Bryant Planning Commission Meeting

Boswell Municipal Complex - City Hall Court Room

210 SW 3rd Street

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

Date: October 14, 2024 - **Time:** 6:00 PM

Call to Order

Approval of Minutes

1. Planning Commission Meeting Minutes 9/9/24

- 2024-09-09 Planning Commission Minutes.pdf

Announcements

DRC Report

2. Skye Blue Duplexes Subdivision - Conditonal Use Permits

Hope Consulting - Requesting Approval for Conditional Use Permits for Duplexes on Lots 1, 2, 3, and 4 of Skye Blue Duplexes Subdivision - RECOMMENDED APPROVAL - Contingent upon the Approval of Subdivison Plat

3. 3 Tanglewood Dr - Conditional Use Permit

Peter Bluemmel - Requesting Approval for Conditonal Use Permit for Accessory Dwelling Unit - RECOMMENDED APPROVAL

4. Skye Blue Duplexes Subdivision - Preliminary Plat

Hope Consulting - Requesting Preliminary Plat Approval and Waiver on Half Street Improvements Including Sidewalk - RECOMMENDED APPROVAL, Contingent Upon Addressing Remaining Comments

5. First Southern Baptist Church - 604 S Reynolds Rd - Site Plan

Hope Consulting - Requesting Site Plan Approval - RECOMMENDED APPROVAL, Contingent upon Addressing Remaining Comments

6. 302 Court Street - Midtown Bryant - Minor Exception from Midtown Code

Zach Smith - Requesting approval for minor exception from Midtown Code on location of parking - APPROVED

- 0910-pln-01.pdf
- 0910-plt-01.pdf

7. 7 Brew Coffee - 2006 N Reynolds - Site Plan

Brian Evans - Requesting Site Plan Approval - APPROVED

- 0911-pln-01.pdf

8. Take 5 Carwash - 3017 Marketplace Ave - Site Plan

James Needham - Requesting Approval for Site Plan Changes - APPROVED

- 0918-pln-01.pdf

9. Rookh - 22000 I-30 - Sign Permit

Seiz Sign Company - Requesting Sign Permit Approval - STAFF APPROVED

- 92829-sgnapp-01.jpg
- 92829-sgnapp-02.pdf

10. 7 Brew Coffee - 2006 N Reynolds Road - Sign Permit

Springfield Sign - Requesting Sign Permit Approval - STAFF APPROVED

- 92828-sgnapp-01.pdf
- 92828-sgnapp-02.pdf

11. Bath & Body Works - 7341 Alcoa Rd - Sign Permit

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

- 92725-sgnapp-02.pdf

12. Fiiz Drinks - 1812 N Reynolds Road - Sign Permit

Little Rock Conway Signs - Requesting Sign Permit Approval - STAFF APPROVED

- 92766-sgnapp-01.pdf

13. Fun Town RV - 22524 I-30 - Sign Permit

Action Signs - Requesting Sign Permit Approval - STAFF APPROVED

- 92767-sgnapp-01.pdf

14. Goodwill - 5914 HWY 5 - Sign Permit

Ace Sign Company - Requesting Sign Permit Approval - STAFF APPROVED

- 92723-app-01.pdf
- 92723-app-02.pdf

15. Fence Brokers - 25736 I-30 - Sign Permit

Signs & Lines - Requesting Sign Permit Approval - STAFF APPROVED

- 92783-sgnapp-01.pdf

16. Little Life Academy - 4200 HWY 5 - Playground Renovations

Seth Jeffery - Requesting Approval for Playground Renovations on Site - APPROVED

- 0909-pln-02.pdf
- 0909-pln-01.pdf

Public Hearing

17. Skye Blue Duplexes Subdivision - Conditonal Use Permits

Hope Consulting - Requesting Approval for Conditional Use Permits for Duplexes on Lots 1, 2, 3, and 4 of Skye Blue Duplexes Subdivision

- 0889-pln-03.pdf
- 0889-PUB-01.pdf
- 0889-APP-02.pdf

18. 3 Tanglewood Dr - Conditonal Use Permit

Peter Bluemmel - Requesting Approval for Conditonal Use Permit for Accessory Dwelling Unit

- 0913-PUB-01.pdf
- 0913-PLN-01.pdf

- 0913-APP-01.pdf

Old Business

New Business

19. Skye Blue Duplexes Subdivision - Preliminary Plat

Hope Consulting - Requesting Approval for Preliminary Plat

- 0889-ltr-01.pdf
- 0889-pln-03.pdf
- 0889-drn-02.pdf

20. First Southern Baptist Church - 605 S Reynolds Rd - Site Plan

Hope Consulting - Requesting Site Plan Approval

- 0912-srvy-01.pdf
- 0912-ltr-01.pdf
- 0912-DRN-03.pdf
- 0912-RSP-02.pdf
- 0912-PLN-03.pdf

Adjournments

Bryant Planning Commission Meeting Minutes

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

Agenda

CALL TO ORDER

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

APPROVAL OF MINUTES

1. **Planning Commission Meeting Minutes 08/12/2024**

   Motion to Approve Minutes made by Commissioner Burgess, Seconded by Commissioner Johnson. Voice Vote, 6 Yays, 0 nays. 2 Absent.

