordinance supersede the Sign Administrator's approval and that all signs must fully comply with all terms of the Sign Ordinance regardless of approval. I further certify that the proposed sign is authorized by the owner of the property and that I am authorized by the property owner to make this application. I understand

that no sign may be placed in public right of way. I understand that I must comply with all Building and Electrical Codes and that it is my responsibility to obtain all necessary permits.

Use table below to enter information regarding each sign for approval. Please use each letter to reference each sign rendering.

SIGN	**Type** (Façade, Pole, Monument, other)	**Dimensions** (Height, Length, Width)	**Sqft** (Measured in whole as rectangle)	**Height of Sign** (Measured from lot surface)		Column for Admin Certifying Approval
				Top of Sign	Bottom of Sign	
A	WALL	24 "X 195 "	32.2 SF	13	11'	
B	TENANT/POLE	24" X 120 "	20 SF	20	18'	
C						
E						
F						
G						

LANDLORD APPROVAL

_____ DATE

CUSTOMERS IS RESPONSIBLE TO OBTAIN ANY/ALL LANDLORD APPROVALS

CLIENT: THE WELL
LOCATION: 21941 Interstate 30, Ste. 3 Bryant, AR 72022
REPRESENTATIVE: KEVIN HONEA
DATE: 10/16/2024 - DWG1

CLIENT APPROVAL

_____ DATE

SIGNATURE OF APPROVAL REQUIRED FOR PRODUCTION

ARKANSAS SIGN & NEON
8325 DESTRIBUTION DR.
LITTLE ROCK, AR 72209
501.562.3640 (P)
LICENSED ARKANSAS CONTRACTOR
BONDED AND INSURED

THE WELL

(1) set of non-illuminated letters sintra letters @1" deep
size = 24" x 195", flush mounted

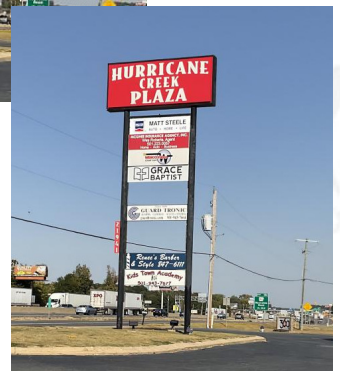
(1) non illuminated tenant panel (1/8" acm)

THE WELL

THE WELL





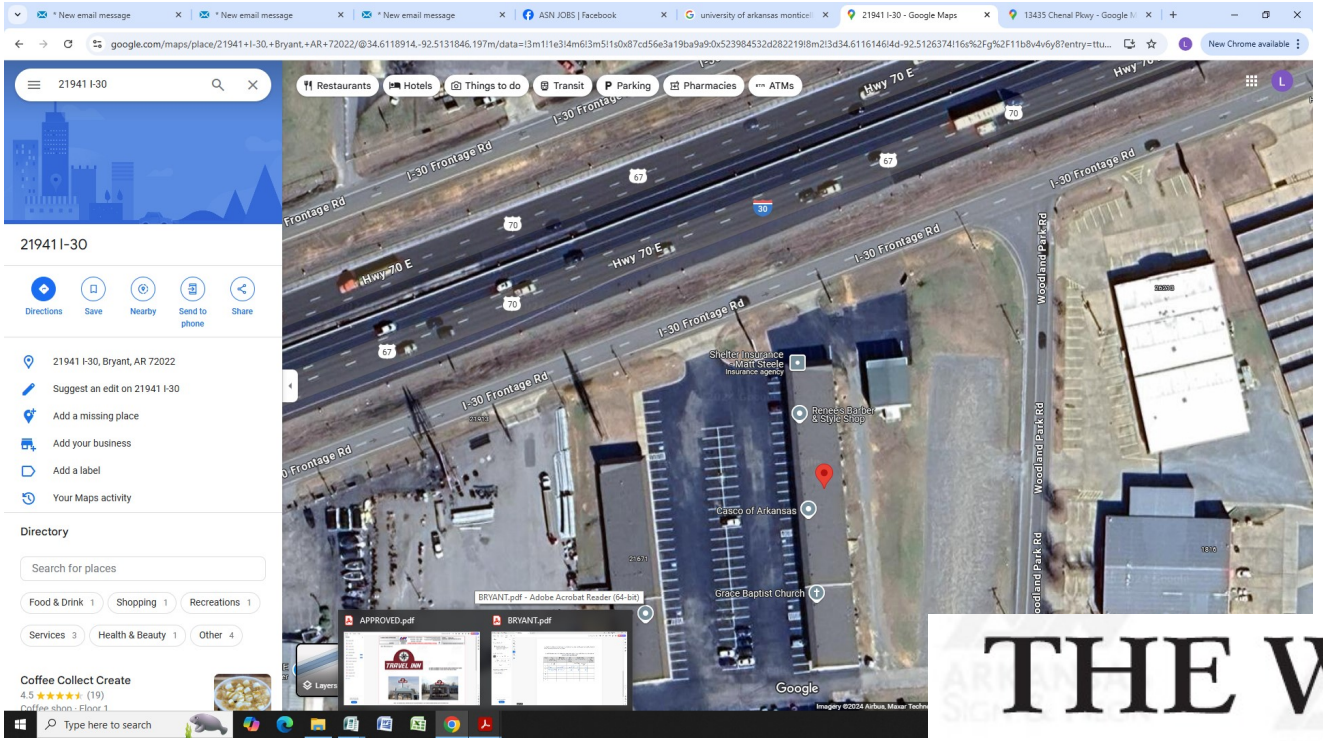


will need vector logo for production

ARTWORK PROPERTY OF ARKANSAS SIGN & NEON

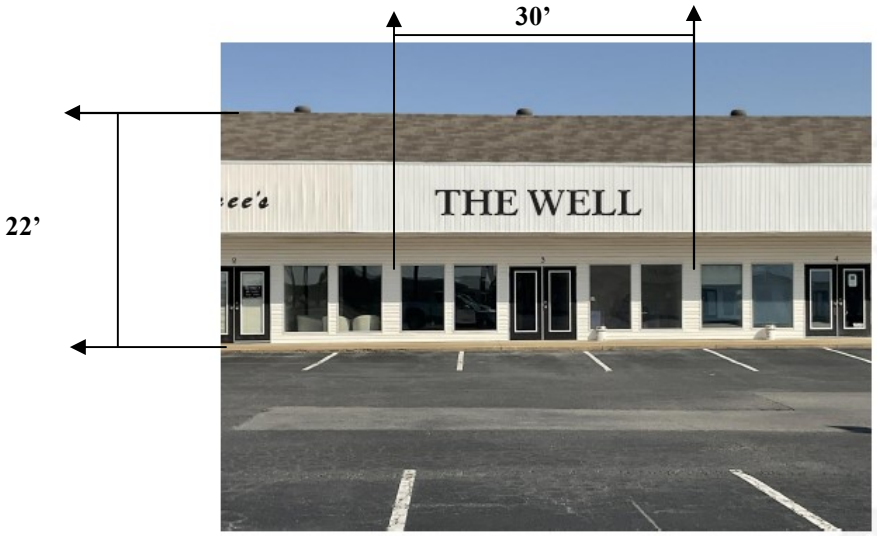
NOTE: ANY NEEDED WALL REPAIRS ARE NOT ASN RESPONSIBILITY. ANY VIEWS SHOWING REPAIRS ARE FOR VIEWING ONLY.

ARTWORK PROPERTY OF ARKANSAS SIGN & NEON



THE WELL

(1) set of non-illuminated letters sintra letters @1" deep
size = 24" x 195", flush mounted



City of Bryant, Arkansas
Community Development
210 SW 3rd Street Bryant, AR 72022
501-943-0943

Conditional Use Permit Application

Applicants are advised to read the Conditional Use Permit section of Bryant Zoning Code prior to completing and signing this form. The Zoning Code is available at www.cityofbryant.com under the Planning and Community Development tab.

Date: 03/22/2024

Applicant or Designee:

Name Delia Vanessa Guerra Chavez

Address 1029 Kiewel Dr. NLR AR 72116

Phone 501-283-4058

Email Address: deliaguerra-@gmail.com

Project Location:

Property Address 2714 Lavern St. Bryant, AR.

Parcel Number _____

Zoning Classification R-M

Property Owner (If different from Applicant):

Name _____

Phone _____

Address _____

Email Address _____

Additional Information:

Legal Description (Attach description if necessary)

_____

_____

Description of Conditional Use Request (Attach any necessary drawings or images)

Convert portion of home to duplex

_____

Proposed/Current Use of Property for Duplex

current is Single family

Application Checklist

Requirements for Submission

- ☐ Letter stating request of Conditional Use and reasoning for request
- ☐ Completed Conditional Use Permit Application
- ☐ Submit Conditional Use Permit Application Fee ($125)
- ☐ Submit Copy of completed Public Notice
- ☐ Publication: Public Notice shall be published at least one (1) time fifteen (15) days prior to the public hearing at which the variance will be heard. Once published please provide a proof of publication to the Community Development office.
- ☐ Posting of Property: The city shall provide a sign to post on the property involved for the fifteen (15) consecutive days leading up to Public hearing. One (1) sign is required for every two hundred (200) feet of street frontage.
- ☐ Submit eight (8) Copies of the Development Plan (Site Plan) showing:
  - Location, size, and use of buildings/signs/land or improvements
  - Location, size, and arrangement of driveways and parking. Ingress/Egress
  - Existing topography and proposed grading
  - Proposed and existing lighting
  - Proposed landscaping and screening
  - Use of adjacent properties
  - Scale, North Arrow, Vicinity Map
  - Additional information that may be requested by the administrative official due to unique conditions of the site.

Once the application is received, the material will be reviewed to make sure all the required information is provided. The applicant will be notified if additional information is required. The application will then go before the Development and Review Committee (DRC) for a recommendation to the Planning Commission. A public hearing will be held at this meeting for comments on the Conditional Use. After the public hearing, the Planning Commission will make a decision on the use.

Note: that this is not an exhaustive guideline regarding the Conditional Use Permit Process. Additional information is available in the Bryant Zoning Ordinance.

READ CAREFULLY BEFORE SIGNING

I _____, do hereby certify that all information contained within this application is true and correct. I further certify that the owner of the property authorizes this proposed application. I understand that I must comply with all City Codes and that it is my responsibility to obtain all necessary permits required.

NOTICE OF PUBLIC HEARING

A public hearing will be held on Monday, Oct. 14, 2024 at 6:00 P.M. at the Bryant City Office Complex, 210 Southwest 3rd Street, City of Bryant, Saline County, for the purpose of public comment on a conditional use request at the site of 2714 Lavern St. Bryant, AR 72022 (address).

A legal description of this property can be obtained by contacting the Bryant Department of Community Development.

Lance Penfield
Chairman of Planning Commission
City of Bryant

This notice is to be run in the legal notices section of the Saline Courier no less than 15 days prior to the public hearing.

City of Bryant, Arkansas
Community Development
210 SW 3rd Street Bryant, AR 72022
501-943-0943

Rezoning Application

Applicants are advised to read the Amendments section of Bryant Zoning Code prior to completing and signing this form. The Zoning Code is available at www.cityofbryant.com under the Planning and Community Development tab.

Date: 11·12·24

Applicant or Designee:

Name Mohammad Tariq
Address 2711 - Springhill RD
Phone 917·375·5185
Email Address Tariqnaveed0786 @gmail..

Property Owner (If different from Applicant):

Name _____
Address _____
Phone _____
Email Address _____

Your Name CV Bank

Property Information:

Address 2711 - Springhill Rd
Parcel Number 840 11980-000
Existing Zoning Classification _____
Requested Zoning Classification _____

Legal Description (If Acreage or Metes and Bounds description, please attach in a legible typed format)

_____

Application Submission Checklist:

- ☐ Letter stating request of zoning change from (Current Zoning) to (Requested Zoning) and to be placed on the Planning Commission Agenda
- ☐ Completed Rezoning Application
- ☐ Rezoning Application Fee ($40 fee for lot and black descriptions or $125 for acreage or metes and bound descriptions)
- ☐ If someone, other than the owner, will be handling the zoning process, we will require a

letter from the owner of said property, giving him or her authority to do so.

☐ Recent surveyed plat of the property including vicinity map

Additional Requirements:

*Items below **must be completed before the public hearing can occur**. Failure to provide notices in the following manners shall require delay of the public hearing until notice has been properly made.*

☐ Publication: Public Notice shall be published by the applicant at least one (1) time fifteen (15) days prior to the public hearing at which the rezoning application will be heard. Once published please provide a proof of publication to the Community Development office. (Sample notice attached below)

☐ Posting of Property: The city shall provide signs to post on the property involved for the fifteen (15) consecutive days leading up to Public hearing. One (1) sign is required for every two hundred (200) feet of street frontage.

☐ Notification of adjacent landowners: Applicant shall attempt to inform by certified letter, return receipt requested, all owners of land within three hundred (300) feet of any boundary of the subject property of the public hearing. (Sample letter attached below)

☐ Certified list of property owners, all return receipts, and a copy of the notice shall be provided to the Community Development Department at least five (5) days prior to the public hearing.

Note: that this is not an exhaustive guideline regarding the Conditional Use Permit Process. Additional information is available in the Bryant Zoning Ordinance.

READ CAREFULLY BEFORE SIGNING

I Mohammad Tariq, do hereby certify that all information contained within this application is true and correct. I further certify that the owner of the property authorizes this proposed application. I understand that I must comply with all City Codes that pertain to this project and that it is my responsibility to obtain all necessary permits as needed.

SAMPLE LETTER

Date
Name
Address

RE: Rezoning Petition

The property located at 2711 Spring Hill Rd is being considered for rezoning from _____ to _____. The property is more particularly described as follows:

INSERT LEGAL DESCRIPTION OF PROPERTY

An application has been filed with the City of Bryant Planning Commission to rezone the property. As part of this process, a public hearing will be held on Monday _____, 2021 at 6:00 PM in the Boswell Community Center Courtroom, 210 SW 3rd Street, Bryant, AR 72022.

Public comments will be accepted at that time regarding this rezoning. Since you own property within 300 feet of the property in consideration, you have been sent this letter via certified mail as required by city ordinance.

Should you have any questions regarding this matter you may contact the City of Bryant at 501-943-0488 or by contacting me at _____.

Thank you for your consideration in this matter.

Sincerely,

Your Signature

Your Name

NOTICE OF PUBLIC HEARING

A public hearing will be held on Monday, _____ at 6:00 P.M. at the Bryant City Office Complex, 210 Southwest 3rd Street, City of Bryant, Saline County, for the purpose of public comment on a rezoning request at the site of _____(address).

A legal description of this property can be obtained by contacting the Bryant Community Development Department.

Lance Penfield
Bryant Planning Commission

This notice is to be run in the legal notices section of the Saline Courier no less than 15 days prior to the public hearing.

City of Bryant, Arkansas
Community Development
210 SW 3rd Street Bryant, AR 72022
501-943-0943

Conditional Use Permit Application

Applicants are advised to read the Conditional Use Permit section of Bryant Zoning Code prior to completing and signing this form. The Zoning Code is available at www.cityofbryant.com under the Planning and Community Development tab.

Date: 11/11/24

Applicant or Designee:

Name Mohammad Tariq
Address 9000 Naples Cv
Phone 917 375 5185
Email Address: qh23992@gmail.com

Property Owner (If different from Applicant):

Name _____
Phone _____
Address _____
Email Address _____

Project Location:

Property Address 2711 Springhill Rd Bryant, AR, 72022
Parcel Number _____
Zoning Classification C2 automobile Sale and leasing small lot

Additional Information:

Legal Description (Attach description if necessary)

automobile sale and leasing small lot less than 1 acre

Description of Conditional Use Request (Attach any necessary drawings or images)

Proposed/Current Use of Property was wood shop currently empty

Application Checklist

Requirements for Submission

- ☐ Letter stating request of Conditional Use and reasoning for request
- ☐ Completed Conditional Use Permit Application
- ☐ Submit Conditional Use Permit Application Fee ($125)
- ☐ Submit Copy of completed Public Notice
- ☐ Publication: Public Notice shall be published at least one (1) time fifteen (15) days prior to the public hearing at which the variance will be heard. Once published please provide a proof of publication to the Community Development office.
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- ☐ Submit eight (8) Copies of the Development Plan (Site Plan) showing:
  - Location, size, and use of buildings/signs/land or improvements
  - Location, size, and arrangement of driveways and parking. Ingress/Egress
  - Existing topography and proposed grading
  - Proposed and existing lighting
  - Proposed landscaping and screening
  - Use of adjacent properties
  - Scale, North Arrow, Vicinity Map
  - Additional information that may be requested by the administrative official due to unique conditions of the site.

Once the application is received, the material will be reviewed to make sure all the required information is provided. The applicant will be notified if additional information is required. The application will then go before the Development and Review Committee (DRC) for a recommendation to the Planning Commission. A public hearing will be held at this meeting for comments on the Conditional Use. After the public hearing, the Planning Commission will make a decision on the use.

Note: that this is not an exhaustive guideline regarding the Conditional Use Permit Process. Additional information is available in the Bryant Zoning Ordinance.

READ CAREFULLY BEFORE SIGNING

I Mohammad Tariq, do hereby certify that all information contained within this application is true and correct. I further certify that the owner of the property authorizes this proposed application. I understand that I must comply with all City Codes and that it is my responsibility to obtain all necessary permits required.

NOTICE OF PUBLIC HEARING

A public hearing will be held on Monday, _____ at 6:00 P.M. at the Bryant City Office Complex, 210 Southwest 3rd Street, City of Bryant, Saline County, for the purpose of public comment on a conditional use request at the site of _____(address).

A legal description of this property can be obtained by contacting the Bryant Department of Community Development.

Lance Penfield
Chairman of Planning Commission
City of Bryant

This notice is to be run in the legal notices section of the Saline Courier no less than 15 days prior to the public hearing.

'Polarization' is Merriam-Webster's 2024 word of the year

Associated Press

The results of the 2024 U.S. presidential election rattled the country and sent shockwaves across the world — or were cause for celebration, depending on who you ask. Is it any surprise then that the Merriam-Webster word of the year is "polarization"?

"Polarization means division, but it's a very specific kind of division," said Peter Sokolowski, Merriam-Webster's editor at large, in an exclusive interview with The Associated Press ahead of Monday's announcement. "Polarization means that we are tending toward the extremes rather than toward the center."

The election was so divisive, many American voters went to the polls with a feeling that the opposing candidate was an existential threat to the nation. According to AP VoteCast, a survey of more than 120,000 voters, about 8 in 10 Kamala Harris voters were very or somewhat concerned that Donald Trump's views — but not Harris' — were too extreme, while about 7 in 10 Trump voters felt the same way about Harris — but not Trump.

The Merriam-Webster entry for "polarization" reflects scientific and metaphorical definitions. It's most commonly used to mean "causing strong disagreement between opposing factions or groupings." Merriam-Webster, which logs 100 million pageviews a month on its site, chooses its word of the year based on data, tracking a rise in search and usage.

Last year's pick was "authentic." This year's comes as large swaths of the U.S. struggle to reach consensus on what is real.

"It's always been important to me that the dictionary serve as a kind of neutral and objective arbiter of meaning for everybody," Sokolowski said. "It's a kind of backstop for meaning in an era of fake news, alternative facts, whatever you want to say about the value of a word's meaning in the culture."

It's notable that "polarization" originated in the early 1800s — and not during the Renaissance, as did most words with Latin roots about science, Sokolowski said. He called it a "pretty young word," in the scheme of the English language. "Polarized is a term that brings intensity to another word," he continued, most frequently used in the U.S. to describe race relations, politics and ideology.