Director's Report

2. **Brief Update on Master Pedestrian/Trail Plan**

   Ted Taylor has met with Council Members and Developers. Everyone seems Optimistic. There will be a workshop in the future to discuss a plan to present to Council.

Vice-Chairman Hooten read the DRC Report

DRC Report

3. **3108 Glenbrook - Conditional Use Permit- Accessory Dwelling Unit**
   Karen Kirkham - Requesting Recommendation for Approval of CUP for conversion of Existing Accessory Structure into a Dwelling Unit - RECOMMENDED APPROVAL

4. **Kalkbrenner Estates - 1710 Shoal Road- Subdivision Plat**
   Hope Consulting - Requesting Recommendation for Plat Approval and Waiver on Half-Street Improvements including Sidewalk Requirement - RECOMMENDED APPROVAL, Contingent upon all Comments being addressed.

5. **Dunkin Donuts - 2234 Reynolds Road- Site Plan Renovations**
   Requesting Site Plan Approval for Renovations - APPROVED

6. **SRS Building Products - 25631 I-30- Sign Permit**
   Requesting Sign Permit Approval - STAFF APPROVED

7. **Taylor Health & Wellness - 4430 Hwy 5 Suite 6- Sign Permit**
   Requesting Sign Permit Approval - STAFF APPROVED

PUBLIC HEARING

8. **3108 Glenbrook - Conditional Use Permit- Accessory Dwelling Unit**

   Karen Kirkham - Requesting Approval of CUP for conversion of Existing Accessory Structure into a Dwelling Unit. RECOMMENDED APPROVAL.

   Ms Kirkham stated her father had dementia and this dwelling would give him a safe place to live. There is no intention of ever renting the space out in the future.

   After brief discussion on the item, Chairman Penfield Called for a roll call vote to approve. 6 yays, 0 nays, 2 Absent.

Motion to Close Public Hearing made by Commissioner Hooten, Seconded by Commissioner Edwards. Voice Vote, 7 Yays, 0 nays. 2 Absent.

NEW BUSINESS

9. **Kalkbrenner Estates - 1710 Shoal Road- Subdivision Plat**

   Hope Consulting - Requesting Plat Approval and Waiver on Half-Street Improvements Including Sidewalk Requirement

   Colton Leonard said that the new lot meets all requirements. Approval was also contingent upon submission of Stormwater Calculations with fees in-lieu formula, and payment of Stormwater in-lieu-of-fees.

   Commissioner Burgess asked where the nearest sidewalk is located. There are no sidewalks on Shoal Rd, the nearest is on Prickett Rd.

   Planning Director, Ted Taylor, added that if sidewalks were to be installed it was likely that they would be in the wrong location or grade when that street is repaved and built out to local street specifications in the future.

After brief discussion on the item, Chairman Penfield Called for a roll call vote to approve. 6 yays, 0 nays, 2 Absent.

ADJOURNMENT

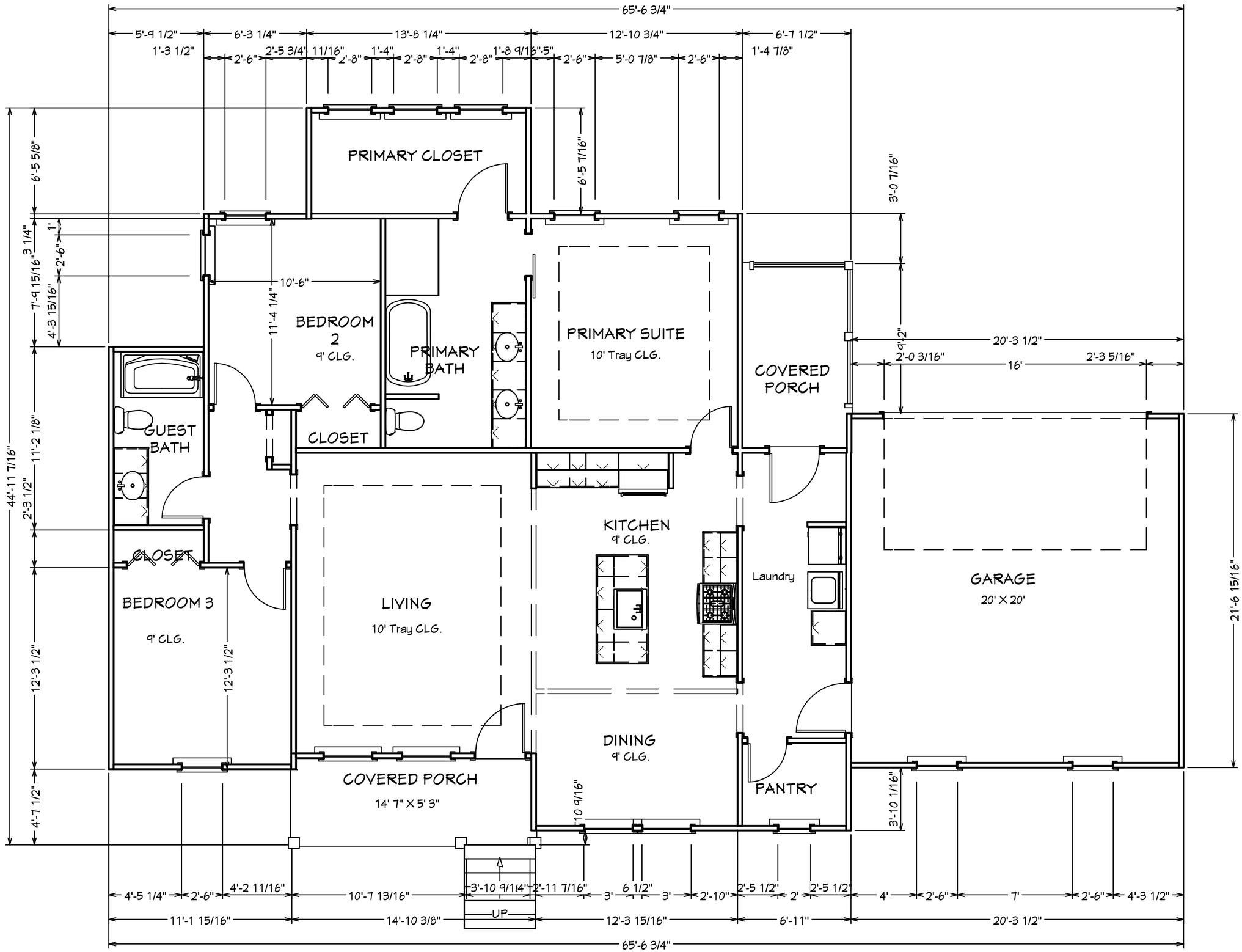
Motion to Adjourn made by Commissioner Burgess, Seconded by Commissioner Hooten. Voice Vote, 6 Yays, 0 nays. 2 Absent. Meeting was adjourned.

_____ _____

Chairman, Lance Penfield *Date*

_____ _____

Secretary, Tracy Picanco *Date*



LIVING AREA

1552 SQ FT

NO.	DESCRIPTION	BY	DATE

302 Court St.
Bryant, AR 72022

DRAWINGS PROVIDED BY:
Zack Smith Construction

DATE:
08/21/24

Scale: 1/4" = 1'