"The basic job of the dictionary is to tell the truth about words," the Merriam-Webster editor continued. "We've had dictionaries of English for 420 years and it's only been in the last 20 years or so that we've actually known which words people look up."

"Polarization" extends beyond political connotations. It's used to highlight fresh cracks and deep rifts alike in pop culture, tech trends and other industries.

All the scrutiny over Taylor Swift's private jet usage? Polarizing. Beef between rappers Kendrick Lamar and Drake? Polarizing. The International Olympic Committee's decision to strip American gymnast Jordan Chiles of her bronze medal after the Paris Games? You guessed it: polarizing.

Even lighthearted memes — like those making fun of Australian breakdancer Rachael "Raygun" Gunn's performance — or the proliferation of look-alike contests, or who counts as a nepo baby proved polarizing.

Paradoxically though, people tend to see eye to eye on the word itself. Sokolowski cited its frequent use among people across the political spectrum, including commentators on Fox News, MSNBC and CNN.

"It's used by both sides," he said, "and in a little bit ironic twist to the word, it's something that actually everyone agrees on."

Rounding out Merriam-Webster's top 10 words of 2024:

Demure

TikToker Jools Lebron's 38-second video describing her workday makeup routine as "very demure, very mindful" lit up the summer with memes. The video has been viewed more than 50 million times, yielding "huge spikes" in lookups, Sokolowski said, and prompting many to learn it means reserved or modest.

Fortnight

Taylor Swift's song "Fortnight," featuring rapper Post Malone, undoubtedly spurred many searches for this word, which means two weeks. "Music can still send people to the dictionary," Sokolowski said.

Totality

The solar eclipse in April inspired awe and much travel. There are tens of millions of people who live along a narrow stretch from Mexico's Pacific coast to eastern Canada, otherwise known as the path of totality, where locals and travelers gazed skyward to see the moon fully blot out the sun. Generally, the word refers to a sum or aggregate amount — or wholeness.

Resonate

"Texts developed by AI have a disproportionate percentage of use of the word 'resonate,'" Sokolowski said. This may be because the word, which means to affect or appeal to someone in a personal or emotional way, can add gravitas to writing. But, paradoxically, artificial intelligence "also betrays itself to be a robot because it's using that word too much."

Allision

The word was looked up 60 times more often than usual when, in March, a ship crashed into the Francis Scott Key Bridge in Baltimore. "When you have one moving object into a fixed object, that's an allision, not a collision. You're showing that one of the two objects struck was not, in fact, in motion," Sokolowski said.

Weird

This summer on the TV news show "Morning Joe," Minnesota Gov. Tim Walz called Republican leaders "weird." It may have been what launched his national career, landing him as the Democratic vice presidential nominee. Though it's a word that people typically misspell — is it "ei" or "ie"? — and search for that reason, its rise in use was notable, Sokolowski said.

Cognitive

Whether the word was used to raise questions about President Joe Biden's debate performance or Trump's own age, it cropped up often. It refers to conscious intellectual activity — such as thinking, reasoning, or remembering.

Pander

Pander was used widely in political commentary, Sokolowski said. "Conservative news outlets accused Kamala Harris of pandering to different groups, especially young voters, Black voters, gun rights supporters." Whereas Walz said Trump's visit to a McDonald's kitchen pandered to hourly wage workers. It means to say, do, or provide what someone — such as an audience — wants or demands even though it is not "good, proper, reasonable, etc."

Democracy

In 2003, Merriam-Webster decided to make "democracy" its first word of the year. Since then, the word — which, of course, means a form of government in which the people elect representatives to make decisions, policies and laws — is consistently one of the dictionary's most looked up. "There's a poignancy to that, that people are checking up on it," Sokolowski said. "Maybe the most hopeful thing that the curiosity of the public shows, is that they're paying attention."

COURIER CLASSIFIEDS

Auction

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Legal Notices

Stealth Recovery Team, LLC
2221 Shady Pine Street, Bryant, AR 72022
Mailing Address: Po Box 759, Benton, AR
Phone 501-776-3838

By Arkansas Law everything has been done to notify the owners and Lienholders of the following vehicles:

1997 Toyota Camry	4T1BG22K2VU078242
2002 Honda Accord	1HMCG56672C017010
2004 Buick Century	2G4WS552841282207
2012 Dodge Caliber	1C3CDWEA6CD509324
2003 Honda Odessey	5FNRL18963B030388
2008 Chevy Malibu	1G1ZJ57768F265818
1999 Lincoln Navigator	SLMRU27AXLJ36936
2011 Mazda 5	JM1CW2BL9C0127221
2016 Dodge Journey	3C4PDCGB2GT106913
2010 Cadillac CTS	1G6DE5EG5A0124078
2009 Chevy Cobalt	1G1AT18H997135857
1985 Honda Traxx	JH3TE1401JK032690

The above-mentioned vehicles are being stored at Stealth Recovery Team, LLC 2221 Shady Pine Street, Bryant, AR 72022. All parties that feel they have any claim to the above-mentioned vehicles must contact Larry Chase at Stealth recovery Team, LLC 501-776-3838 within 10 days of this notice. The owners and lienholders have been notified by certified mail, or are unknown. The vehicle's will be sold by in person by sealed bid at a non-judicial public sale on Tuesday December 17, 2024 at 10:00 am.

Auction

FIREARMS AUCTION- LIVE, ONLINE & PHONE BIDDING - December 13th at 1pm & 14th at 10am. Military, Modern, Sporting & Classic Firearms. www.montroseauction.com 478-376-4559 Greensboro, GA, GAL 2006

Services

DIRECTV. New 2-Year Price Guarantee. The most live MLB games this season, 200+ channels and over 45,000 on-demand titles. $84.99/mo for 24 months with CHOICE Package. Some restrictions apply. Call DIRECTV 1-855-400-3297

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Prepare for power outages today with a GENERAC home standby generator $0 Money Down + Low Monthly Payment Options. Request a FREE Quote – Call now before the next power outage: 1-877-319-0598

Announcements

JACKSONVILLE'S ALL LIT UP! See Holiday lights and displays at the city facilities on Municipal Drive. HAPPY HOLIDAYS!

Time to get your own place? Check out the Rental Section in today's Classifieds.

Classifieds Work!

Help Wanted

CLASS A /B DUMP TRUCK COMPANY DRIVERS! NW AR Area, Weekly Pay! NEW Equipment, local routes, home every night. Life and Health Insurance, pay percentage of truck gross. 3 yrs driving exp., 1 violation, no accidents. Family Owned & Local. Call us at: 479-233-3907

Independent Owner/Operators, END DUMP TRUCKS, NW AR Area, We Pay on Time!! Local Routes, Steady Work. Pay Every Week. Family Owned & Local. Call us at: 479-233-3907

Pets and Supplies

Get Rid of Nuisance Squirrels - OMCBA Registered Squirrel Dog - Champion Bloodline, 7 months old., (Original Mtn. Cur Breeders Assoc.), CALL: 501-658-8515, James Bakalekos, Jacksonville, AR

Legal Notices

NOTICE

Notice is hereby given that a hearing will be held by the Planning Commission of the City of Benton, AR on the 7th day of January, 2025 at 6:00 pm at Benton City Hall 114 South East Street on the petition of Tim Fulks for Variance Approval for reduction of side setback lines on following lands to wit:

LEGAL DESCRIPTION: LOT 2, NORTHSHORE AT HURRICANE LAKE ESTATES, PHASE 3, BENTON, SALINE COUNTY, ARKANSAS.

Please contact Hope Consulting, Inc., 129 N. Main Street, City of Benton, Saline County, Arkansas. 501-315-2826 with questions.

Legal Notices

NOTICE OF PUBLIC HEARING

A public hearing will be held on Monday, January 13th, 2025 at 6:00 P.M. at the Bryant City Office Complex, 210 Southwest 3rd Street, City of Bryant, Saline County, for the purpose of public comment on a conditional use request at the site of 8665, 5415 Northlake Rd, Alexander, AR 72002(address). A legal description of this property can be obtained by contacting the Bryant Department of Community Development.

Lance Penfield
Chairman of Planning Commission
City of Bryant

Legal Notices

NOTICE
IN THE CIRCUIT COURT OF SALINE COUNTY, ARKANSAS
FOURTH DIVISION

ESTATE OF SHEILA K. HARTSFIELD, DECEASED
LAST KNOWN ADDRESS: 53 Loyola Drive
Hot Springs Village, Arkansas 71909
DATE OF DEATH: October 8, 2024
DOCKET NO.: 63PR-24-604-4

AFFP

NOTICE OF PUBLIC HEARING

Affidavit of Publication

STATE OF ARKANSAS }
COUNTY OF SALINE } SS

, being duly sworn, says:

That she is Lisa McElrath of the The Saline Courier, a daily newspaper of general circulation, printed and published in Benton, Saline County, Arkansas; that the publication, a copy of which is attached hereto, was published in the said newspaper on the following dates:

December 10, 2024

That said newspaper was regularly issued and circulated on those dates.

SIGNED:

Lisa McElrath

Subscribed to and sworn to me this 10th day of December 2024.

Rhonda Overbey, Notary, Saline County, Arkansas

My commission expires: January 29, 2033

RHONDA OVERBEY
Notary Public - Arkansas
Saline County
Commission # 12721758
My Commission Expires Jan 29, 2033

01124611 00182249

Joshua Thompson (28)
44 Isbell Lane
Little Rock, AR 72223

NOTICE OF PUBLIC HEARING
A public hearing will be held on Monday, January 13th, 2025 at 6:00 P.M. at the Bryant City Office Complex, 210 Southwest 3rd Street, City of Bryant, Saline County, for the purpose of public comment on a conditional use request at the site of 8665, 5415 Northlake Rd, Alexander, AR 72002(address). A legal description of this property can be obtained by contacting the Bryant Department of Community Development.

Lance Penfield
Chairman of Planning Commission
City of Bryant

3512 S Shackleford Road
Little Rock, AR 72205
D (501) 943-1029
M (870) 615-4232
cvickers@pmico.com

July 16th, 2024

United States Army Corps of Engineers
Little Rock District – Regulatory Division
700 West Capitol, Room 7530
Little Rock, Arkansas 72201

RE: Scenic Hill Solar – Bryant, AR
Scenic Hill Solar – USACE Delineation & Concurrence

Dear Sir or Madam,

PMI visited the proposed Scenic Hill Solar Bryant site on July 12th, 2024, and July 15th, 2024, to conduct a wetland and stream delineation. The proposed site is located approximately 0.1 miles east from the intersection between Zuber Road and Lena Drive in Byant, Arkansas. Refer to Appendix A Site Maps for the approximate property boundary. Scenic Hill Solar anticipates construction in the near future and requests a United States Army Corps of Engineers (USACE) concurrence letter on this site.

Jurisdictional Findings

PMI conducted a wetland and stream delineation regarding the presence of jurisdictional wetlands and waters of the United States. The property was investigated for the presence of hydrophytic vegetation, hydric soils, and wetland hydrology as the three parameters required by the USACE wetland determination data form. Three streams, three wetlands, and one pond were identified on the property during the site visit. Data points reflecting these findings are attached as Appendix B and site photographs are attached as Appendix C.

Intermittent Stream A

Intermittent Stream A is a jurisdictional stream that flows from east to southwest and is approximately 1,544 linear feet within the site. This stream is an unnamed tributary to Hurricane Creek. Good flow and a well-defined bed and bank were noted at the time of the site visit. The presence of minnows was also noted during the site visit. Soils are mapped as the hydric unit Caddo-Messer variants complex.

Intermittent Stream B

Intermittent Stream B is a jurisdictional stream that flows from north to southwest and is approximately 380 linear feet within the site. This stream is an unnamed tributary to Hurricane Creek. Good flow and a well-defined bed and bank were noted at the time of the site visit. The presence of minnows was also noted during the site visit. Soils are mapped as the hydric unit Caddo-Messer variants complex.

Ephemeral Stream C

Ephemeral Stream C is a nonjurisdictional roadside ditch that flows from north to south and is approximately 916 linear feet within the site. This stream is an unnamed tributary to Hurricane Creek. Poor flow and a poorly defined bed and bank were noted at the time of the site visit. This stream is nonjurisdictional due to the poor stream characteristics noted at the time of the site visit. Soils are mapped as the hydric unit Caddo-Messer variants complex and Carnasaw-Townley association, undulating. Ephemeral Stream C is considered nonjurisdictional and was mapped for planning purposes.

Ponds

Jurisdictional Pond A is located in the central western portion of the property and is approximately 0.1 acres within the site. Pond A has a hydrological surface connection to downgradient features through Intermittent Stream A. Soils are mapped as the hydric unit Caddo-Messer variants complex.

Jurisdictional Wetland A

Wetland A is located in the central western portion of the property and is approximately 0.1 acres within the site. The jurisdictional wetland is connected to Intermittent Stream A and is associated with Wetland Data Point 1. Wetland hydrology indicators consisted of saturation, drift deposits, and water-stained leaves at the time of the site visit. Vegetation within the wetland consisted of *Quercus falcata, Acer negundo,* and *Elephantopus nudatus*. Soils are mapped as the hydric unit Caddo-Messer variants complex, and in-field samples revealed a hydric soil.

Jurisdictional Wetland B

Wetland B is located in the southwestern portion of the property and is approximately 0.4 acres within the site. The jurisdictional wetland is connected to Intermittent Stream A and is associated with Wetland Data Point 3. Wetland hydrology indicators consisted of surface water, surface saturation, drift deposits, and water-stained leaves at the time of the site visit. Vegetation within the wetland consisted of *Quercus falcata, Acer negundo, Ulmus americana, Alternanthera*

philoxeroides, and *Ludwigia alternifolia*. Soils are mapped as the hydric unit Caddo-Messer variants complex, and in-field samples revealed a hydric soil.

Jurisdictional Wetland C

Wetland C is located in the northeastern portion of the property and is approximately 0.5 acres within the site. The jurisdictional wetland is connected to Intermittent Stream A and is associated with Wetland Data Point 8. Wetland hydrology indicators consisted of surface water, surface saturation and water-stained leaves at the time of the site visit. Vegetation within the wetland consisted of *Quercus falcata, Acer negundo, Ampelopsis arborea,* and *Alternanthera philoxeroides*. Soils are mapped as the hydric unit Caddo-Messer variants complex, and in-field samples revealed a hydric soil.

Upland Data Points

Five upland data points were recorded during the site visit and are attached as Appendix B. These data points are representative of the upland portions of the site which consists of wooded areas.

Data Point 2 is located in the central western portion of the site. Wetland hydrology indicators were not present at the time of the site visit. Vegetation consisted of *Quercus falcata, Acer negundo,* and *Ulmus americana.* Soils are mapped as the hydric unit Caddo-Messer variants complex, and in-field samples revealed a hydric soil.

Data Point 4 is located in the western portion of the site. Wetland hydrology indicators were not present at the time of the site visit. Vegetation consisted of *Quercus falcata, Acer negundo, Ulmus americana,* and *Ambrosia artemisiifolia*. Soils are mapped as the hydric unit Caddo-Messer variants complex, but in-field samples revealed a non-hydric soil.

Data Point 5 is located in the northwestern portion of the site. Wetland hydrology indicators were not present at the time of the site visit. Vegetation consisted of *Plantanus occidentalis, Pinus taeda,* and *Carya ovata*. Soils are mapped as the hydric unit Caddo-Messer variants complex, and in-field samples revealed a hydric soil.

Data Point 6 is located in the southeastern portion of the site. Wetland hydrology indicators were not present at the time of the site visit. Vegetation consisted of *Pinus taeda* and *Coptis trifolia.* Soils are mapped as the non-hydric unit Carnasaw-Towley association, undulating, and in-field samples revealed a non-hydric soil.

Data Point 7 is located in the northeastern portion of the site. Wetland hydrology indicators were not present at the time of the site visit. Vegetation consisted of *Quercus falcata, Quercus phellos,*

Ludwigia alternifolia, Verbesina virginica, and *Senecia hieraciifolius.* Soils are mapped as the hydric unit Caddo-Messer variants complex, but in-field samples revealed a non-hydric soil.

Summary

On behalf of Scenic Hill Solar, PMI requests a USACE concurrence letter to confirm the locations of jurisdictional features within the site. Scenic Hill Solar plans to avoid these jurisdictional features during construction and use best management practices when working around them. Jurisdictional features will require a USACE permit if modified during construction. If additional information is required, please do not hesitate to contact me, at cvickers@pmico.com or 501-943-1029, or John Metrailer, at jmetrailer@pmico.com or 501-221-7122.

Sincerely,

PMI

Canyon Vickers

Canyon Vickers
Staff Scientist

Appendix A

Site Maps

AMALIE DR

LENA DR

ZUBER RD

UPLAND DATA POINT 5

JURISDICTIONAL INTERMITTENT STREAM B 380 LINEAR FEET

JURISDICTIONAL WETLAND C 0.5 ACRES

NONJURISDICTIONAL EPHEMERAL STREAM C 916 LINEAR FEET

WETLAND DATA POINT 3

JURISDICTIONAL WETLAND A 0.1 ACRES

WETLAND DATA POINT 8

UPLAND DATA POINT 4

UPLAND DATA POINT 7

WETLAND DATA POINT 1

JURISDICTIONAL INTERMITTENT STREAM A 1544 LINEAR FEET

UPLAND DATA POINT 2

JURISDICTIONAL WETLAND B 0.4 ACRES

JURISDICTIONAL POND A 0.1 ACRES

UPLAND DATA POINT 6

JURISDICTIONAL INTERMITTENT STREAM A 1544 LINEAR FEET

N

SCALE:
150' 0 150' 300'

SHEET TITLE: AERIAL IMAGERY WITH JURISDICTIONAL FEATURES

PROJECT TITLE: BRYANT USACE
SCENIC HILL SOLAR
BRYANT, ARKANSAS

REVISIONS:

NO:	DATE:	DESCRIPTION:	BY:

CIVIL ENGINEERING AND ENVIRONMENTAL SERVICES
3512 SOUTH SHACKLEFORD RD
LITTLE ROCK, ARKANSAS 72205
PH: (501) 221-7122 FX: (501) 221-7775

DESIGNED BY: CWV
DRAWN BY: CWV
CHECKED BY: CWV
DATE: JULY 15, 2024
SCALE: 1" = 150'

FILE: N:\PROJECTS\2024\KT247212\PROJECT DOCUMENTS (REPORTS-LETTERS-DRAFTS TO CLIENTS)\USACE\DRAWING\KT247212_BRYANT_USACE.DWG

JOB NUMBER:
KT247212

SHEET NUMBER:
1

APPROXIMATE PROPERTY BOUNDARY

PUBHh

PUBHh

N

SHEET TITLE:
USGS NATIONAL WETLANDS INVENTORY

PROJECT TITLE:
BRYANT USACE
SCENIC HILL SOLAR
BRYANT, ARKANSAS

REVISIONS:

NO:	DATE:	DESCRIPTION:	BY:

CIVIL ENGINEERING AND ENVIRONMENTAL SERVICES
3512 SOUTH SHACKLEFORD RD
LITTLE ROCK, ARKANSAS 72205
PH: (501) 221-7122 FX: (501) 221-7775

DESIGNED BY: CWV
DRAWN BY: CWV
CHECKED BY: CWV
DATE: JULY 11, 2024
SCALE: N.T.S.