SHEET:
A-1



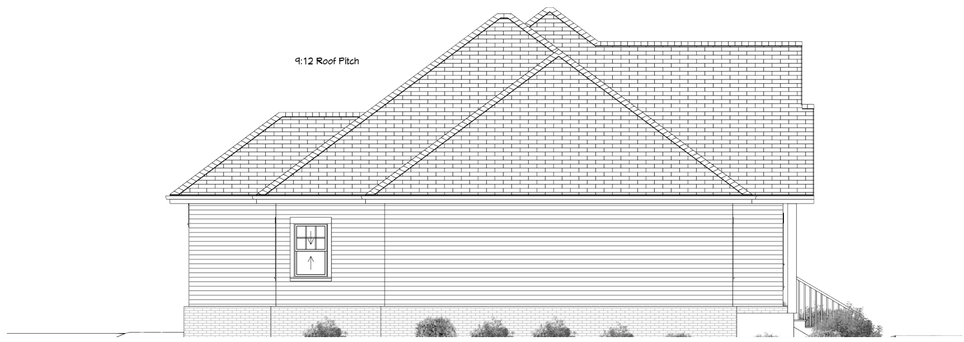
Front Elevation



Right Elevation



Rear Elevation



Left Elevation

NO.	DESCRIPTION	BY	DATE

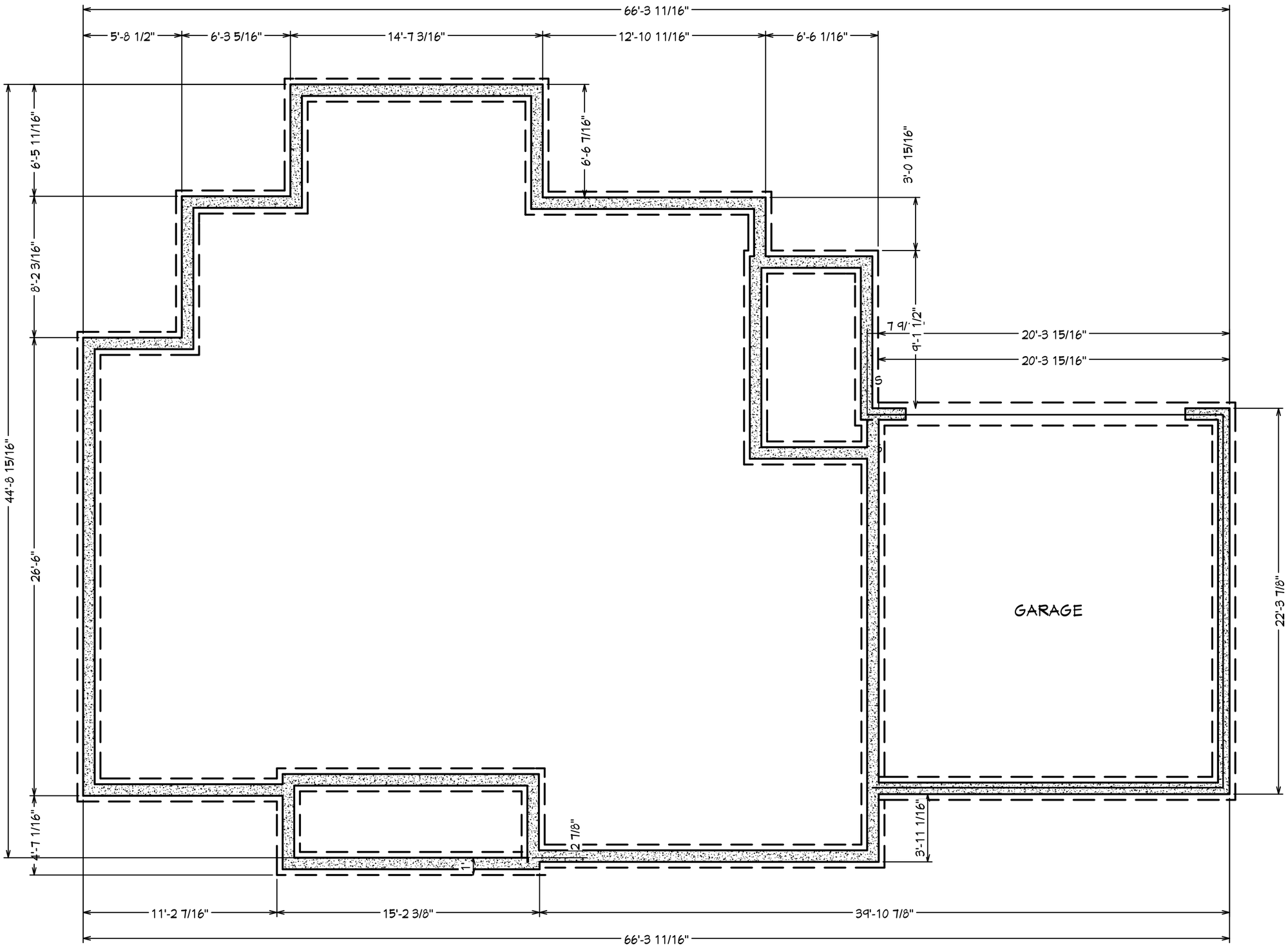
302 Court St.
Bryant, AR 72022

DRAWINGS PROVIDED BY:
Zack Smith Construction

DATE:
08/21/24

Scale: 1/8" = 1'

SHEET:
A-2



NO.	DESCRIPTION	BY	DATE

302 Court St.
Bryant, AR 72022

DRAWINGS PROVIDED BY:
Zack Smith Construction

DATE:
08/21/24

SCALE
1/4" = 1'