FILE: N:\PROJECTS\2024\KT247212\PROJECT DOCUMENTS (REPORTS-LETTERS-DRAFTS TO CLIENTS)\USACE\DRAWING\KT247212_BRYANT_USACE.DWG

JOB NUMBER:
KT247212

SHEET NUMBER:
2



MAP LEGEND

Area of Interest (AOI)
- Area of Interest (AOI)

Soils

Soil Rating Polygons
- Hydric (100%)
- Hydric (66 to 99%)
- Hydric (33 to 65%)
- Hydric (1 to 32%)
- Not Hydric (0%)
- Not rated or not available

Soil Rating Lines
- Hydric (100%)
- Hydric (66 to 99%)
- Hydric (33 to 65%)
- Hydric (1 to 32%)
- Not Hydric (0%)
- Not rated or not available

Soil Rating Points
- Hydric (100%)
- Hydric (66 to 99%)
- Hydric (33 to 65%)
- Hydric (1 to 32%)
- Not Hydric (0%)
- Not rated or not available

Water Features
- Streams and Canals

Transportation
- Rails
- Interstate Highways
- US Routes
- Major Roads
- Local Roads

Background
- Aerial Photography

N

Hydric Rating by Map Unit

Map unit symbol	Map unit name	Rating	Acres in AOI	Percent of AOI
8	Caddo-Messer variants complex	60	21.0	75.6%
9	Carnasaw-Townley association, undulating	0	6.8	24.5%
Totals for Area of Interest			**27.7**	**100.0%**

SHEET TITLE: USDA SOILS MAP

PROJECT TITLE: BRYANT USACE
SCENIC HILL SOLAR
BRYANT, ARKANSAS

REVISIONS:

NO:	DATE:	DESCRIPTION:	BY:

CIVIL ENGINEERING AND ENVIRONMENTAL SERVICES
3512 SOUTH SHACKLEFORD RD
LITTLE ROCK, ARKANSAS 72205
PH: (501) 221-7122 FX: (501) 221-7775

DESIGNED BY: CWV
DRAWN BY: CWV
CHECKED BY: CWV
DATE: JULY 11, 2024
SCALE: N.T.S.

FILE: N:\PROJECTS\2024\KT24721\2\PROJECT DOCUMENTS (REPORTS-LETTERS-DRAFTS TO CLIENTS)\USACE\DRAWING\KT247212_BRYANT_USACE.DWG

JOB NUMBER: KT247212

SHEET NUMBER: 3

Appendix B

Data Points

WETLAND DETERMINATION DATA FORM – Eastern Mountains and Piedmont Region

Project/Site: Scenic Hill Solar USACE / Bryant City/County: Bryant / Saline Sampling Date: 12 Jul, 2024

Applicant/Owner: Scenic Hill Solar State: Arkansas Sampling Point: DP-1

Investigator(s): Canyon Vickers Section, Township, Range: S7 T1S R14W

Landform (hillslope, terrace, etc.): depression Local relief (concave, convex, none): concave Slope (%): 3-8

Subregion (LRR or MLRA): LRR N Lat: 34°39'7.86"N Long: 92°32'46.53"W Datum: WGS 84

Soil Map Unit Name: Caddo-Messer variants complex NWI classification: None

Are climatic / hydrologic conditions on the site typical for this time of year? Yes ✓ No _____ (If no, explain in Remarks.)

Are Vegetation _____, Soil _____, or Hydrology _____ significantly disturbed? Are "Normal Circumstances" present? Yes ✓ No _____

Are Vegetation _____, Soil _____, or Hydrology _____ naturally problematic? (If needed, explain any answers in Remarks.)

SUMMARY OF FINDINGS – Attach site map showing sampling point locations, transects, important features, etc.

Hydrophytic Vegetation Present?	Yes ✓	No _____	**Is the Sampled Area within a Wetland?** **Yes ✓ No _____**
Hydric Soil Present?	Yes ✓	No _____	
Wetland Hydrology Present?	Yes ✓	No _____	

Remarks:

HYDROLOGY

Wetland Hydrology Indicators:

Primary Indicators (minimum of one is required; check all that apply)

- ___ Surface Water (A1)
- ___ High Water Table (A2)
- ✓ Saturation (A3)
- ___ Water Marks (B1)
- ___ Sediment Deposits (B2)
- ✓ Drift Deposits (B3)
- ___ Algal Mat or Crust (B4)
- ___ Iron Deposits (B5)
- ___ Inundation Visible on Aerial Imagery (B7)
- ✓ Water-Stained Leaves (B9)
- ___ Aquatic Fauna (B13)
- ___ True Aquatic Plants (B14)
- ___ Hydrogen Sulfide Odor (C1)
- ___ Oxidized Rhizospheres on Living Roots (C3)
- ___ Presence of Reduced Iron (C4)
- ___ Recent Iron Reduction in Tilled Soils (C6)
- ___ Thin Muck Surface (C7)
- ___ Other (Explain in Remarks)

Secondary Indicators (minimum of two required)

- ___ Surface Soil Cracks (B6)
- ___ Sparsely Vegetated Concave Surface (B8)
- ___ Drainage Patterns (B10)
- ___ Moss Trim Lines (B16)
- ___ Dry-Season Water Table (C2)
- ___ Crayfish Burrows (C8)
- ___ Saturation Visible on Aerial Imagery (C9)
- ___ Stunted or Stressed Plants (D1)
- ___ Geomorphic Position (D2)
- ___ Shallow Aquitard (D3)
- ___ Microtopographic Relief (D4)
- ___ FAC-Neutral Test (D5)

Field Observations:

Surface Water Present?	Yes _____	No ✓	Depth (inches): _____
Water Table Present?	Yes _____	No ✓	Depth (inches): _____
Saturation Present? (includes capillary fringe)	Yes ✓	No _____	Depth (inches): 0

Wetland Hydrology Present? Yes ✓ No _____

Describe Recorded Data (stream gauge, monitoring well, aerial photos, previous inspections), if available:

Remarks:

VEGETATION (Four Strata) – Use scientific names of plants. Sampling Point: DP-1

Tree Stratum (Plot size: 10' x 10')	Absolute % Cover	Dominant Species?	Indicator Status
1. Quercus falcata	30	Yes	FACU
2. Acer negundo	30	Yes	FAC
3.			
4.			
5.			
6.			
7.			
	60 = Total Cover		
50% of total cover: 30	20% of total cover: 12		

Sapling/Shrub Stratum (Plot size:)			
1.			
2.			
3.			
4.			
5.			
6.			
7.			
8.			
9.			
	= Total Cover		
50% of total cover: 0	20% of total cover: 0		

Herb Stratum (Plot size: 10'x10')			
1. Elephantopus nudatus	10	Yes	FAC
2.			
3.			
4.			
5.			
6.			
7.			
8.			
9.			
10.			
11.			
	10 = Total Cover		
50% of total cover: 5	20% of total cover: 2		

Woody Vine Stratum (Plot size:)			
1.			
2.			
3.			
4.			
5.			
	= Total Cover		
50% of total cover: 0	20% of total cover: 0		

Dominance Test worksheet:

Number of Dominant Species That Are OBL, FACW, or FAC: 2 (A)

Total Number of Dominant Species Across All Strata: 3 (B)

Percent of Dominant Species That Are OBL, FACW, or FAC: 66.67% (A/B)

Prevalence Index worksheet:

Total % Cover of:		Multiply by:	
OBL species		x 1 =	0
FACW species		x 2 =	0
FAC species	40	x 3 =	120
FACU species	30	x 4 =	120
UPL species		x 5 =	0
Column Totals:	70 (A)		240 (B)

Prevalence Index = B/A = 3.4

Hydrophytic Vegetation Indicators:

- ___ 1 - Rapid Test for Hydrophytic Vegetation
- ✓ 2 - Dominance Test is >50%
- ___ 3 - Prevalence Index is ≤3.0[1]
- ___ 4 - Morphological Adaptations[1] (Provide supporting data in Remarks or on a separate sheet)
- ___ Problematic Hydrophytic Vegetation[1] (Explain)

[1]Indicators of hydric soil and wetland hydrology must be present, unless disturbed or problematic.

Definitions of Four Vegetation Strata:

Tree – Woody plants, excluding vines, 3 in. (7.6 cm) or more in diameter at breast height (DBH), regardless of height.

Sapling/Shrub – Woody plants, excluding vines, less than 3 in. DBH and greater than or equal to 3.28 ft (1 m) tall.

Herb – All herbaceous (non-woody) plants, regardless of size, and woody plants less than 3.28 ft tall.

Woody vine – All woody vines greater than 3.28 ft in height.

Hydrophytic Vegetation Present? Yes ✓ No ___

Remarks: (Include photo numbers here or on a separate sheet.)

SOIL Sampling Point: **DP-1**

Profile Description: (Describe to the depth needed to document the indicator or confirm the absence of indicators.)

Depth (inches)	Matrix Color (moist)	Matrix %	Redox Features Color (moist)	Redox Features %	Type[1]	Loc[2]	Texture	Remarks
0-3	10YR 4/2	100					Silt Loam	
3-12	10YR 4/3	100					Silt Loam	
12-16	10YR 5/3	95	10YR 5/6	5	D	M	Silt Loam	

[1]Type: C=Concentration, D=Depletion, RM=Reduced Matrix, MS=Masked Sand Grains. [2]Location: PL=Pore Lining, M=Matrix.

Hydric Soil Indicators:

- ___ Histosol (A1)
- ___ Histic Epipedon (A2)
- ___ Black Histic (A3)
- ___ Hydrogen Sulfide (A4)
- ___ Stratified Layers (A5)
- ___ 2 cm Muck (A10) **(LRR N)**
- ___ Depleted Below Dark Surface (A11)
- ___ Thick Dark Surface (A12)
- ___ Sandy Mucky Mineral (S1) **(LRR N, MLRA 147, 148)**
- ___ Sandy Gleyed Matrix (S4)
- ___ Sandy Redox (S5)
- ___ Stripped Matrix (S6)
- ___ Dark Surface (S7)
- ___ Polyvalue Below Surface (S8) **(MLRA 147, 148)**
- ___ Thin Dark Surface (S9) **(MLRA 147, 148)**
- ___ Loamy Gleyed Matrix (F2)
- ✓ Depleted Matrix (F3)
- ___ Redox Dark Surface (F6)
- ___ Depleted Dark Surface (F7)
- ___ Redox Depressions (F8)
- ___ Iron-Manganese Masses (F12) **(LRR N, MLRA 136)**
- ___ Umbric Surface (F13) **(MLRA 136, 122)**
- ___ Piedmont Floodplain Soils (F19) **(MLRA 148)**
- ___ Red Parent Material (F21) **(MLRA 127, 147)**

Indicators for Problematic Hydric Soils[3]:

- ___ 2 cm Muck (A10) **(MLRA 147)**
- ___ Coast Prairie Redox (A16) **(MLRA 147, 148)**
- ___ Piedmont Floodplain Soils (F19) **(MLRA 136, 147)**
- ___ Very Shallow Dark Surface (TF12)
- ___ Other (Explain in Remarks)

[3]Indicators of hydrophytic vegetation and wetland hydrology must be present, unless disturbed or problematic.

Restrictive Layer (if observed):

Type: roots

Depth (inches): 16

Hydric Soil Present? **Yes** ✓ **No** ___

Remarks:

WETLAND DETERMINATION DATA FORM – Eastern Mountains and Piedmont Region

Project/Site: Scenic Hill Solar USACE / Bryant City/County: Bryant / Saline Sampling Date: 12 Jul, 2024

Applicant/Owner: Scenic Hill Solar State: Arkansas Sampling Point: DP-2

Investigator(s): Canyon Vickers Section, Township, Range: S7 T1S R14W

Landform (hillslope, terrace, etc.): hillslope Local relief (concave, convex, none): convex Slope (%): 3-8

Subregion (LRR or MLRA): LRR N Lat: 34°39'7.38"N Long: 92°32'47.22"W Datum: WGS 84

Soil Map Unit Name: Caddo-Messer variants complex NWI classification: None

Are climatic / hydrologic conditions on the site typical for this time of year? Yes ✓ No _____ (If no, explain in Remarks.)

Are Vegetation _____, Soil _____, or Hydrology _____ significantly disturbed? Are "Normal Circumstances" present? Yes ✓ No _____

Are Vegetation _____, Soil _____, or Hydrology _____ naturally problematic? (If needed, explain any answers in Remarks.)

SUMMARY OF FINDINGS – Attach site map showing sampling point locations, transects, important features, etc.

Hydrophytic Vegetation Present?	Yes ✓	No _____	**Is the Sampled Area within a Wetland?** Yes _____ No ✓
Hydric Soil Present?	Yes ✓	No _____	
Wetland Hydrology Present?	Yes _____	No ✓	

Remarks:

HYDROLOGY

Wetland Hydrology Indicators:

Primary Indicators (minimum of one is required; check all that apply)

- ___ Surface Water (A1)
- ___ High Water Table (A2)
- ___ Saturation (A3)
- ___ Water Marks (B1)
- ___ Sediment Deposits (B2)
- ___ Drift Deposits (B3)
- ___ Algal Mat or Crust (B4)
- ___ Iron Deposits (B5)
- ___ Inundation Visible on Aerial Imagery (B7)
- ___ Water-Stained Leaves (B9)
- ___ Aquatic Fauna (B13)
- ___ True Aquatic Plants (B14)
- ___ Hydrogen Sulfide Odor (C1)
- ___ Oxidized Rhizospheres on Living Roots (C3)
- ___ Presence of Reduced Iron (C4)
- ___ Recent Iron Reduction in Tilled Soils (C6)
- ___ Thin Muck Surface (C7)
- ___ Other (Explain in Remarks)

Secondary Indicators (minimum of two required)

- ___ Surface Soil Cracks (B6)
- ___ Sparsely Vegetated Concave Surface (B8)
- ___ Drainage Patterns (B10)
- ___ Moss Trim Lines (B16)
- ___ Dry-Season Water Table (C2)
- ___ Crayfish Burrows (C8)
- ___ Saturation Visible on Aerial Imagery (C9)
- ___ Stunted or Stressed Plants (D1)
- ___ Geomorphic Position (D2)
- ___ Shallow Aquitard (D3)
- ___ Microtopographic Relief (D4)
- ___ FAC-Neutral Test (D5)

Field Observations:

Surface Water Present?	Yes _____	No ✓	Depth (inches): _____
Water Table Present?	Yes _____	No ✓	Depth (inches): _____
Saturation Present? (includes capillary fringe)	Yes _____	No ✓	Depth (inches): _____

Wetland Hydrology Present? Yes _____ No ✓

Describe Recorded Data (stream gauge, monitoring well, aerial photos, previous inspections), if available:

Remarks:

VEGETATION (Four Strata) – Use scientific names of plants. Sampling Point: DP-2

Tree Stratum (Plot size: 10' x 10')	Absolute % Cover	Dominant Species?	Indicator Status
1. Quercus falcata	30	Yes	FACU
2. Acer negundo	20	Yes	FAC
3. Ulmus americana	20	Yes	FACW
4.			
5.			
6.			
7.			
	70 = Total Cover		
50% of total cover: 35	20% of total cover: 14		

Sapling/Shrub Stratum (Plot size:)			
1.			
2.			
3.			
4.			
5.			
6.			
7.			
8.			
9.			
	= Total Cover		
50% of total cover: 0	20% of total cover: 0		

Herb Stratum (Plot size:)			
1.			
2.			
3.			
4.			
5.			
6.			
7.			
8.			
9.			
10.			
11.			
	= Total Cover		
50% of total cover: 0	20% of total cover: 0		

Woody Vine Stratum (Plot size:)			
1.			
2.			
3.			
4.			
5.			
	= Total Cover		
50% of total cover: 0	20% of total cover: 0		

Dominance Test worksheet:

Number of Dominant Species That Are OBL, FACW, or FAC: 2 (A)

Total Number of Dominant Species Across All Strata: 3 (B)

Percent of Dominant Species That Are OBL, FACW, or FAC: 66.67% (A/B)

Prevalence Index worksheet:

Total % Cover of:		Multiply by:	
OBL species		x 1 =	0
FACW species	20	x 2 =	40
FAC species	20	x 3 =	60
FACU species	30	x 4 =	120
UPL species		x 5 =	0
Column Totals:	70 (A)		220 (B)

Prevalence Index = B/A = 3.1

Hydrophytic Vegetation Indicators:

- ___ 1 - Rapid Test for Hydrophytic Vegetation
- ✓ 2 - Dominance Test is >50%
- ___ 3 - Prevalence Index is ≤3.0[1]
- ___ 4 - Morphological Adaptations[1] (Provide supporting data in Remarks or on a separate sheet)
- ___ Problematic Hydrophytic Vegetation[1] (Explain)

[1]Indicators of hydric soil and wetland hydrology must be present, unless disturbed or problematic.

Definitions of Four Vegetation Strata:

Tree – Woody plants, excluding vines, 3 in. (7.6 cm) or more in diameter at breast height (DBH), regardless of height.

Sapling/Shrub – Woody plants, excluding vines, less than 3 in. DBH and greater than or equal to 3.28 ft (1 m) tall.

Herb – All herbaceous (non-woody) plants, regardless of size, and woody plants less than 3.28 ft tall.

Woody vine – All woody vines greater than 3.28 ft in height.

Hydrophytic Vegetation Present? **Yes** ✓ **No** ___

Remarks: (Include photo numbers here or on a separate sheet.)

SOIL Sampling Point: **DP-2**

Profile Description: (Describe to the depth needed to document the indicator or confirm the absence of indicators.)

Depth (inches)	Matrix Color (moist)	Matrix %	Redox Features Color (moist)	Redox Features %	Type[1]	Loc[2]	Texture	Remarks
0-3	10YR 4/2	100					Silt Loam	
3-18	10YR 5/2	50	10YR 5/3	50	D	M	Silt Loam	

[1]Type: C=Concentration, D=Depletion, RM=Reduced Matrix, MS=Masked Sand Grains. [2]Location: PL=Pore Lining, M=Matrix.

Hydric Soil Indicators:

- ___ Histosol (A1)
- ___ Histic Epipedon (A2)
- ___ Black Histic (A3)
- ___ Hydrogen Sulfide (A4)
- ___ Stratified Layers (A5)
- ___ 2 cm Muck (A10) **(LRR N)**
- ___ Depleted Below Dark Surface (A11)
- ___ Thick Dark Surface (A12)
- ___ Sandy Mucky Mineral (S1) **(LRR N, MLRA 147, 148)**
- ___ Sandy Gleyed Matrix (S4)
- ___ Sandy Redox (S5)
- ___ Stripped Matrix (S6)
- ___ Dark Surface (S7)
- ___ Polyvalue Below Surface (S8) **(MLRA 147, 148)**
- ___ Thin Dark Surface (S9) **(MLRA 147, 148)**
- ___ Loamy Gleyed Matrix (F2)
- ✓ Depleted Matrix (F3)
- ___ Redox Dark Surface (F6)
- ___ Depleted Dark Surface (F7)
- ___ Redox Depressions (F8)
- ___ Iron-Manganese Masses (F12) **(LRR N, MLRA 136)**
- ___ Umbric Surface (F13) **(MLRA 136, 122)**
- ___ Piedmont Floodplain Soils (F19) **(MLRA 148)**
- ___ Red Parent Material (F21) **(MLRA 127, 147)**

Indicators for Problematic Hydric Soils[3]:

- ___ 2 cm Muck (A10) **(MLRA 147)**
- ___ Coast Prairie Redox (A16) **(MLRA 147, 148)**
- ___ Piedmont Floodplain Soils (F19) **(MLRA 136, 147)**
- ___ Very Shallow Dark Surface (TF12)
- ___ Other (Explain in Remarks)

[3]Indicators of hydrophytic vegetation and wetland hydrology must be present, unless disturbed or problematic.

Restrictive Layer (if observed):

Type: _____

Depth (inches): _____

Hydric Soil Present? Yes ✓ **No** ____

Remarks:

WETLAND DETERMINATION DATA FORM – Eastern Mountains and Piedmont Region

Project/Site: Scenic Hill Solar USACE / Bryant City/County: Bryant / Saline Sampling Date: 12 Jul, 2024

Applicant/Owner: Scenic Hill Solar State: Arkansas Sampling Point: DP-3

Investigator(s): Canyon Vickers Section, Township, Range: S7 T1S R14W

Landform (hillslope, terrace, etc.): depression Local relief (concave, convex, none): concave Slope (%): 3-8

Subregion (LRR or MLRA): LRR N Lat: 34°39'7.10"N Long: 92°32'51.02"W Datum: WGS 84

Soil Map Unit Name: Caddo-Messer variants complex NWI classification: None

Are climatic / hydrologic conditions on the site typical for this time of year? Yes ✓ No _____ (If no, explain in Remarks.)

Are Vegetation _____, Soil _____, or Hydrology _____ significantly disturbed? Are "Normal Circumstances" present? Yes ✓ No _____

Are Vegetation _____, Soil _____, or Hydrology _____ naturally problematic? (If needed, explain any answers in Remarks.)

SUMMARY OF FINDINGS – Attach site map showing sampling point locations, transects, important features, etc.

Hydrophytic Vegetation Present?	Yes ✓	No _____	**Is the Sampled Area within a Wetland?** **Yes ✓ No _____**
Hydric Soil Present?	Yes ✓	No _____	
Wetland Hydrology Present?	Yes ✓	No _____	

Remarks:

HYDROLOGY

Wetland Hydrology Indicators:

Primary Indicators (minimum of one is required; check all that apply)

- ✓ Surface Water (A1)
- ___ High Water Table (A2)
- ✓ Saturation (A3)
- ___ Water Marks (B1)
- ___ Sediment Deposits (B2)
- ✓ Drift Deposits (B3)
- ___ Algal Mat or Crust (B4)
- ___ Iron Deposits (B5)
- ___ Inundation Visible on Aerial Imagery (B7)
- ✓ Water-Stained Leaves (B9)
- ___ Aquatic Fauna (B13)
- ___ True Aquatic Plants (B14)
- ___ Hydrogen Sulfide Odor (C1)
- ___ Oxidized Rhizospheres on Living Roots (C3)
- ___ Presence of Reduced Iron (C4)
- ___ Recent Iron Reduction in Tilled Soils (C6)
- ___ Thin Muck Surface (C7)
- ___ Other (Explain in Remarks)

Secondary Indicators (minimum of two required)

- ___ Surface Soil Cracks (B6)
- ___ Sparsely Vegetated Concave Surface (B8)
- ___ Drainage Patterns (B10)
- ___ Moss Trim Lines (B16)
- ___ Dry-Season Water Table (C2)
- ___ Crayfish Burrows (C8)
- ___ Saturation Visible on Aerial Imagery (C9)
- ___ Stunted or Stressed Plants (D1)
- ___ Geomorphic Position (D2)
- ___ Shallow Aquitard (D3)
- ___ Microtopographic Relief (D4)
- ___ FAC-Neutral Test (D5)

Field Observations:

Surface Water Present?	Yes ✓	No _____	Depth (inches): 0-1
Water Table Present?	Yes _____	No ✓	Depth (inches): _____
Saturation Present? (includes capillary fringe)	Yes ✓	No _____	Depth (inches): 0

Wetland Hydrology Present? Yes ✓ No _____

Describe Recorded Data (stream gauge, monitoring well, aerial photos, previous inspections), if available:

Remarks:

VEGETATION (Four Strata) – Use scientific names of plants. Sampling Point: DP-3

Tree Stratum (Plot size: 10' x 10')	Absolute % Cover	Dominant Species?	Indicator Status
1. Quercus falcata	10	Yes	FACU
2. Acer negundo	20	Yes	FAC
3. Ulmus americana	20	Yes	FACW
4.			
5.			
6.			
7.			
	50 = Total Cover		
50% of total cover: 25	20% of total cover: 10		
Sapling/Shrub Stratum (Plot size:)			
1.			
2.			
3.			
4.			
5.			
6.			
7.			
8.			
9.			
	= Total Cover		
50% of total cover: 0	20% of total cover: 0		
Herb Stratum (Plot size: 10'x10')			
1. Alternanthera philoxeroides	20	Yes	OBL
2. Ludwigia alternifolia	20	Yes	FACW
3.			
4.			
5.			
6.			
7.			
8.			
9.			
10.			
11.			
	40 = Total Cover		
50% of total cover: 20	20% of total cover: 8		
Woody Vine Stratum (Plot size:)			
1.			
2.			
3.			
4.			
5.			
	= Total Cover		
50% of total cover: 0	20% of total cover: 0		

Dominance Test worksheet:

Number of Dominant Species That Are OBL, FACW, or FAC: 4 (A)

Total Number of Dominant Species Across All Strata: 5 (B)

Percent of Dominant Species That Are OBL, FACW, or FAC: 80% (A/B)

Prevalence Index worksheet:

Total % Cover of:		Multiply by:	
OBL species	20	x 1 =	20
FACW species	40	x 2 =	80
FAC species	20	x 3 =	60
FACU species	10	x 4 =	40
UPL species		x 5 =	0
Column Totals:	90 (A)		200 (B)

Prevalence Index = B/A = 2.2

Hydrophytic Vegetation Indicators:

- ___ 1 - Rapid Test for Hydrophytic Vegetation
- ✓ 2 - Dominance Test is >50%
- ✓ 3 - Prevalence Index is ≤3.0[1]
- ___ 4 - Morphological Adaptations[1] (Provide supporting data in Remarks or on a separate sheet)
- ___ Problematic Hydrophytic Vegetation[1] (Explain)

[1]Indicators of hydric soil and wetland hydrology must be present, unless disturbed or problematic.

Definitions of Four Vegetation Strata:

Tree – Woody plants, excluding vines, 3 in. (7.6 cm) or more in diameter at breast height (DBH), regardless of height.

Sapling/Shrub – Woody plants, excluding vines, less than 3 in. DBH and greater than or equal to 3.28 ft (1 m) tall.

Herb – All herbaceous (non-woody) plants, regardless of size, and woody plants less than 3.28 ft tall.

Woody vine – All woody vines greater than 3.28 ft in height.

Hydrophytic Vegetation Present? Yes ✓ No ___

Remarks: (Include photo numbers here or on a separate sheet.)

SOIL

Sampling Point: **DP-3**

Profile Description: (Describe to the depth needed to document the indicator or confirm the absence of indicators.)

Depth (inches)	Matrix Color (moist)	%	Redox Features Color (moist)	%	Type[1]	Loc[2]	Texture	Remarks
0-16	10YR 3/1	95	7.5YR 5/8	5	D	M	Silt Loam	redox at roots

[1]Type: C=Concentration, D=Depletion, RM=Reduced Matrix, MS=Masked Sand Grains. [2]Location: PL=Pore Lining, M=Matrix.

Hydric Soil Indicators:

- ___ Histosol (A1)
- ___ Histic Epipedon (A2)
- ___ Black Histic (A3)
- ___ Hydrogen Sulfide (A4)
- ___ Stratified Layers (A5)
- ___ 2 cm Muck (A10) **(LRR N)**
- ___ Depleted Below Dark Surface (A11)
- ___ Thick Dark Surface (A12)
- ___ Sandy Mucky Mineral (S1) **(LRR N, MLRA 147, 148)**
- ___ Sandy Gleyed Matrix (S4)
- ___ Sandy Redox (S5)
- ___ Stripped Matrix (S6)
- ___ Dark Surface (S7)
- ___ Polyvalue Below Surface (S8) **(MLRA 147, 148)**
- ___ Thin Dark Surface (S9) **(MLRA 147, 148)**
- ___ Loamy Gleyed Matrix (F2)
- ✓ Depleted Matrix (F3)
- ___ Redox Dark Surface (F6)
- ___ Depleted Dark Surface (F7)
- ___ Redox Depressions (F8)
- ___ Iron-Manganese Masses (F12) **(LRR N, MLRA 136)**
- ___ Umbric Surface (F13) **(MLRA 136, 122)**
- ___ Piedmont Floodplain Soils (F19) **(MLRA 148)**
- ___ Red Parent Material (F21) **(MLRA 127, 147)**

Indicators for Problematic Hydric Soils[3]:

- ___ 2 cm Muck (A10) **(MLRA 147)**
- ___ Coast Prairie Redox (A16) **(MLRA 147, 148)**
- ___ Piedmont Floodplain Soils (F19) **(MLRA 136, 147)**
- ___ Very Shallow Dark Surface (TF12)
- ___ Other (Explain in Remarks)

[3]Indicators of hydrophytic vegetation and wetland hydrology must be present, unless disturbed or problematic.

Restrictive Layer (if observed):

Type: root

Depth (inches): 16

Hydric Soil Present? **Yes** ✓ **No** ___

Remarks:

WETLAND DETERMINATION DATA FORM – Eastern Mountains and Piedmont Region

Project/Site: Scenic Hill Solar USACE / Bryant City/County: Bryant / Saline Sampling Date: 12 Jul, 2024

Applicant/Owner: Scenic Hill Solar State: Arkansas Sampling Point: DP-4

Investigator(s): Canyon Vickers Section, Township, Range: S7 T1S R14W

Landform (hillslope, terrace, etc.): hillslope Local relief (concave, convex, none): convex Slope (%): 3-8

Subregion (LRR or MLRA): LRR N Lat: 34°39'7.69"N Long: 92°32'50.69"W Datum: WGS 84

Soil Map Unit Name: Caddo-Messer variants complex NWI classification: None

Are climatic / hydrologic conditions on the site typical for this time of year? Yes ✓ No _____ (If no, explain in Remarks.)

Are Vegetation _____, Soil _____, or Hydrology _____ significantly disturbed? Are "Normal Circumstances" present? Yes ✓ No _____

Are Vegetation _____, Soil _____, or Hydrology _____ naturally problematic? (If needed, explain any answers in Remarks.)

SUMMARY OF FINDINGS – Attach site map showing sampling point locations, transects, important features, etc.

Hydrophytic Vegetation Present?	Yes _____	No ✓	**Is the Sampled Area within a Wetland?** **Yes** _____ **No** ✓
Hydric Soil Present?	Yes _____	No ✓	
Wetland Hydrology Present?	Yes _____	No ✓	

Remarks:

HYDROLOGY

Wetland Hydrology Indicators:

Primary Indicators (minimum of one is required; check all that apply)

- ___ Surface Water (A1)
- ___ High Water Table (A2)
- ___ Saturation (A3)
- ___ Water Marks (B1)
- ___ Sediment Deposits (B2)
- ___ Drift Deposits (B3)
- ___ Algal Mat or Crust (B4)
- ___ Iron Deposits (B5)
- ___ Inundation Visible on Aerial Imagery (B7)
- ___ Water-Stained Leaves (B9)
- ___ Aquatic Fauna (B13)
- ___ True Aquatic Plants (B14)
- ___ Hydrogen Sulfide Odor (C1)
- ___ Oxidized Rhizospheres on Living Roots (C3)
- ___ Presence of Reduced Iron (C4)
- ___ Recent Iron Reduction in Tilled Soils (C6)
- ___ Thin Muck Surface (C7)
- ___ Other (Explain in Remarks)

Secondary Indicators (minimum of two required)

- ___ Surface Soil Cracks (B6)
- ___ Sparsely Vegetated Concave Surface (B8)
- ___ Drainage Patterns (B10)
- ___ Moss Trim Lines (B16)
- ___ Dry-Season Water Table (C2)
- ___ Crayfish Burrows (C8)
- ___ Saturation Visible on Aerial Imagery (C9)
- ___ Stunted or Stressed Plants (D1)
- ___ Geomorphic Position (D2)
- ___ Shallow Aquitard (D3)
- ___ Microtopographic Relief (D4)
- ___ FAC-Neutral Test (D5)

Field Observations:

Surface Water Present?	Yes _____	No ✓	Depth (inches): _____
Water Table Present?	Yes _____	No ✓	Depth (inches): _____
Saturation Present? (includes capillary fringe)	Yes _____	No ✓	Depth (inches): _____

Wetland Hydrology Present? **Yes** _____ **No** ✓

Describe Recorded Data (stream gauge, monitoring well, aerial photos, previous inspections), if available:

Remarks:

VEGETATION (Four Strata) – Use scientific names of plants. Sampling Point: DP-4

Tree Stratum (Plot size: 10' x 10')	Absolute % Cover	Dominant Species?	Indicator Status
1. Quercus falcata	10	Yes	FACU
2. Acer negundo	10	Yes	FAC
3. Carya ovata	20	Yes	FACU
4.			
5.			
6.			
7.			
	40 = Total Cover		
50% of total cover: 20	20% of total cover: 8		
Sapling/Shrub Stratum (Plot size:)			
1.			
2.			
3.			
4.			
5.			
6.			
7.			
8.			
9.			
	= Total Cover		
50% of total cover: 0	20% of total cover: 0		
Herb Stratum (Plot size: 10'x10')			
1. Ambrosia artemisiifolia	20	Yes	FACU
2.			
3.			
4.			
5.			
6.			
7.			
8.			
9.			
10.			
11.			
	20 = Total Cover		
50% of total cover: 10	20% of total cover: 4		
Woody Vine Stratum (Plot size:)			
1.			
2.			
3.			
4.			
5.			
	= Total Cover		
50% of total cover: 0	20% of total cover: 0		

Dominance Test worksheet:

Number of Dominant Species That Are OBL, FACW, or FAC: 1 (A)

Total Number of Dominant Species Across All Strata: 4 (B)

Percent of Dominant Species That Are OBL, FACW, or FAC: 25% (A/B)

Prevalence Index worksheet:

Total % Cover of:		Multiply by:	
OBL species		x 1 =	0
FACW species		x 2 =	0
FAC species	10	x 3 =	30
FACU species	50	x 4 =	200
UPL species		x 5 =	0
Column Totals:	60 (A)		230 (B)

Prevalence Index = B/A = 3.8

Hydrophytic Vegetation Indicators:

___ 1 - Rapid Test for Hydrophytic Vegetation

___ 2 - Dominance Test is >50%

___ 3 - Prevalence Index is ≤3.0[1]

___ 4 - Morphological Adaptations[1] (Provide supporting data in Remarks or on a separate sheet)

___ Problematic Hydrophytic Vegetation[1] (Explain)

[1]Indicators of hydric soil and wetland hydrology must be present, unless disturbed or problematic.

Definitions of Four Vegetation Strata:

Tree – Woody plants, excluding vines, 3 in. (7.6 cm) or more in diameter at breast height (DBH), regardless of height.

Sapling/Shrub – Woody plants, excluding vines, less than 3 in. DBH and greater than or equal to 3.28 ft (1 m) tall.

Herb – All herbaceous (non-woody) plants, regardless of size, and woody plants less than 3.28 ft tall.

Woody vine – All woody vines greater than 3.28 ft in height.

Hydrophytic Vegetation Present? Yes ___ No ✓

Remarks: (Include photo numbers here or on a separate sheet.)

SOIL Sampling Point: **DP-4**

Profile Description: (Describe to the depth needed to document the indicator or confirm the absence of indicators.)

Depth (inches)	Matrix Color (moist)	%	Redox Features Color (moist)	%	Type[1]	Loc[2]	Texture	Remarks
0-17	10YR 2/1	100					Silt Loam	

[1]Type: C=Concentration, D=Depletion, RM=Reduced Matrix, MS=Masked Sand Grains. [2]Location: PL=Pore Lining, M=Matrix.

Hydric Soil Indicators:

- ___ Histosol (A1)
- ___ Histic Epipedon (A2)
- ___ Black Histic (A3)
- ___ Hydrogen Sulfide (A4)
- ___ Stratified Layers (A5)
- ___ 2 cm Muck (A10) **(LRR N)**
- ___ Depleted Below Dark Surface (A11)
- ___ Thick Dark Surface (A12)
- ___ Sandy Mucky Mineral (S1) **(LRR N, MLRA 147, 148)**
- ___ Sandy Gleyed Matrix (S4)
- ___ Sandy Redox (S5)
- ___ Stripped Matrix (S6)
- ___ Dark Surface (S7)
- ___ Polyvalue Below Surface (S8) **(MLRA 147, 148)**
- ___ Thin Dark Surface (S9) **(MLRA 147, 148)**
- ___ Loamy Gleyed Matrix (F2)
- ___ Depleted Matrix (F3)
- ___ Redox Dark Surface (F6)
- ___ Depleted Dark Surface (F7)
- ___ Redox Depressions (F8)
- ___ Iron-Manganese Masses (F12) **(LRR N, MLRA 136)**
- ___ Umbric Surface (F13) **(MLRA 136, 122)**
- ___ Piedmont Floodplain Soils (F19) **(MLRA 148)**
- ___ Red Parent Material (F21) **(MLRA 127, 147)**

Indicators for Problematic Hydric Soils[3]:

- ___ 2 cm Muck (A10) **(MLRA 147)**
- ___ Coast Prairie Redox (A16) **(MLRA 147, 148)**
- ___ Piedmont Floodplain Soils (F19) **(MLRA 136, 147)**
- ___ Very Shallow Dark Surface (TF12)
- ___ Other (Explain in Remarks)

[3]Indicators of hydrophytic vegetation and wetland hydrology must be present, unless disturbed or problematic.

Restrictive Layer (if observed):

Type: _____

Depth (inches): _____

Hydric Soil Present? Yes _____ **No** ✓

Remarks:

WETLAND DETERMINATION DATA FORM – Eastern Mountains and Piedmont Region

Project/Site: Scenic Hill Solar USACE / Bryant City/County: Bryant / Saline Sampling Date: 12 Jul, 2024

Applicant/Owner: Scenic Hill Solar State: Arkansas Sampling Point: DP-5

Investigator(s): Canyon Vickers Section, Township, Range: S7 T1S R14W

Landform (hillslope, terrace, etc.): hillslope Local relief (concave, convex, none): convex Slope (%): 3-8

Subregion (LRR or MLRA): LRR N Lat: 34°39'12.61"N Long: 92°32'49.58"W Datum: WGS 84

Soil Map Unit Name: Caddo-Messer variants complex NWI classification: None

Are climatic / hydrologic conditions on the site typical for this time of year? Yes ✓ No _____ (If no, explain in Remarks.)

Are Vegetation _____, Soil _____, or Hydrology _____ significantly disturbed? Are "Normal Circumstances" present? Yes ✓ No _____

Are Vegetation _____, Soil _____, or Hydrology _____ naturally problematic? (If needed, explain any answers in Remarks.)

SUMMARY OF FINDINGS – Attach site map showing sampling point locations, transects, important features, etc.