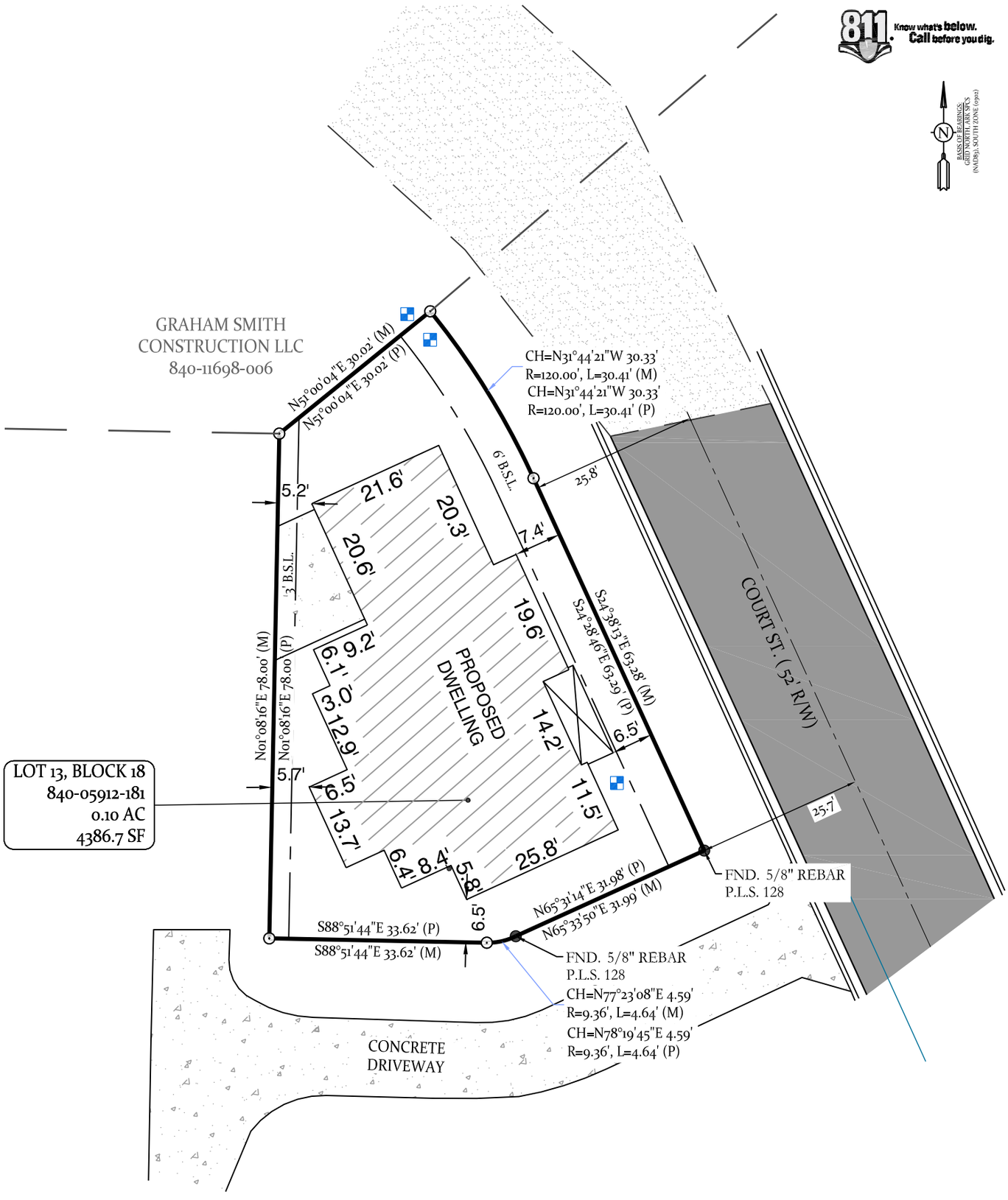
SHEET:
A-3

HOPE CONSULTING
ENGINEERS • SURVEYORS

129 North Main Street
Benton, Arkansas 72015
office: (501) 315-2626
fax: (501) 315-0024
www.HopeConsulting.com

24-1049
Drawing No.

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



RECORD DESCRIPTION
SALINE COUNTY INSTRUMENT DEED 2021-009614
LOT 13, BLOCK 18, MIDTOWN BRYANT, PHASE 1, AN ADDITION TO
THE CITY OF BRYANT, ARKANSAS.

This Plot Plan depicts the lot as it appears on the subdivision plat. This drawing does not represent an actual survey.

20' 10' 0 20

PLOT PLAN

No portion of the property described hereon lies within the 100 year flood plain, according to the Flood Insurance Rate Map,
panel # 05125C0240E , dated: 06/05/2020.