Hydrophytic Vegetation Present?	Yes ✓	No _____	**Is the Sampled Area within a Wetland?** Yes _____ No ✓
Hydric Soil Present?	Yes ✓	No _____	
Wetland Hydrology Present?	Yes _____	No ✓	

Remarks:

HYDROLOGY

Wetland Hydrology Indicators:

Primary Indicators (minimum of one is required; check all that apply)

- ___ Surface Water (A1)
- ___ High Water Table (A2)
- ___ Saturation (A3)
- ___ Water Marks (B1)
- ___ Sediment Deposits (B2)
- ___ Drift Deposits (B3)
- ___ Algal Mat or Crust (B4)
- ___ Iron Deposits (B5)
- ___ Inundation Visible on Aerial Imagery (B7)
- ___ Water-Stained Leaves (B9)
- ___ Aquatic Fauna (B13)
- ___ True Aquatic Plants (B14)
- ___ Hydrogen Sulfide Odor (C1)
- ___ Oxidized Rhizospheres on Living Roots (C3)
- ___ Presence of Reduced Iron (C4)
- ___ Recent Iron Reduction in Tilled Soils (C6)
- ___ Thin Muck Surface (C7)
- ___ Other (Explain in Remarks)

Secondary Indicators (minimum of two required)

- ___ Surface Soil Cracks (B6)
- ___ Sparsely Vegetated Concave Surface (B8)
- ___ Drainage Patterns (B10)
- ___ Moss Trim Lines (B16)
- ___ Dry-Season Water Table (C2)
- ___ Crayfish Burrows (C8)
- ___ Saturation Visible on Aerial Imagery (C9)
- ___ Stunted or Stressed Plants (D1)
- ___ Geomorphic Position (D2)
- ___ Shallow Aquitard (D3)
- ___ Microtopographic Relief (D4)
- ___ FAC-Neutral Test (D5)

Field Observations:

Surface Water Present?	Yes _____	No ✓	Depth (inches): _____
Water Table Present?	Yes _____	No ✓	Depth (inches): _____
Saturation Present? (includes capillary fringe)	Yes _____	No ✓	Depth (inches): _____

Wetland Hydrology Present? Yes _____ No ✓

Describe Recorded Data (stream gauge, monitoring well, aerial photos, previous inspections), if available:

Remarks:

VEGETATION (Four Strata) – Use scientific names of plants. Sampling Point: DP-5

Tree Stratum (Plot size: 10' x 10')	Absolute % Cover	Dominant Species?	Indicator Status
1. Platanus occidentalis	30	Yes	FACW
2. Pinus taeda	30	Yes	FAC
3. Carya ovata	30	Yes	FACU
4.			
5.			
6.			
7.			

90 = Total Cover

50% of total cover: 45 20% of total cover: 18

Sapling/Shrub Stratum (Plot size:)			
1.			
2.			
3.			
4.			
5.			
6.			
7.			
8.			
9.			

= Total Cover

50% of total cover: 0 20% of total cover: 0

Herb Stratum (Plot size:)			
1.			
2.			
3.			
4.			
5.			
6.			
7.			
8.			
9.			
10.			
11.			

= Total Cover

50% of total cover: 0 20% of total cover: 0

Woody Vine Stratum (Plot size:)			
1.			
2.			
3.			
4.			
5.			

= Total Cover

50% of total cover: 0 20% of total cover: 0

Dominance Test worksheet:

Number of Dominant Species That Are OBL, FACW, or FAC: 2 (A)

Total Number of Dominant Species Across All Strata: 3 (B)

Percent of Dominant Species That Are OBL, FACW, or FAC: 66.67% (A/B)

Prevalence Index worksheet:

Total % Cover of:		Multiply by:	
OBL species		x 1 =	0
FACW species	30	x 2 =	60
FAC species	30	x 3 =	90
FACU species	30	x 4 =	120
UPL species		x 5 =	0
Column Totals:	90 (A)		270 (B)

Prevalence Index = B/A = 3

Hydrophytic Vegetation Indicators:

- ___ 1 - Rapid Test for Hydrophytic Vegetation
- ✓ 2 - Dominance Test is >50%
- ✓ 3 - Prevalence Index is ≤3.0[1]
- ___ 4 - Morphological Adaptations[1] (Provide supporting data in Remarks or on a separate sheet)
- ___ Problematic Hydrophytic Vegetation[1] (Explain)

[1]Indicators of hydric soil and wetland hydrology must be present, unless disturbed or problematic.

Definitions of Four Vegetation Strata:

Tree – Woody plants, excluding vines, 3 in. (7.6 cm) or more in diameter at breast height (DBH), regardless of height.

Sapling/Shrub – Woody plants, excluding vines, less than 3 in. DBH and greater than or equal to 3.28 ft (1 m) tall.

Herb – All herbaceous (non-woody) plants, regardless of size, and woody plants less than 3.28 ft tall.

Woody vine – All woody vines greater than 3.28 ft in height.

Hydrophytic Vegetation Present? **Yes** ✓ **No** ___

Remarks: (Include photo numbers here or on a separate sheet.)

SOIL Sampling Point: **DP-5**

Profile Description: (Describe to the depth needed to document the indicator or confirm the absence of indicators.)

Depth (inches)	Matrix Color (moist)	Matrix %	Redox Features Color (moist)	Redox Features %	Type[1]	Loc[2]	Texture	Remarks
0-5	10YR 5/2	100					Silt Loam	
5-18	10YR 5/3	80	10YR 5/6	20	D	M	Silt Loam	

[1]Type: C=Concentration, D=Depletion, RM=Reduced Matrix, MS=Masked Sand Grains. [2]Location: PL=Pore Lining, M=Matrix.

Hydric Soil Indicators:

- ___ Histosol (A1)
- ___ Histic Epipedon (A2)
- ___ Black Histic (A3)
- ___ Hydrogen Sulfide (A4)
- ___ Stratified Layers (A5)
- ___ 2 cm Muck (A10) **(LRR N)**
- ___ Depleted Below Dark Surface (A11)
- ___ Thick Dark Surface (A12)
- ___ Sandy Mucky Mineral (S1) **(LRR N, MLRA 147, 148)**
- ___ Sandy Gleyed Matrix (S4)
- ___ Sandy Redox (S5)
- ___ Stripped Matrix (S6)
- ___ Dark Surface (S7)
- ___ Polyvalue Below Surface (S8) **(MLRA 147, 148)**
- ___ Thin Dark Surface (S9) **(MLRA 147, 148)**
- ___ Loamy Gleyed Matrix (F2)
- ✓ Depleted Matrix (F3)
- ___ Redox Dark Surface (F6)
- ___ Depleted Dark Surface (F7)
- ___ Redox Depressions (F8)
- ___ Iron-Manganese Masses (F12) **(LRR N, MLRA 136)**
- ___ Umbric Surface (F13) **(MLRA 136, 122)**
- ___ Piedmont Floodplain Soils (F19) **(MLRA 148)**
- ___ Red Parent Material (F21) **(MLRA 127, 147)**

Indicators for Problematic Hydric Soils[3]:

- ___ 2 cm Muck (A10) **(MLRA 147)**
- ___ Coast Prairie Redox (A16) **(MLRA 147, 148)**
- ___ Piedmont Floodplain Soils (F19) **(MLRA 136, 147)**
- ___ Very Shallow Dark Surface (TF12)
- ___ Other (Explain in Remarks)

[3]Indicators of hydrophytic vegetation and wetland hydrology must be present, unless disturbed or problematic.

Restrictive Layer (if observed):

Type: _____

Depth (inches): _____

Hydric Soil Present? Yes ✓ **No** ____

Remarks:

WETLAND DETERMINATION DATA FORM – Eastern Mountains and Piedmont Region

Project/Site: Scenic Hill Solar USACE / Bryant City/County: Bryant / Saline Sampling Date: 12 Jul, 2024

Applicant/Owner: Scenic Hill Solar State: Arkansas Sampling Point: DP-6

Investigator(s): Canyon Vickers Section, Township, Range: S7 T1S R14W

Landform (hillslope, terrace, etc.): hillslope Local relief (concave, convex, none): convex Slope (%): 3-8

Subregion (LRR or MLRA): LRR N Lat: 34°39'5.04"N Long: 92°32'39.89"W Datum: WGS 84

Soil Map Unit Name: Carnasaw-Townley Association, undulating NWI classification: None

Are climatic / hydrologic conditions on the site typical for this time of year? Yes ✓ No _____ (If no, explain in Remarks.)

Are Vegetation _____, Soil _____, or Hydrology _____ significantly disturbed? Are "Normal Circumstances" present? Yes ✓ No _____

Are Vegetation _____, Soil _____, or Hydrology _____ naturally problematic? (If needed, explain any answers in Remarks.)

SUMMARY OF FINDINGS – Attach site map showing sampling point locations, transects, important features, etc.

Hydrophytic Vegetation Present?	Yes ✓	No _____	**Is the Sampled Area within a Wetland?** Yes _____ No ✓
Hydric Soil Present?	Yes _____	No ✓	
Wetland Hydrology Present?	Yes _____	No ✓	

Remarks:

HYDROLOGY

Wetland Hydrology Indicators:

Primary Indicators (minimum of one is required; check all that apply)

- ___ Surface Water (A1)
- ___ High Water Table (A2)
- ___ Saturation (A3)
- ___ Water Marks (B1)
- ___ Sediment Deposits (B2)
- ___ Drift Deposits (B3)
- ___ Algal Mat or Crust (B4)
- ___ Iron Deposits (B5)
- ___ Inundation Visible on Aerial Imagery (B7)
- ___ Water-Stained Leaves (B9)
- ___ Aquatic Fauna (B13)
- ___ True Aquatic Plants (B14)
- ___ Hydrogen Sulfide Odor (C1)
- ___ Oxidized Rhizospheres on Living Roots (C3)
- ___ Presence of Reduced Iron (C4)
- ___ Recent Iron Reduction in Tilled Soils (C6)
- ___ Thin Muck Surface (C7)
- ___ Other (Explain in Remarks)

Secondary Indicators (minimum of two required)

- ___ Surface Soil Cracks (B6)
- ___ Sparsely Vegetated Concave Surface (B8)
- ___ Drainage Patterns (B10)
- ___ Moss Trim Lines (B16)
- ___ Dry-Season Water Table (C2)
- ___ Crayfish Burrows (C8)
- ___ Saturation Visible on Aerial Imagery (C9)
- ___ Stunted or Stressed Plants (D1)
- ___ Geomorphic Position (D2)
- ___ Shallow Aquitard (D3)
- ___ Microtopographic Relief (D4)
- ___ FAC-Neutral Test (D5)

Field Observations:

Surface Water Present?	Yes _____	No ✓	Depth (inches): _____
Water Table Present?	Yes _____	No ✓	Depth (inches): _____
Saturation Present? (includes capillary fringe)	Yes _____	No ✓	Depth (inches): _____

Wetland Hydrology Present? Yes _____ No ✓

Describe Recorded Data (stream gauge, monitoring well, aerial photos, previous inspections), if available:

Remarks:

VEGETATION (Four Strata) – Use scientific names of plants. Sampling Point: DP-6

Tree Stratum (Plot size: 10' x 10')	Absolute % Cover	Dominant Species?	Indicator Status
1. Pinus taeda	40	Yes	FAC
2.			
3.			
4.			
5.			
6.			
7.			
	40 = Total Cover		
50% of total cover: 20	20% of total cover: 8		
Sapling/Shrub Stratum (Plot size:)			
1.			
2.			
3.			
4.			
5.			
6.			
7.			
8.			
9.			
	= Total Cover		
50% of total cover: 0	20% of total cover: 0		
Herb Stratum (Plot size: 10'x10')			
1. Coptis trifolia	10	Yes	FACW
2.			
3.			
4.			
5.			
6.			
7.			
8.			
9.			
10.			
11.			
	10 = Total Cover		
50% of total cover: 5	20% of total cover: 2		
Woody Vine Stratum (Plot size:)			
1.			
2.			
3.			
4.			
5.			
	= Total Cover		
50% of total cover: 0	20% of total cover: 0		

Dominance Test worksheet:

Number of Dominant Species That Are OBL, FACW, or FAC: 2 (A)

Total Number of Dominant Species Across All Strata: 2 (B)

Percent of Dominant Species That Are OBL, FACW, or FAC: 100% (A/B)

Prevalence Index worksheet:

Total % Cover of:		Multiply by:	
OBL species		x 1 =	0
FACW species	10	x 2 =	20
FAC species	40	x 3 =	120
FACU species		x 4 =	0
UPL species		x 5 =	0
Column Totals:	50 (A)		140 (B)

Prevalence Index = B/A = 2.8

Hydrophytic Vegetation Indicators:

- ___ 1 - Rapid Test for Hydrophytic Vegetation
- ✓ 2 - Dominance Test is >50%
- ✓ 3 - Prevalence Index is ≤3.0[1]
- ___ 4 - Morphological Adaptations[1] (Provide supporting data in Remarks or on a separate sheet)
- ___ Problematic Hydrophytic Vegetation[1] (Explain)

[1]Indicators of hydric soil and wetland hydrology must be present, unless disturbed or problematic.

Definitions of Four Vegetation Strata:

Tree – Woody plants, excluding vines, 3 in. (7.6 cm) or more in diameter at breast height (DBH), regardless of height.

Sapling/Shrub – Woody plants, excluding vines, less than 3 in. DBH and greater than or equal to 3.28 ft (1 m) tall.

Herb – All herbaceous (non-woody) plants, regardless of size, and woody plants less than 3.28 ft tall.

Woody vine – All woody vines greater than 3.28 ft in height.

Hydrophytic Vegetation Present? Yes ✓ No ___

Remarks: (Include photo numbers here or on a separate sheet.)

SOIL Sampling Point: **DP-6**

Profile Description: (Describe to the depth needed to document the indicator or confirm the absence of indicators.)

Depth (inches)	Matrix Color (moist)	Matrix %	Redox Features Color (moist)	Redox Features %	Type[1]	Loc[2]	Texture	Remarks
0-4	10YR 4/4	100					Silt Loam	
4-18	10YR 5/4	100					Silt Loam	

[1]Type: C=Concentration, D=Depletion, RM=Reduced Matrix, MS=Masked Sand Grains. [2]Location: PL=Pore Lining, M=Matrix.

Hydric Soil Indicators:

- ___ Histosol (A1)
- ___ Histic Epipedon (A2)
- ___ Black Histic (A3)
- ___ Hydrogen Sulfide (A4)
- ___ Stratified Layers (A5)
- ___ 2 cm Muck (A10) **(LRR N)**
- ___ Depleted Below Dark Surface (A11)
- ___ Thick Dark Surface (A12)
- ___ Sandy Mucky Mineral (S1) **(LRR N, MLRA 147, 148)**
- ___ Sandy Gleyed Matrix (S4)
- ___ Sandy Redox (S5)
- ___ Stripped Matrix (S6)
- ___ Dark Surface (S7)
- ___ Polyvalue Below Surface (S8) **(MLRA 147, 148)**
- ___ Thin Dark Surface (S9) **(MLRA 147, 148)**
- ___ Loamy Gleyed Matrix (F2)
- ___ Depleted Matrix (F3)
- ___ Redox Dark Surface (F6)
- ___ Depleted Dark Surface (F7)
- ___ Redox Depressions (F8)
- ___ Iron-Manganese Masses (F12) **(LRR N, MLRA 136)**
- ___ Umbric Surface (F13) **(MLRA 136, 122)**
- ___ Piedmont Floodplain Soils (F19) **(MLRA 148)**
- ___ Red Parent Material (F21) **(MLRA 127, 147)**

Indicators for Problematic Hydric Soils[3]:

- ___ 2 cm Muck (A10) **(MLRA 147)**
- ___ Coast Prairie Redox (A16) **(MLRA 147, 148)**
- ___ Piedmont Floodplain Soils (F19) **(MLRA 136, 147)**
- ___ Very Shallow Dark Surface (TF12)
- ___ Other (Explain in Remarks)

[3]Indicators of hydrophytic vegetation and wetland hydrology must be present, unless disturbed or problematic.

Restrictive Layer (if observed):

Type: _____

Depth (inches): _____

Hydric Soil Present? Yes _____ **No** ✓

Remarks:

WETLAND DETERMINATION DATA FORM – Eastern Mountains and Piedmont Region

Project/Site: Scenic Hill Solar USACE / Bryant City/County: Bryant / Saline Sampling Date: 15 Jul, 2024

Applicant/Owner: Scenic Hill Solar State: Arkansas Sampling Point: DP-7

Investigator(s): Canyon Vickers Section, Township, Range: S7 T1S R14W

Landform (hillslope, terrace, etc.): hillslope Local relief (concave, convex, none): convex Slope (%): 3-8

Subregion (LRR or MLRA): LRR N Lat: 34°39'7.92"N Long: 92°32'40.96"W Datum: WGS 84

Soil Map Unit Name: Caddo-Messer variants complex NWI classification: None

Are climatic / hydrologic conditions on the site typical for this time of year? Yes ✓ No _____ (If no, explain in Remarks.)

Are Vegetation _____, Soil _____, or Hydrology _____ significantly disturbed? Are "Normal Circumstances" present? Yes ✓ No _____

Are Vegetation _____, Soil _____, or Hydrology _____ naturally problematic? (If needed, explain any answers in Remarks.)

SUMMARY OF FINDINGS – Attach site map showing sampling point locations, transects, important features, etc.

Hydrophytic Vegetation Present?	Yes _____	No ✓	**Is the Sampled Area within a Wetland?** **Yes** _____ **No** ✓
Hydric Soil Present?	Yes _____	No ✓	
Wetland Hydrology Present?	Yes _____	No ✓	

Remarks:

HYDROLOGY

Wetland Hydrology Indicators:

Primary Indicators (minimum of one is required; check all that apply)

- ___ Surface Water (A1)
- ___ High Water Table (A2)
- ___ Saturation (A3)
- ___ Water Marks (B1)
- ___ Sediment Deposits (B2)
- ___ Drift Deposits (B3)
- ___ Algal Mat or Crust (B4)
- ___ Iron Deposits (B5)
- ___ Inundation Visible on Aerial Imagery (B7)
- ___ Water-Stained Leaves (B9)
- ___ Aquatic Fauna (B13)
- ___ True Aquatic Plants (B14)
- ___ Hydrogen Sulfide Odor (C1)
- ___ Oxidized Rhizospheres on Living Roots (C3)
- ___ Presence of Reduced Iron (C4)
- ___ Recent Iron Reduction in Tilled Soils (C6)
- ___ Thin Muck Surface (C7)
- ___ Other (Explain in Remarks)

Secondary Indicators (minimum of two required)

- ___ Surface Soil Cracks (B6)
- ___ Sparsely Vegetated Concave Surface (B8)
- ___ Drainage Patterns (B10)
- ___ Moss Trim Lines (B16)
- ___ Dry-Season Water Table (C2)
- ___ Crayfish Burrows (C8)
- ___ Saturation Visible on Aerial Imagery (C9)
- ___ Stunted or Stressed Plants (D1)
- ___ Geomorphic Position (D2)
- ___ Shallow Aquitard (D3)
- ___ Microtopographic Relief (D4)
- ___ FAC-Neutral Test (D5)

Field Observations:

Surface Water Present?	Yes _____	No ✓	Depth (inches): _____
Water Table Present?	Yes _____	No ✓	Depth (inches): _____
Saturation Present? (includes capillary fringe)	Yes _____	No ✓	Depth (inches): _____

Wetland Hydrology Present? **Yes** _____ **No** ✓

Describe Recorded Data (stream gauge, monitoring well, aerial photos, previous inspections), if available:

Remarks:

VEGETATION (Four Strata) – Use scientific names of plants. Sampling Point: DP-7

Tree Stratum (Plot size: 10' x 10')	Absolute % Cover	Dominant Species?	Indicator Status
1. Quercus falcata	10	Yes	FACU
2. Quercus phellos	20	Yes	FAC
3.			
4.			
5.			
6.			
7.			
	30 = Total Cover		
50% of total cover: 15	20% of total cover: 6		
Sapling/Shrub Stratum (Plot size:)			
1.			
2.			
3.			
4.			
5.			
6.			
7.			
8.			
9.			
	= Total Cover		
50% of total cover: 0	20% of total cover: 0		
Herb Stratum (Plot size: 10'x10')			
1. Ludwigia alternifolia	20	Yes	FACW
2. Verbesina virginica	10	Yes	UPL
3. Senecio hieraciifolius	10	Yes	FACU
4.			
5.			
6.			
7.			
8.			
9.			
10.			
11.			
	40 = Total Cover		
50% of total cover: 20	20% of total cover: 8		
Woody Vine Stratum (Plot size:)			
1.			
2.			
3.			
4.			
5.			
	= Total Cover		
50% of total cover: 0	20% of total cover: 0		

Dominance Test worksheet:

Number of Dominant Species That Are OBL, FACW, or FAC: 2 (A)

Total Number of Dominant Species Across All Strata: 5 (B)

Percent of Dominant Species That Are OBL, FACW, or FAC: 40% (A/B)

Prevalence Index worksheet:

Total % Cover of:		Multiply by:	
OBL species		x 1 =	0
FACW species	20	x 2 =	40
FAC species	20	x 3 =	60
FACU species	20	x 4 =	80
UPL species	10	x 5 =	50
Column Totals:	70 (A)		230 (B)

Prevalence Index = B/A = 3.3

Hydrophytic Vegetation Indicators:

___ 1 - Rapid Test for Hydrophytic Vegetation

___ 2 - Dominance Test is >50%

___ 3 - Prevalence Index is ≤3.0[1]

___ 4 - Morphological Adaptations[1] (Provide supporting data in Remarks or on a separate sheet)

___ Problematic Hydrophytic Vegetation[1] (Explain)

[1]Indicators of hydric soil and wetland hydrology must be present, unless disturbed or problematic.

Definitions of Four Vegetation Strata:

Tree – Woody plants, excluding vines, 3 in. (7.6 cm) or more in diameter at breast height (DBH), regardless of height.

Sapling/Shrub – Woody plants, excluding vines, less than 3 in. DBH and greater than or equal to 3.28 ft (1 m) tall.

Herb – All herbaceous (non-woody) plants, regardless of size, and woody plants less than 3.28 ft tall.

Woody vine – All woody vines greater than 3.28 ft in height.

Hydrophytic Vegetation Present? Yes ___ No ✓

Remarks: (Include photo numbers here or on a separate sheet.)

SOIL Sampling Point: **DP-7**

Profile Description: (Describe to the depth needed to document the indicator or confirm the absence of indicators.)

Depth (inches)	Matrix Color (moist)	%	Redox Features Color (moist)	%	Type[1]	Loc[2]	Texture	Remarks
0-4	10YR 4/4	100					Silt Loam	
4-10	10YR 5/4	100					Silt Loam	
10-18	10YR 5/6	100					Silt Loam	

[1]Type: C=Concentration, D=Depletion, RM=Reduced Matrix, MS=Masked Sand Grains. [2]Location: PL=Pore Lining, M=Matrix.

Hydric Soil Indicators:

- ___ Histosol (A1)
- ___ Histic Epipedon (A2)
- ___ Black Histic (A3)
- ___ Hydrogen Sulfide (A4)
- ___ Stratified Layers (A5)
- ___ 2 cm Muck (A10) **(LRR N)**
- ___ Depleted Below Dark Surface (A11)
- ___ Thick Dark Surface (A12)
- ___ Sandy Mucky Mineral (S1) **(LRR N, MLRA 147, 148)**
- ___ Sandy Gleyed Matrix (S4)
- ___ Sandy Redox (S5)
- ___ Stripped Matrix (S6)
- ___ Dark Surface (S7)
- ___ Polyvalue Below Surface (S8) **(MLRA 147, 148)**
- ___ Thin Dark Surface (S9) **(MLRA 147, 148)**
- ___ Loamy Gleyed Matrix (F2)
- ___ Depleted Matrix (F3)
- ___ Redox Dark Surface (F6)
- ___ Depleted Dark Surface (F7)
- ___ Redox Depressions (F8)
- ___ Iron-Manganese Masses (F12) **(LRR N, MLRA 136)**
- ___ Umbric Surface (F13) **(MLRA 136, 122)**
- ___ Piedmont Floodplain Soils (F19) **(MLRA 148)**
- ___ Red Parent Material (F21) **(MLRA 127, 147)**

Indicators for Problematic Hydric Soils[3]:

- ___ 2 cm Muck (A10) **(MLRA 147)**
- ___ Coast Prairie Redox (A16) **(MLRA 147, 148)**
- ___ Piedmont Floodplain Soils (F19) **(MLRA 136, 147)**
- ___ Very Shallow Dark Surface (TF12)
- ___ Other (Explain in Remarks)

[3]Indicators of hydrophytic vegetation and wetland hydrology must be present, unless disturbed or problematic.

Restrictive Layer (if observed):

Type: _____

Depth (inches): _____

Hydric Soil Present? Yes _____ **No** ✓

Remarks:

WETLAND DETERMINATION DATA FORM – Eastern Mountains and Piedmont Region

Project/Site: Scenic Hill Solar USACE / Bryant City/County: Bryant / Saline Sampling Date: 15 Jul, 2024

Applicant/Owner: Scenic Hill Solar State: Arkansas Sampling Point: DP-8

Investigator(s): Canyon Vickers Section, Township, Range: S7 T1S R14W

Landform (hillslope, terrace, etc.): depression Local relief (concave, convex, none): concave Slope (%): 3-8

Subregion (LRR or MLRA): LRR N Lat: 34°39'8.62"N Long: 92°32'39.89"W Datum: WGS 84

Soil Map Unit Name: Caddo-Messer variants complex NWI classification: PUBHh

Are climatic / hydrologic conditions on the site typical for this time of year? Yes ✓ No _____ (If no, explain in Remarks.)

Are Vegetation _____, Soil _____, or Hydrology _____ significantly disturbed? Are "Normal Circumstances" present? Yes ✓ No _____

Are Vegetation _____, Soil _____, or Hydrology _____ naturally problematic? (If needed, explain any answers in Remarks.)

SUMMARY OF FINDINGS – Attach site map showing sampling point locations, transects, important features, etc.

Hydrophytic Vegetation Present?	Yes ✓	No _____	**Is the Sampled Area within a Wetland?** **Yes ✓ No _____**
Hydric Soil Present?	Yes ✓	No _____	
Wetland Hydrology Present?	Yes ✓	No _____	

Remarks:

HYDROLOGY

Wetland Hydrology Indicators:

Primary Indicators (minimum of one is required; check all that apply)

- ✓ Surface Water (A1)
- ___ High Water Table (A2)
- ✓ Saturation (A3)
- ___ Water Marks (B1)
- ___ Sediment Deposits (B2)
- ___ Drift Deposits (B3)
- ___ Algal Mat or Crust (B4)
- ___ Iron Deposits (B5)
- ___ Inundation Visible on Aerial Imagery (B7)
- ✓ Water-Stained Leaves (B9)
- ___ Aquatic Fauna (B13)
- ___ True Aquatic Plants (B14)
- ___ Hydrogen Sulfide Odor (C1)
- ___ Oxidized Rhizospheres on Living Roots (C3)
- ___ Presence of Reduced Iron (C4)
- ___ Recent Iron Reduction in Tilled Soils (C6)
- ___ Thin Muck Surface (C7)
- ___ Other (Explain in Remarks)

Secondary Indicators (minimum of two required)

- ___ Surface Soil Cracks (B6)
- ___ Sparsely Vegetated Concave Surface (B8)
- ___ Drainage Patterns (B10)
- ___ Moss Trim Lines (B16)
- ___ Dry-Season Water Table (C2)
- ___ Crayfish Burrows (C8)
- ___ Saturation Visible on Aerial Imagery (C9)
- ___ Stunted or Stressed Plants (D1)
- ___ Geomorphic Position (D2)
- ___ Shallow Aquitard (D3)
- ___ Microtopographic Relief (D4)
- ___ FAC-Neutral Test (D5)

Field Observations:

Surface Water Present?	Yes ✓	No _____	Depth (inches): 0-3
Water Table Present?	Yes _____	No ✓	Depth (inches): _____
Saturation Present? (includes capillary fringe)	Yes ✓	No _____	Depth (inches): 0

Wetland Hydrology Present? Yes ✓ No _____

Describe Recorded Data (stream gauge, monitoring well, aerial photos, previous inspections), if available:

Remarks:

VEGETATION (Four Strata) – Use scientific names of plants. Sampling Point: DP-8

Tree Stratum (Plot size: 10' x 10')	Absolute % Cover	Dominant Species?	Indicator Status
1. Quercus falcata	30	Yes	FACU
2. Acer negundo	10	Yes	FAC
3.			
4.			
5.			
6.			
7.			
	40 = Total Cover		
50% of total cover: 20	20% of total cover: 8		

Sapling/Shrub Stratum (Plot size:)			
1.			
2.			
3.			
4.			
5.			
6.			
7.			
8.			
9.			
	= Total Cover		
50% of total cover: 0	20% of total cover: 0		

Herb Stratum (Plot size: 10'x10')			
1. Ampelopsis arborea	10	Yes	FACW
2. Alternanthera philoxeroides	20	Yes	OBL
3.			
4.			
5.			
6.			
7.			
8.			
9.			
10.			
11.			
	30 = Total Cover		
50% of total cover: 15	20% of total cover: 6		

Woody Vine Stratum (Plot size:)			
1.			
2.			
3.			
4.			
5.			
	= Total Cover		
50% of total cover: 0	20% of total cover: 0		

Dominance Test worksheet:

Number of Dominant Species That Are OBL, FACW, or FAC: 3 (A)

Total Number of Dominant Species Across All Strata: 4 (B)

Percent of Dominant Species That Are OBL, FACW, or FAC: 75% (A/B)

Prevalence Index worksheet:

Total % Cover of:		Multiply by:	
OBL species	20	x 1 =	20
FACW species	10	x 2 =	20
FAC species	10	x 3 =	30
FACU species	30	x 4 =	120
UPL species		x 5 =	0
Column Totals:	70 (A)		190 (B)

Prevalence Index = B/A = 2.7

Hydrophytic Vegetation Indicators:

- ___ 1 - Rapid Test for Hydrophytic Vegetation
- ✓ 2 - Dominance Test is >50%
- ✓ 3 - Prevalence Index is ≤3.0[1]
- ___ 4 - Morphological Adaptations[1] (Provide supporting data in Remarks or on a separate sheet)
- ___ Problematic Hydrophytic Vegetation[1] (Explain)

[1]Indicators of hydric soil and wetland hydrology must be present, unless disturbed or problematic.

Definitions of Four Vegetation Strata:

Tree – Woody plants, excluding vines, 3 in. (7.6 cm) or more in diameter at breast height (DBH), regardless of height.

Sapling/Shrub – Woody plants, excluding vines, less than 3 in. DBH and greater than or equal to 3.28 ft (1 m) tall.

Herb – All herbaceous (non-woody) plants, regardless of size, and woody plants less than 3.28 ft tall.

Woody vine – All woody vines greater than 3.28 ft in height.

Hydrophytic Vegetation Present? Yes ✓ No ___

Remarks: (Include photo numbers here or on a separate sheet.)

SOIL Sampling Point: **DP-8**

Profile Description: (Describe to the depth needed to document the indicator or confirm the absence of indicators.)

Depth (inches)	Matrix Color (moist)	%	Redox Features Color (moist)	%	Type[1]	Loc[2]	Texture	Remarks
0-3	10YR 4/2	100					Silt Loam	
3-12	10YR 4/3	100					Silt Loam	
12-18	10YR 5/3	95	10YR 5/6	5	D	M	Silt Loam	

[1]Type: C=Concentration, D=Depletion, RM=Reduced Matrix, MS=Masked Sand Grains. [2]Location: PL=Pore Lining, M=Matrix.

Hydric Soil Indicators:

- ___ Histosol (A1)
- ___ Histic Epipedon (A2)
- ___ Black Histic (A3)
- ___ Hydrogen Sulfide (A4)
- ___ Stratified Layers (A5)
- ___ 2 cm Muck (A10) **(LRR N)**
- ___ Depleted Below Dark Surface (A11)
- ___ Thick Dark Surface (A12)
- ___ Sandy Mucky Mineral (S1) **(LRR N, MLRA 147, 148)**
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- ___ Piedmont Floodplain Soils (F19) **(MLRA 136, 147)**
- ___ Very Shallow Dark Surface (TF12)
- ___ Other (Explain in Remarks)

[3]Indicators of hydrophytic vegetation and wetland hydrology must be present, unless disturbed or problematic.

Restrictive Layer (if observed):

Type: _____

Depth (inches): _____

Hydric Soil Present? Yes ✓ **No** ____

Remarks:

Appendix C

Site Photographs



PHOTOGRAPH 1 — VIEW OF DATA POINT 1 SOIL SAMPLE.



PHOTOGRAPH 2 — VIEW OF DATA POINT 1.



PHOTOGRAPH 3 — VIEW OF DATA POINT 2 SOIL SAMPLE.



PHOTOGRAPH 4 — VIEW OF DATA POINT 2.



PHOTOGRAPH 5 — VIEW OF DATA POINT 3 SOIL SAMPLE.



PHOTOGRAPH 6 — VIEW OF DATA POINT 3.



PHOTOGRAPH 7 — VIEW OF DATA POINT 4 SOIL SAMPLE.



PHOTOGRAPH 8 — VIEW OF DATA POINT 4.



PHOTOGRAPH 9 — VIEW OF DATA POINT 5 SOIL SAMPLE.



PHOTOGRAPH 10 — VIEW OF DATA POINT 5.



PHOTOGRAPH 11 — VIEW OF DATA POINT 6 SOIL SAMPLE.



PHOTOGRAPH 12 — VIEW OF DATA POINT 6.



PHOTOGRAPH 13— VIEW OF DATA POINT 7 SOIL SAMPLE.



PHOTOGRAPH 14 — VIEW OF DATA POINT 7.



PHOTOGRAPH 15 — VIEW OF DATA POINT 8 SOIL SAMPLE.



PHOTOGRAPH 16 — VIEW OF DATA POINT 8.



PHOTOGRAPH 17 — VIEW OF INTERMITTENT STREAM A ENTERING SITE.



PHOTOGRAPH 18 — VIEW OF INTERMITTENT STREAM A.



PHOTOGRAPH 19 — VIEW OF INTERMITTENT STREAM A INTO POND A.



PHOTOGRAPH 20 — VIEW OF INTERMITTENT STREAM A CULVERT LEAVING POND A.



PHOTOGRAPH 21 — VIEW OF INTERMITTENT STREAM B ENTERING SITE.



PHOTOGRAPH 22 — VIEW OF INTERMITTENT STREAM B.



PHOTOGRAPH 23 — VIEW OF EPHEMERAL STREAM C TO INTERMITTENT STREAM A.



PHOTOGRAPH 24 — VIEW OF INTERMITTENT STREAM A LEAVING SITE.



PHOTOGRAPH 25 — VIEW OF WETLAND A.



PHOTOGRAPH 26 — VIEW OF WETLAND B



PHOTOGRAPH 27 — VIEW OF WETLAND C.



PHOTOGRAPH 28 — VIEW OF POND A.

City of Bryant, Arkansas
Community Development
210 SW 3rd Street Bryant, AR 72022
501-943-0943

Conditional Use Permit Application

Applicants are advised to read the Conditional Use Permit section of Bryant Zoning Code prior to completing and signing this form. The Zoning Code is available at www.cityofbryant.com under the Planning and Community Development tab.

Date: 12/3/2024

Applicant or Designee:

Name Scenic Hill Solar, LLC

Address 44 Isbell Lane, Little Rock, AR 72223

Phone 501-388-4317

Email Address: joshua.thompson@scenichillsolar.com

Project Location:

Property Address 5415 Northlake Road
Bryant, AR 72022

Parcel Number 840-11623-030

Zoning Classification R-2

Property Owner (If different from Applicant):

Name Bryant Public School District

Phone 501-847-5600

Address 1511 N. Reynolds Road, Bryant, AR 72022

Email Address kwalters@bryantschools.org

Additional Information:

Legal Description (Attach description if necessary)

PT FRL NW 2004-1944

Description of Conditional Use Request (Attach any necessary drawings or images)

Requesting the parcel located at 5415 Northlake Road (34.65203, -92.54578) be re-zoned from R-2 residential, to C-1 commercial

Proposed/Current Use of Property Commercial solar power plant

Application Checklist

Requirements for Submission

- ☐ Letter stating request of Conditional Use and reasoning for request
- ☐ Completed Conditional Use Permit Application
- ☐ Submit Conditional Use Permit Application Fee ($125)
- ☐ Submit Copy of completed Public Notice
- ☐ Publication: Public Notice shall be published at least one (1) time fifteen (15) days prior to the public hearing at which the variance will be heard. Once published please provide a proof of publication to the Community Development office.
- ☐ Posting of Property: The city shall provide a sign to post on the property involved for the fifteen (15) consecutive days leading up to Public hearing. One (1) sign is required for every two hundred (200) feet of street frontage.
- ☐ Submit eight (8) Copies of the Development Plan (Site Plan) showing:
  - Location, size, and use of buildings/signs/land or improvements
  - Location, size, and arrangement of driveways and parking. Ingress/Egress
  - Existing topography and proposed grading
  - Proposed and existing lighting
  - Proposed landscaping and screening
  - Use of adjacent properties
  - Scale, North Arrow, Vicinity Map
  - Additional information that may be requested by the administrative official due to unique conditions of the site.

Once the application is received, the material will be reviewed to make sure all the required information is provided. The applicant will be notified if additional information is required. The application will then go before the Development and Review Committee (DRC) for a recommendation to the Planning Commission. A public hearing will be held at this meeting for comments on the Conditional Use. After the public hearing, the Planning Commission will make a decision on the use.

Note: that this is not an exhaustive guideline regarding the Conditional Use Permit Process. Additional information is available in the Bryant Zoning Ordinance.

READ CAREFULLY BEFORE SIGNING

I William G. Harbin, do hereby certify that all information contained within this application is true and correct. I further certify that the owner of the property authorizes this proposed application. I understand that I must comply with all City Codes and that it is my responsibility to obtain all necessary permits required.

Subject: Conditional Use Permit Application for Commercial Solar Array

To: the Bryant Planning Commission

Dear Planning Commission Members,
On behalf of the Bryant School District and Scenic Hill Solar, we are formally submitting an application for a Conditional Use Permit (CUP) to develop a commercial solar array project on a parcel of land located at the Bethel Middle School in Alexander. This project will provide clean, renewable energy to the Bryant School District, significantly reducing their energy costs and providing environmental benefits.

Project Overview:

The proposed solar array will be a ground-mounted system, designed to generate electricity for the Bryant School District. The system will be constructed and maintained to the highest industry standards, ensuring safety and environmental responsibility. Key features of the project include:

- **Location:** 8665, 5415 Northlake Rd, Alexander, AR 72002
- **Size:** 28 acres
- **Capacity:** 4 MW / DC
- **Energy Services Agreement (ESA):** Bryant School District has entered into a long-term agreement with Scenic Hill Solar to purchase the electricity generated by the solar array at a predetermined cost.
- **Benefits to the Community:** This project will bring numerous benefits to the Bryant community, including significantly reducing the school district's energy costs, allowing them to allocate more funds towards education.
- **Environmental Sustainability:** By generating clean, renewable energy, this project will help reduce over 34,000 metric tons of greenhouse gas emissions equivalent to 291 million passenger car miles, or 1.8 million tree seedlings grown for 10 years.
- **Economic Development:** The construction and maintenance of the solar array will create local jobs and stimulate economic activity.
- **Community Image:** The solar array will enhance the community's image as a forward-thinking and environmentally conscious city.