For the Exclusive Use and Benefit of:
Zach Smith Construction

Address 302 Court St.
Bryant, AR 72022 Date 9-9-24

500	01S	14W	0	15	340	62	1664

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

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

Drawn By MG
Checked By WCS

K:\Land Projects 2004\Surveys\2024\24-1049 PP Lot 13 Blck 18 Midtown Bryant\SURVEY\DWG\24-1049 PP Lot 13, Block 8 Midtown Bryant.dwg |Plotted: 9/9/2024 10:40 AM | ©2024 Hope Consulting, Inc.

7 BREW COFFEE

BRYANT, AR #2

24198 7BBA2 AUGUST 15, 2024 PERMIT SET

SHEET INDEX

GENERAL

G0.0 COVER SHEET
G0.1 GENERAL NOTES & SCHEDULES

CIVIL

C0.0 COVER
C0.1 GENERAL NOTES
C1.1 DEMOLITION PLAN
C1.2 EROSION CONTROL PLAN
C2.1 SITE PLAN
C3.1 GRADING PLAN
C6.1 STRIPING PLAN
C7.1 DETAILS
C7.2 DETAILS

STRUCTURAL

S0.0 GENERAL NOTES
S0.1 ISOMETRIC VIEWS
S1.1 FOUNDATION & DETAILS
S3.1 DRIVE THRU CANOPY
S4.1 FRAMING DETAILS

ARCHITECTURAL

AD1.1 ARCHITECTURAL DEMOLITION
AD1.2 ARCHITECTURAL DEMOLITION
AD1.3 ARCHITECTURAL DEMOLITION
A1.1 FLOOR PLANS
A1.2 ROOF PLAN / EGRESS PLAN
A1.3 REFLECTED CEILING PLANS
A2.1 EXTERIOR ELEVATIONS
A2.2 EXTERIOR ELEVATIONS
A3.1 SECTIONS AND DETAILS
A4.1 DOORS AND WINDOWS
A5.1 INTERIOR ELEVATIONS

SITE UTILITIES

SU1.1 SITE UTILITIES PLAN

MECHANICAL

M1.1 UNDERSLAB PLUMBING PLAN
M1.2 PLUMBING PLAN
M2.1 HVAC PLAN
M3.1 SCHEDULES AND DETAILS

ELECTRICAL

E1.1 LIGHTING PLAN
E2.1 POWER PLAN

SCOPE OF WORK SCHEDULE

CONSTRUCTION ITEM	RESPONSIBLE PARTY
EQUIPMENT LISTED IN EQUIPMENT SCHEDULE	OWNER PROVIDED, OWNER VENDOR INSTALLED (EXCEPT EQ-9)
SITE WORK INCLUDING BUT NOT LIMITED TO GRADING, PAVING, LANDSCAPING AND UTILITY EXTENSION TO BUILDING LOCATION.	GC
SITE AND FOUNDATION RELATED INSPECTIONS	GC
SITE LIGHTING	GC PROVIDED, GC INSTALLED.
SITE SIGNAGE	GC TO PROVIDE ELECTRICAL AND FOUNDATIONS. OWNER VENDOR TO PROVIDE SIGNS AND INSTALL.
SITE ELECTRICAL, PLUMBING AND MECHANICAL CONNECTIONS	GC
INSTALLATION OF MECHANICAL EQUIPMENT INCLUDING BUT NOT LIMITED TO DUCTWORK, RTU'S, AHU'S, GRILLES, ETC.	GC
INTERIOR CLADDING AND FINISHES	GC
PLUMBING FIXTURES INSIDE OR TOUCHING THE BUILDING	GC
LIGHTING FIXTURES (EXCEPT SITE LIGHTING)	GC
COUNTERTOPS/TABLES	CMC, MANUFACTURE AND DELIVER
BUILDING SIGNAGE	CMC, DELIVER AND INSTALL
SLIDING DOORS	PROVIDED BY CMC, GC INSTALLED
TRASH ENCLOSURE GATES, HINGES/CLAMPS TO BOLLARDS, AND THEIR INSTALLATION.	CMC, COMPLETED ON SITE
CANOPIES	CMC, DELIVER AND INSTALL
LOW VOLTAGE EQUIPMENT	REFER TO SYSTEMS PLAN KEYNOTES