We are committed to working closely with the Planning Commission and other relevant stakeholders to ensure that this project is developed in a manner that is consistent with the city's zoning ordinances and community development goals. We are confident that the proposed solar array will be a valuable asset to the Bryant community at large, and the Bryant School District specifically.

We respectfully request that the Planning Commission approve this Conditional Use Permit application. We are available to provide any additional information or clarification as needed.

Thank you for your time and consideration.

Sincerely,

William A. Halter
Managing Member
Scenic Hill Solar
(501) 554-9668

ADDENDUM

Scenic Hill has contracted Pollution Management Inc (PMI) of Little Rock, to design and execute a Stormwater Pollution Prevention Plan (SWPPP), and the Civil Design Plan for the Bryant School District Solar Project. The SWPPP is currently in design and should be completed by mid to late January, with Civil Design Plan following shortly after.

404 Permit

- Despite not having the full design in hand, we have already designed the solar array to avoid all water features located on the land. Please reference the 30% electrical design and the Wetlands delineation attached in the email.

Site Plan

- Location, size, and use of buildings/signs/land or improvements
    - Our project does not include any buildings or signs.
    - There will be two driveways accessing the solar array—one on the north end of the property off Zuber Road, and one on the south end of the property off Zuber Road—that can be seen in the 30% electrical drawing.
    - The current design includes a black vinyl chain-link fence that will extend around the project. However, the committee has raised concerns about the aesthetics of the fence and Scenic Hill as well as Bryant School District are happy to work with the committee to determine the most optimal solution within reason.
    - There will also be two concreate equipment pads located on the property, both of which can be seen in the 30% electrical drawing.
- Location, size, and arrangement of driveways and parking. Ingress/Egress
    - There will be two driveways accessing the solar array—one on the north end of the property off Zuber Road, and one on the south end of the property off Zuber Road—that can be seen in the 30% electrical drawing.
- Existing topography and proposed grading
    - Will be included in the Civil Design Plans
- Proposed and existing lighting
    - Not applicable to our project
- Proposed landscaping and screening
    - Not applicable to our project
- Use of adjacent properties
    - Not applicable to our project
- Scale, North Arrow, Vicinity Map
    - Please reference the 30% electrical drawing

Stormwater Calculations

- Will be included in the SWPPP

Stormwater Design

- Will be included in the SWPPP

Wetlands

- Despite not having the full design in hand, we have already designed the solar array to avoid all water features located on the land. Please reference the 30% electrical design and the Wetlands delineation attached in the email.

Site Grading Plan

- Will be included in the Civil Design Plan

Erosion Control Plan

- Will be included in the SWPPP

Fire Department Access

- All driveways will be built to meet the Fire Department requirements (20’ wide and support 75,000 lbs)

File: LAYOUT - BRYANT SD 20241114 Plotted: 11/14/2024 COPYRIGHT © 2024 AXIUM SOLAR, INC. This document, the ideas and designs incorporated herein are and shall remain the Property of Axium Solar, Inc. unless otherwise specified by written contract.
These documents are not to be used or altered, in whole or in part, for other than the original intended use.



AXIUM SOLAR

3499 FM 1461
MCKINNEY, TX 75071

(855) 633-8680
(972) 633-8680
WWW.AXIUMSOLAR.COM

PROJECT:

SCENIC HILL SOLAR
BRYANT SD

ADDRESS:

TBD Zuber Rd.
Bryant, AR 72002
34.653592, -92.545642
SALINE

REVISIONS

--

4,004 KWDC / 3130 KWAC
MODULES:
(7,416) FIRST SOLAR 7, 540 WATT
INVERTERS:
(20) SOLECTRIA XGI 1500-166/166
**power limited ~3130 kW

GROUND FIXED MOUNT
180° ORIENTATION
20° TILT
2' CLEARANCE

DATE 11/14/24
DESIGNED BY: T. WESTMAN
DRAWN BY: T. WESTMAN
SCALE

PRELIM

SITE-STRING LAYOUT

PV 101

Address	301 Hill Farm Rd, Bryant, AR 72022, USA
Owner	Bill Halter
Last Modified	Dillon Simmons 3 months ago
Location	(34.5790906, -92.491362) (GMT -6)
Profile	Default Commercial

Your Solar Design

System Size (DC)

2.82 MW DC

System Size (AC)

2.38 MW AC

Annual Production

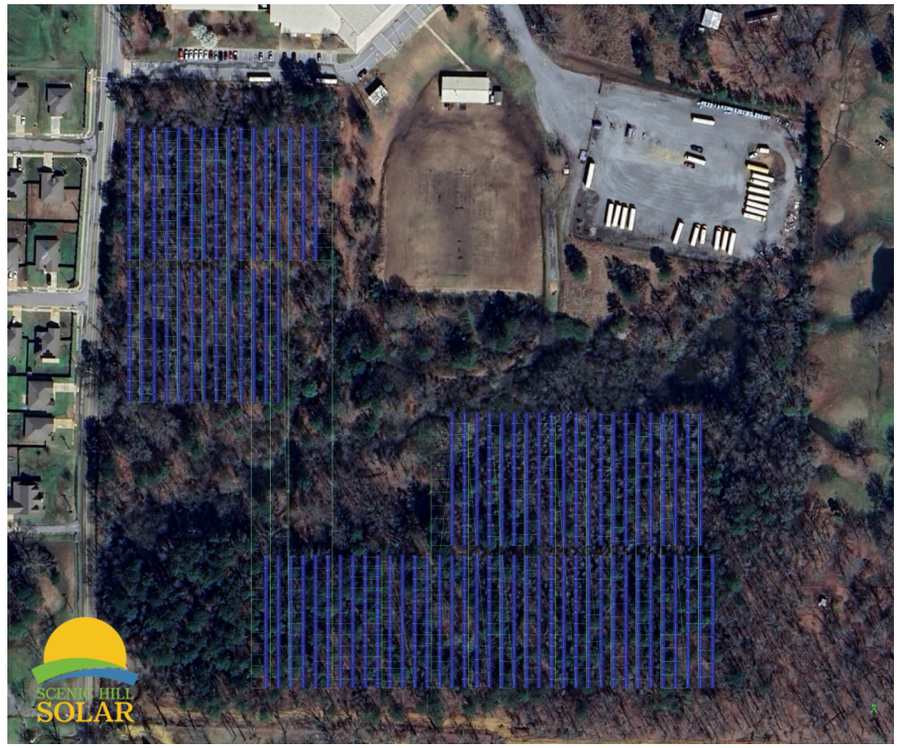
N/A

Solar Modules

(5,220) First Solar

Inverters

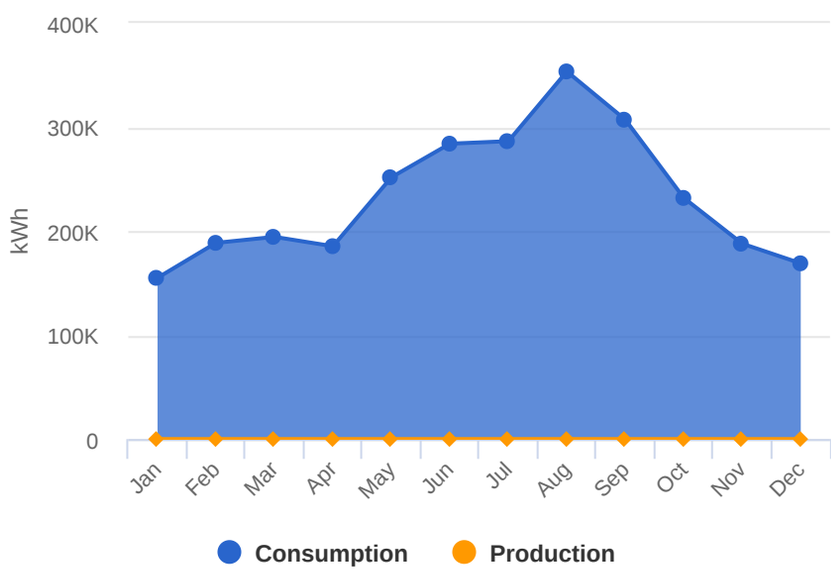
(19) SMA

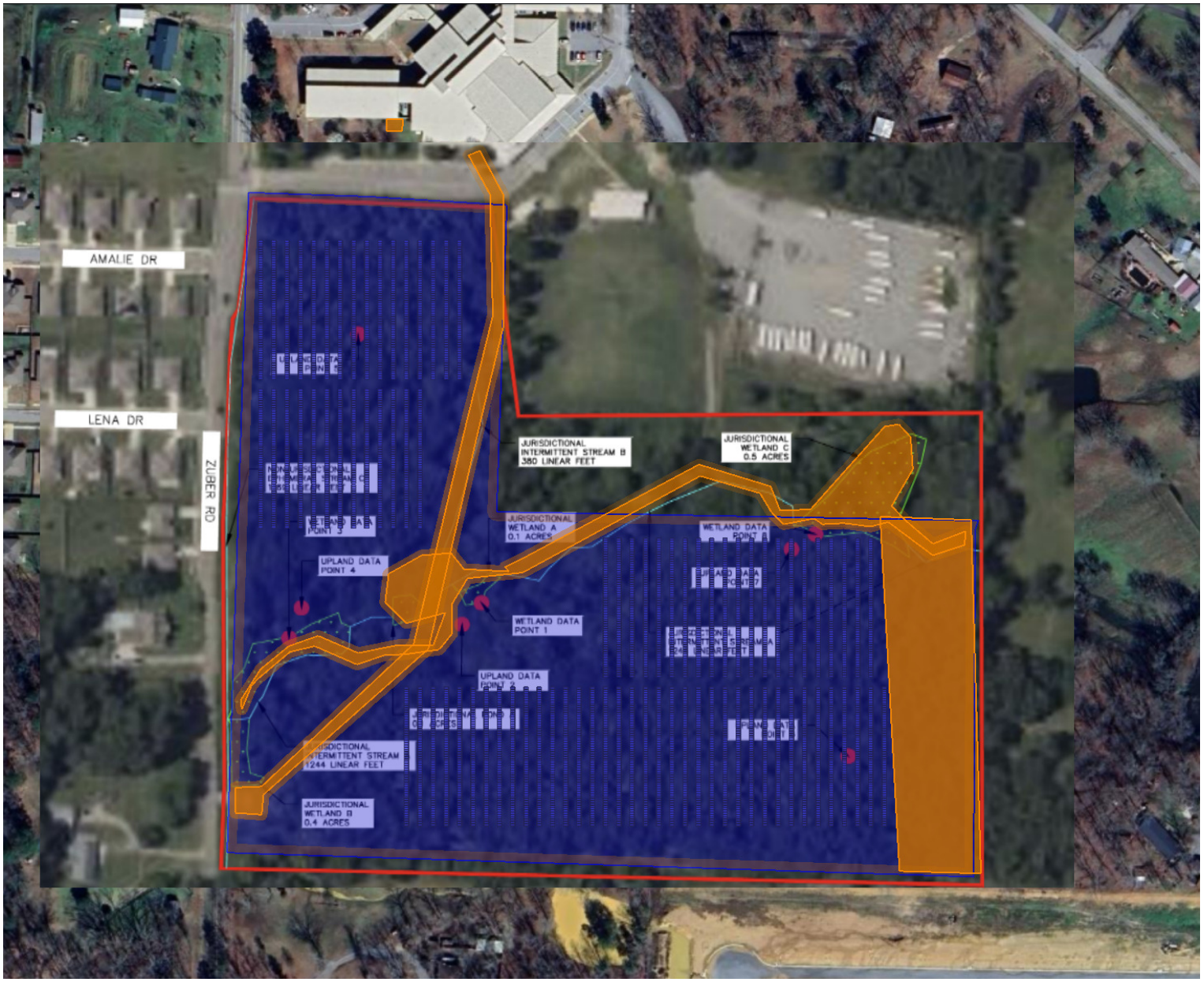


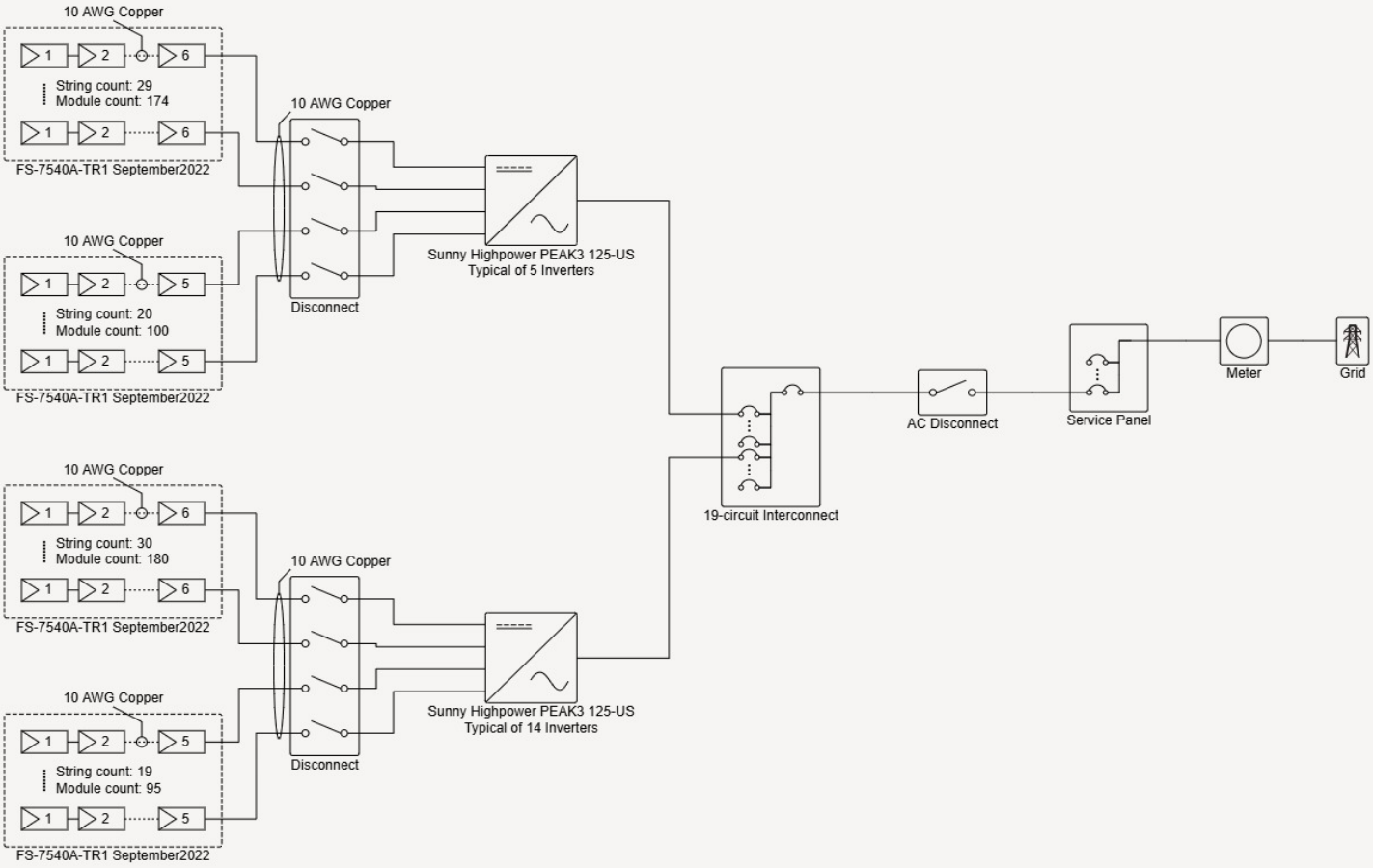
Production Analysis

N/A

Energy Offset




AMALIE DR
LENA DR
ZUBER RD
JURISDICTIONAL
INTERMITTENT STREAM B
380 LINEAR FEET
JURISDICTIONAL
WETLAND C
0.5 ACRES
JURISDICTIONAL
WETLAND A
0.1 ACRES
WETLAND DATA
POINT 3
UPLAND DATA
POINT 4
WETLAND DATA
POINT 1
UPLAND DATA
POINT 2
JURISDICTIONAL
INTERMITTENT STREAM
1244 LINEAR FEET
JURISDICTIONAL
WETLAND B
0.4 ACRES

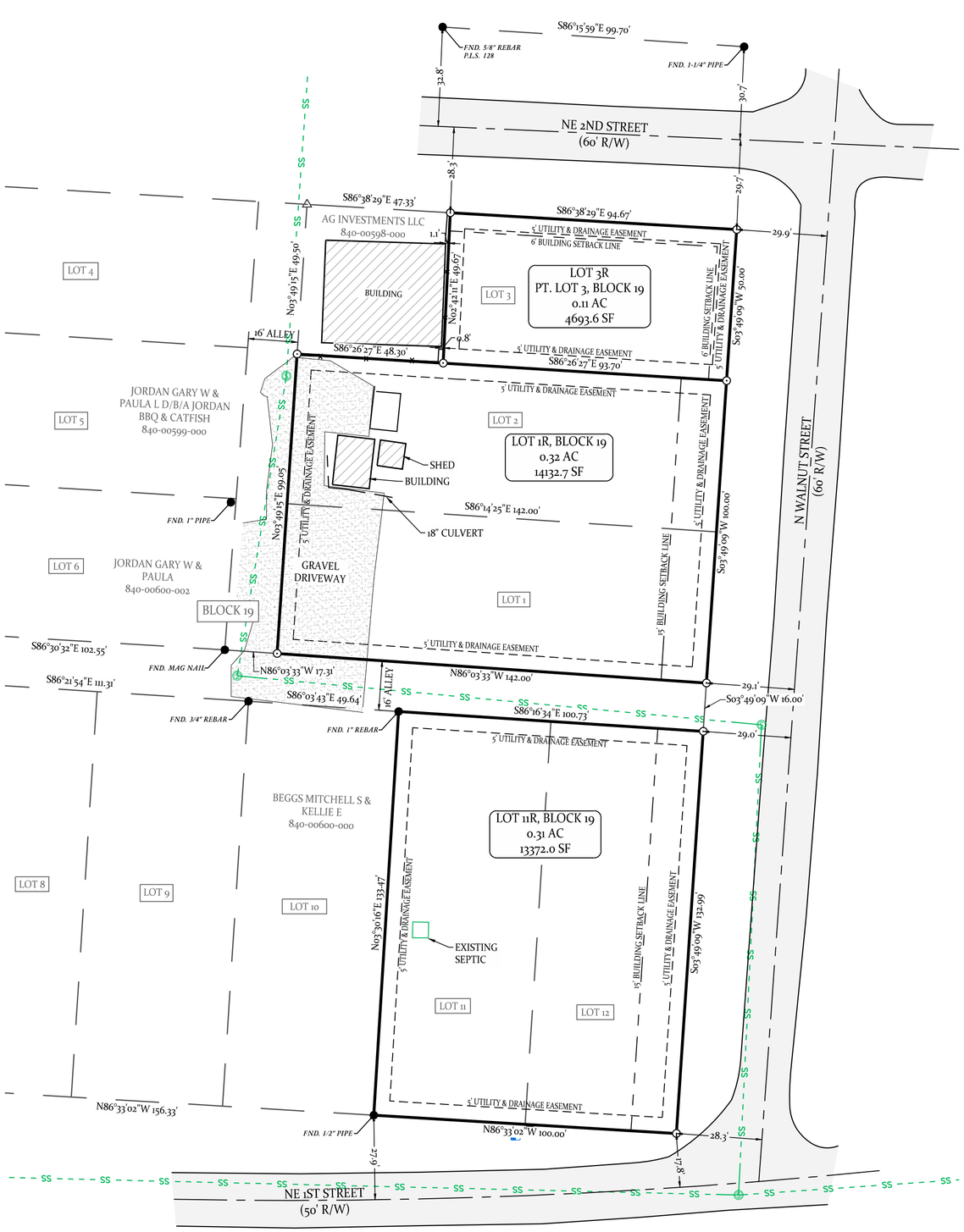


Module Specifications	
5220x First Solar FS-7540A-TR1 September2022	
STC Rating	540 W
Vmp	188.69 V
Imp	2.861 A
Voc	227.717 V
Isc	3.064 A

Inverter Specifications	
19x SMA Sunny Highpower PEAK3 125-US	
Max AC Power Rating	125 kW
Max Input Voltage	1,500 V
Min AC Power Rating	0 W
Min Input Voltage	710 V

Wire Schedule		
Tier	Wire	Length
String	931x 10 AWG	342773ft

811 Know what's below. Call before you dig.



RECORD PROPERTY DESCRIPTION
SALINE COUNTY INSTRUMENT 2024-019749
LOTS 1, 2 AND THE EAST ⅔ OF LOT 3, BLOCK 19, IN THE CITY OF BRYANT, ARKANSAS.
LOTS 11 AND 12, BLOCK 19, IN THE CITY OF BRYANT, ARKANSAS.

SURVEY DETAILS AND NOTES

OWNER OF RECORD:	JOHNSON RICK W & LISA
PHYSICAL ADDRESS:	101 WALNUT ST
COUNTY PARCEL TAX ID:	840-00601-000
OWNER OF RECORD:	JOHNSON RICK W & LISA
PHYSICAL ADDRESS:	104 NE SECOND ST
COUNTY PARCEL TAX ID:	840-00597-000

ALL DIMENSIONS LISTED ARE AS MEASURED BY THIS SURVEYOR UNLESS OTHERWISE NOTED. FOR RECORD DIMENSIONS SEE DOCUMENTS OF RECORD.

OWNERSHIP INFORMATION, IF SHOWN, IS LISTED AS PUBLISHED BY THE LOCAL COUNTY TAX ASSESSOR AND IS LISTED FOR REFERENCE ONLY. NO STATEMENTS OF OWNERSHIP, RIGHTS, OR INTERESTS ARE MADE.

THIS SURVEY IS BASED ON PUBLIC RECORDS AND/OR TITLE INVESTIGATIONS FURNISHED BY THIRD PARTIES. NO INDEPENDENT SEARCH OR INVESTIGATION HAS BEEN MADE BY THIS FIRM FOR ANY RECORDS, PUBLIC OR PRIVATE. LISTED REFERENCE DOCUMENTS HEREON WERE USED AND CONSIDERED AS A PART OF THIS SURVEY; HOWEVER OTHER RECORDS, IF ANY, COULD FURTHER AFFECT THIS SURVEY. NO STATEMENT OR GUARANTEES OF OWNERSHIP, RIGHTS, OR OTHER INTERESTS ARE MADE BY THIS SURVEY PLAT.

PROPERTY DESCRIPTIONS FROM SURVEY

LOT 3R
LOT 3R, BEING A REPLAT OF THE EAST 2/3 OF LOT 3, BLOCK 19, ORIGINAL TOWN OF BRYANT, ARKANSAS

LOT 1R
LOT 1R, BEING A REPLAT OF LOTS 1 AND 2, BLOCK 19, ORIGINAL TOWN OF BRYANT, ARKANSAS

LOT 11R
LOT 11R, BEING A REPLAT OF LOTS 11 AND 12, BLOCK 19, ORIGINAL TOWN OF BRYANT, ARKANSAS

CERTIFICATE OF OWNER:

We, the undersigned, owners of the real estate shown and described herein do hereby certify that we have caused to be laid off, platted and subdivided, and to hereby lay off, plat and subdivide said real estate in accordance with the plat.

Date of Execution _____ *Name:* _____

Source of Title: DEED 2024-019749

CERTIFICATE OF FINAL SURVEYING ACCURACY:

I, William Corbitt R. Shoffner, 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 location, size, type and material are correctly shown; and that all interior lot lines have been adjusted to "as built conditions" and are accurately described on the plat and identified on the ground in terms of length and direction of the property sides.

Date of Execution

William Corbitt R. Shoffner
Registered Professional
Land Surveyor No. 1664 Arkansas

CERTIFICATE OF AUTHORIZATION
HOPE CONSULTING, INC.
No. 1931
ARKANSAS

REGISTERED
STATE OF ARKANSAS
No. 1664
SIGNATURE
WILLIAM CORBITT R. SHOFFNER
PROFESSIONAL LAND SURVEYOR

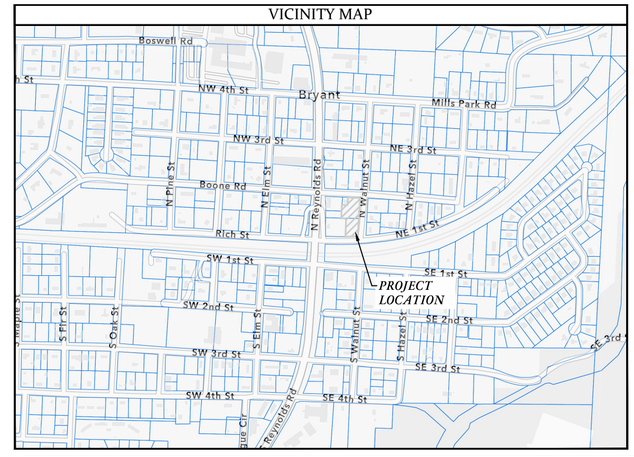
CERTIFICATE OF FINAL PLAT APPROVAL:

Pursuant to the City of Bryant Subdivision Rules and Regulations, this document was given approval by the Bryant Planning Commission at a meeting held _____, 20_____. All Documents are hereby accepted, and this certificate is hereby executed under the authority of said rules and regulations.

Date of Execution

Colton Leonard
Bryant Planning Commission Chairman

VICINITY MAP



BASIS OF BEARINGS:
GRID NORTH, ARK SPCS
(NAD83), SOUTH ZONE (0302)

0 15' 30' 60'
SCALE: 1" = 30'

CERTIFICATE OF AUTHORIZATION
HOPE CONSULTING, INC.
No. 1931
ARKANSAS

REGISTERED
STATE OF ARKANSAS
No. 1664
SIGNATURE
WILLIAM CORBITT R. SHOFFNER
PROFESSIONAL LAND SURVEYOR

LEGEND

●	Found Monument
○	Set 1/2" Rebar #1664
△	Computed Point Location
(M)	Measured by Surveyor
(R/D/P)	Record/Deed/Plat Measurements
B.S.L.	Building Setback Line Restriction
U.E./D.E.	Utility/Drainage Easement
	Property Boundary Line
—x—x—	Fence Lines
— — —	Centerlines
— — —	Parcel Lines/Misc Lines

FLOOD ZONE INFORMATION

NO PORTION OF THE PROPERTY DESCRIBED HEREON LIES WITHIN A SPECIAL FLOOD HAZARD AREA, ACCORDING TO THE FEMA FLOOD INSURANCE RATE MAP LISTED BELOW:
PANEL # 05125C0380E___, DATED: 06/05/20_____ .

HOPE CONSULTING
ENGINEERS • SURVEYORS
129 North Main Street
Benton, Arkansas 72015
Office: (501) 315-2626 | Fax: (501) 315-0024
www.HopeConsulting.com

PRELIMINARY REPLAT

LOTS 1R, 3R, & 11R, OF BLOCK 19, BEING A REPLAT OF LOTS 1, 2, 11, 12, AND THE EAST 2/3 OF LOT 3, ALL OF BLOCK 19, OF THE ORIGINAL TOWN OF BRYANT, ARKANSAS

FOR USE AND BENEFIT OF:
COVENANT HOME BUILDERS
NORTH WALNUT STREET, BRYANT, ARKANSAS, 72022

DATE: 1/2/2025	CAD BY: OV	PROJECT NUMBER:
REVISED:	CHECKED BY:	24-1374
SHEET: 1 OF 1	SCALE: 1" = 30'	

AR STATE LAND SURVEY FILING CODE: 500 - 01S - 14W - 0 - 34 - 140 - 62 - 1664

Z:\Land Projects 2024\Surveys\2024-1374\Replat Lots 1-3 & 11-12 Heart of Bryant\SURVEY\DWG\24-1374 Replat Lots 1-3, 11-12, Block 19, Heart of Bryant.dwg | Plotted: 1/16/2025 2:22 PM | ©2024 Hope Consulting, Inc.

HOPE CONSULTING

129 North Main Street, Benton, Arkansas 72015
(t) 501-315-2626 (e) www.HopeConsulting.com

December 23, 2024

Colton Leonard
City of Bryant
210 Southwest Third St.,
Bryant, AR 72022

RE: Replat Lots 1-3, Block 19 Heart of Bryant (Hope Job #24-1374)

Dear Colton,

I represent Covenant Home Builders, in the above-captioned development. Covenant Home Builders is requesting the City of Bryant start the staff approval process for the Replat of Lots 1-3 at Heart of Bryant at NE 1st St & N Walnut St.

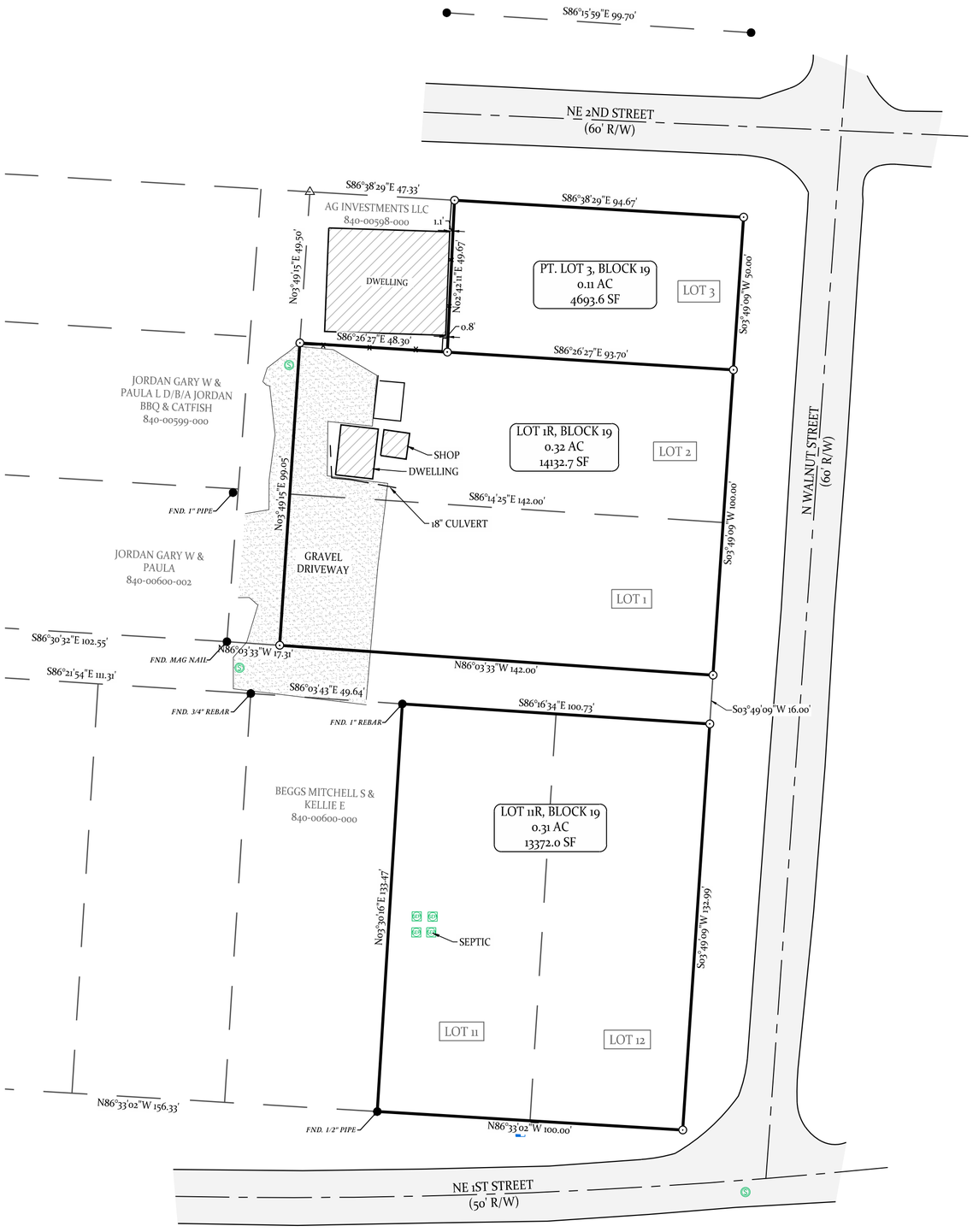
We would like to be included in the January 2nd Development Review Committee Meeting and the January 13th Planning Commission Meeting. Please feel free to contact me with any questions or concerns or if I can be of any further assistance.

We thank you for your review and look forward to addressing any comments.

Sincerely,

Jonathan Hope

811 Know what's below. Call before you dig.



BASIS OF BEARINGS:
GRID NORTH, ARK SPCS
(NAD83), SOUTH ZONE (0302)

0 15' 30' 60'
SCALE: 1" = 30'

RECORD PROPERTY DESCRIPTION
SALINE COUNTY INSTRUMENT 2024-019749
LOTS 1, 2 AND THE EAST ⅔ OF LOT 3, BLOCK 19, IN THE CITY OF BRYANT, ARKANSAS.
LOTS 11 AND 12, BLOCK 19, IN THE CITY OF BRYANT, ARKANSAS.

SURVEY DETAILS AND NOTES

OWNER OF RECORD: JOHNSON RICK W & LISA
PHYSICAL ADDRESS: 101 WALNUT ST
COUNTY PARCEL TAX ID: 840-00601-000

OWNER OF RECORD: JOHNSON RICK W & LISA
PHYSICAL ADDRESS: 104 NE SECOND ST
COUNTY PARCEL TAX ID: 840-00597-000

ALL DIMENSIONS LISTED ARE AS MEASURED BY THIS SURVEYOR UNLESS OTHERWISE NOTED. FOR RECORD DIMENSIONS SEE DOCUMENTS OF RECORD.

OWNERSHIP INFORMATION, IF SHOWN, IS LISTED AS PUBLISHED BY THE LOCAL COUNTY TAX ASSESSOR AND IS LISTED FOR REFERENCE ONLY. NO STATEMENTS OF OWNERSHIP, RIGHTS, OR INTERESTS ARE MADE.

THIS SURVEY IS BASED ON PUBLIC RECORDS AND/OR TITLE INVESTIGATIONS FURNISHED BY THIRD PARTIES. NO INDEPENDENT SEARCH OR INVESTIGATION HAS BEEN MADE BY THIS FIRM FOR ANY RECORDS, PUBLIC OR PRIVATE. LISTED REFERENCE DOCUMENTS HEREON WERE USED AND CONSIDERED AS A PART OF THIS SURVEY; HOWEVER OTHER RECORDS, IF ANY, COULD FURTHER AFFECT THIS SURVEY. NO STATEMENT OR GUARANTEES OF OWNERSHIP, RIGHTS, OR OTHER INTERESTS ARE MADE BY THIS SURVEY PLAT.

CERTIFICATE OF OWNER:

We, the undersigned, owners of the real estate shown and described herein do hereby certify that we have caused to be laid off, platted and subdivided, and to hereby lay off, plat and subdivide said real estate in accordance with the plat.

Date of Execution _____ *Name:*_____

Source of Title: DEED 2024-019749

CERTIFICATE OF FINAL SURVEYING ACCURACY:

I,William Corbitt R. Shoffner, 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 location, size, type and material are correctly shown; and that all interior lot lines have been adjusted to "as built conditions" and are accurately described on the plat and identified on the ground in terms of length and direction of the property sides.

Date of Execution

William Corbitt R. Shoffner
Registered Professional
Land Surveyor No. 1664 Arkansas

CERTIFICATE OF AUTHORIZATION
HOPE CONSULTING, INC.
No. 1931
ARKANSAS

REGISTERED
STATE OF ARKANSAS
No. 1664
SIGNATURE
WILLIAM CORBITT R. SHOFFNER
PROFESSIONAL LAND SURVEYOR

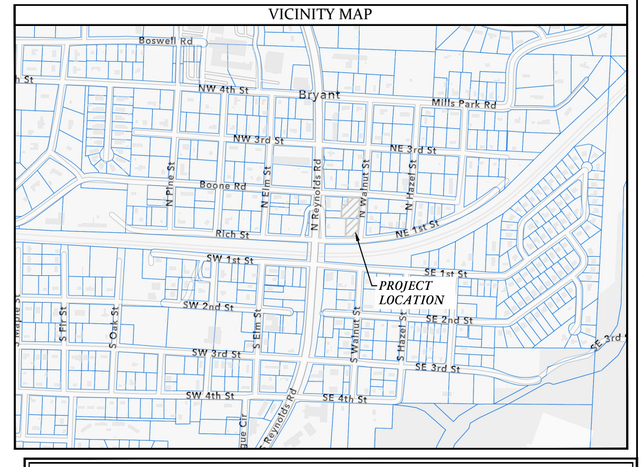
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Date of Execution

Name
Bryant Planning Commission Chairman

VICINITY MAP



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REPLAT SURVEY

REPLAT OF LOTS 1, 2 AND THE EAST 2/3 OF LOT 3, BLOCK 19, IN THE CITY OF BRYANT, ARKANSAS.

ALSO LOTS 11 AND 12, BLOCK 19, IN THE CITY OF BRYANT, ARKANSAS.

FOR USE AND BENEFIT OF:
COVENANT HOME BUILDERS
NORTH WALNUT STREET, BRYANT, ARKANSAS, 72022

DATE: 12/23/2024	CAD BY: OV	PROJECT NUMBER:
REVISED:	CHECKED BY:	24-1374
SHEET: 1 OF 1	SCALE: 1" = 30'	

AR STATE LAND SURVEY FILING CODE: 500 - 01S - 14W - 0 - 34 - 140 - 62 - 1664

Z:\Land Projects 2024\Surveys\2024-24-1374 Replat Lots 1-2 & 2/3 of Hunt of Bryant\SURVEY\DWG\24-1374 Replat Lots 1-2, 2/3 Hunt of Bryant, Lots 11-12, Block 19, Hunt of Bryant.dwg | Plotted: 12/23/2024 9:30 AM | ©2024 Hope Consulting, Inc.

December 26, 2024

To: Colton Leonard, Planning & Development
From: Rick Johnson

Re: Modification from Heart of Bryant Code

Colton,

I would like to request a modification to the Heart of Bryant Main Street Mixed Use 1st floor height requirement from 12 ft. to 10 ft. for the following two lots:

Lot 1R Block 19 HOB

Lot 11R Block 19 HOB

This would be contingent upon the replat of these lots being approved.

The current HOB 1st floor height requirement in Main Street Mixed Use is 12 ft. Whereas the 1st floor requirement for Neighborhood Residential and Neighborhood Transitional is 10 ft. The 12 ft requirement is not feasible to do for a residential property and we would like to modify it to 10 ft to match the other HOB zoning. Our intent is to construct residential townhomes like our other recent projects in HOB on Hazel, NE 1st & SE 3rd Streets.

Thank you,

Rick W Johnson

Rick Johnson
Covenant Homes
501-247-7991