BUILDING CODE INFORMATION

AUTHORITY HAVING JURISDICTION:	CITY OF BRYANT		
APPLICABLE BUILDING CODES:	2021 ARKANSAS FIRE PREVENTION CODE - BUILDING, 2020 NEC, 2012 IEBC, 2009 IECC		
CURRENT ZONING:	C-2, COMMERCIAL		
USE GROUPS:	B, BUSINESS		
CONSTRUCTION TYPE:	V-B		
BUILDING LIMITATIONS:	ALLOWABLE HEIGHT:	2 STORIES	(BASED ON B USE GROUP, IBC 2021, 504.4)
	ALLOWABLE AREA:	9,000 S.F.	(BASED ON B USE GROUP, IBC 2021, 506.2)
	ACTUAL AREAS:	610 S.F.	SERVICE AREA
OTHER CODE ITEMS:	SEE EGRESS PLAN FOR ADDITIONAL ITEMS		

PROJECT DESCRIPTION

INFILL OF AN EXISTING RESTAURANT TO CONVER IT INTO A 7 BREW COFFEE PLACE. COFFEE, TEA AND ENERGY DRINKS ARE SERVED TO CUSTOMERS VIA DRIVE-THRU LANES. AN INTERIOR ORDERING AREA IS PROVIDED. DRINK ITEMS ARE THE ONLY ITEMS OFFERED ON THE MENU.

CANOPY & STAINLESS SUPPLIER

CREATIVE MODULAR CONSTRUCTION

DREW RODIGER
PROJECT MANAGER
C: 417-425-4546
E: DREW@CMCMOD.COM

LEE LOVEALL
OWNER/DESIGN CONSULTANT
C: 417.353.1865
E: LEE@CMCMOD.COM

7 BREW DEVELOPMENT TEAM

BREW CREW, LLC

SCOTT MURRY
DIRECTOR OF CONSTRUCTION
C: 479-445-3533
E: SCOTT@7BREWCREW.COM

CONSULTANTS

CIVIL ENGINEER:

TOTH & ASSOCIATES
1550 E. REPUBLIC RD.
SPRINGFIELD, MO 65804
(417) 888-0645

STRUCTURAL ENGINEER:

rtm engineering consultants
3045 S. KANSAS EXPY.,
SPRINGFIELD, MO 65807
(417) 708-9315

MECHANICAL, ELECTRICAL, PLUMBING ENGINEER:

CJD Engineering | Energy | Innovation
2225 WEST CHESTERFIELD BOULEVARD, SUITE 200 SPRINGFIELD, MO 65807
(417) 877-1700





VICINITY MAP

KINETIC DESIGN + DEVELOPMENT
2215 W CHESTERFIELD BLVD, SUITE 101 · SPRINGFIELD, MO 65807 · P (417) 530-4321

FIRM LICENSE NO. 24353

ABBYE BOBBETT
No. 012014
REGISTERED ARCHITECT
STATE OF ARKANSAS
KINETIC DESIGN AND DEVELOPMENT LLC
COA-01104

ARCHITECT OF RECORD:
NAME: ABBYE BOBBETT
LICENSE NO. 77051

PROJECT NUMBER: 24198 7BBA2
REVISION:

7 BREW COFFEE
BRYANT, AR #2
2006 N REYNOLDS ROAD
BRYANT, AR 72022

G0.0
COVER SHEET

DATE: AUGUST 15, 2024

EQUIPMENT AND FIXTURE SCHEDULE

FEB NO.	EQ NO.	QTY.	MANUFACTURER	PRODUCT	PRODUCT NO.	SIZE	NOTES
#1	EQ-1	1	NORLAKE / KOLPAK / APPROVED EQ	REMOTE WALK-IN COOLER		675 CUBIC SF	B
	EQ-1.2	1	NORLAKE - CAPSULE PAK / APPROVED EQ	WALK-IN CONDENSER	CPB100JC-E-4-EV		B
#9	EQ-2	1	GRINDMASTER	DISPENSER	WTH20		
	EQ-3	1	LA MARZOCCO	ESPRESSO MACHINE	LINEA PB (AV) - 3		
	EQ-4	2	LA MARZOCCO	ESPRESSO MACHINE	LINEA PB (AV) - 4		
#2	EQ-5	2	MANITOWOC	ICE MAKER HEADS	IYF 1800 C		A
#3	EQ-6	1	MANITOWOC	ICE MAKER BIN	LB 1760	60"	
	EQ-7	27	TORRANI	SYRUP RACK			C
	EQ-8	3	VITAMIX	BLENDER			C, H
	EQ-9	4	BUILDING MANUFACTURER	STAINLESS STEEL STORAGE SHELVING		(A) SS 36" X 36" X 37" (B) SS 36" X 60" X 66" (C) SS 12" X 33" X 80" (D) SS 14" X 18" X 36"	B, D, G
#10	EQ-10	2	SPACEMAN	CHILLER MACHINE	6695-C		
	EQ-10.1	1	PROVIDED BY CMC	STAND/ ROLLING CART	CART - 550		
	EQ-11	3	MAZZER	COFFEE BEAN GRINDER	ROBUR S NERO		
	EQ-12	1	MAZZER	DECAF COFFEE BEAN GRINDER	SUPER JOLLY PRO V (E) NERO		
	EQ-13	3	RUBBERMAID	TRASH CONTAINER			C, E
#13	EQ-14	1	ATOSA	REFRIGERATED MERCHANDISER	MCF8723GR	54"	B
#4	EQ-15	3	JOHN BOOS	MOBILE ICE BINS	513034 CL-24ICCAB-31	36"	B
#12.1	EQ-16	1	ATOSA	UNDERCOUNTER REFRIGERATOR	MGF36RGR	36"	B
	EQ-17	3	STRONGWAY	AIR CURTAIN	49947	36"	D
#14.2	EQ-18	4	BLEND TECH	RAPID RINSER			B
#14.1	EQ-19	3	T&S BRASS	RINSE WELL W/ STEM	B-2282-01-F05		
#14.3	EQ-20	1	ATOSA	HAND WASH SINK	MRS-HS-18(W)	18" X 14" X 5"	B
#15	EQ-21	2	QUANTUM	WALL MOUNTED SHELF	1448GY	48" X 14"	B, E
	EQ-22	4	EPOXY COATED SHELVING UNIT	COOLER SHELVING		(2) 24" X 48" (2) 24" X 60"	B, F
	EQ-23	0	STAINLESS WALL SHELF	WALL MOUNTED SHELF		36" X 14"	B
	EQ-24	1	MULTI PURPOSE DRY CHEMICAL (2A:10BC) FIRE EXTINGUISHER	FIRE EXTINGUISHER	PER NFPA 10		C, I

EQUIPMENT SCHEDULE NOTES:

A. REMOTE CONDENSOR - IF 1800C
B. EQUIPMENT MANUFACTURER SPEC IS OPTIONAL BUT MUST BE EQUAL APPROVED BY 7BREW - U.N.O.
C. PROVIDED BY SMALLWARES PROVIDER
D. PROVIDED BY BUILDING MANUFACTURER
E. NOT SHOWN ON FLOOR PLAN, REFER TO INTERIOR ELEVATIONS
F. NOT SHOWN ON FLOOR PLAN, REFER TO A7.1
G. EQ-9D NOT ANCHORED AND LOCATION IS APPROXIMATE.
H. 3RD EQ-8'S LOCATION IS MARKET AND OPERATION SPECIFIC
I. PROVIDED AND INSTALLED BY GC

GENERAL SCHEDULE NOTES:

ALL EQUIPMENT TO BE INSTALLED BY A LICENSED INSTALLER AND TO THE MANUFACTURERS SPECIFICATIONS

FINISH MATERIALS SCHEDULE

SYMBOL	ITEM	DESCRIPTION	REMARKS	FINISH CLASSIFICATION
W1	FRP WALL PANEL	MARLITE OR APPROVED EQUAL FINISH: P100 SIZE: 4' X 9' X 3/32"	SERVICE AREA WALL FINISH	CLASS A
W2	GYP BOARD	USG SHEETROCK BRAND ECOSMART PANELS MANUFACTURER PRODUCT SIZE	DINING ROOM	CLASS A
MP-1	METAL SIDING	PAC-CLAD 16" METAL WALL PANEL COLOR: CITYSCAPE	EXTERIOR FINISH AND TRASH ENCLOSURE	
MP-2	BRAKE METAL	COLOR: PACIFIC BLUE FINISH: SMOOTH	METAL ROOF, COPING AND CANOPY COLUMNS	
MP-3	BRAKE METAL	COLOR: MATTE BLACK FINISH: SMOOTH	METAL SOFFIT	
MP-4	BRAKE METAL	COLOR: CITYSCAPE FINISH: SMOOTH	METAL COPING AT SIDE WALLS	
F1	RESILIENT VINYL FLOORING	PROTECT-ALL FLOORING COLOR: LIGHT GRAY	SERVICE AREA	
B1	METAL COVE BASE	METAL BASE COLOR: WHITE	SERVICE AREA	
B2	VINYL COVE BASE	EQUAL TO JOHNSONITE 4" VINYL COVE BASE, COLOR TO BE APPROVED BY OWNER.	DINING ROOM	
C1	VINYL FACED CEILING TILES	2X2	DINING ROOM AND SERVICE AREA WHERE EXISTING GRID IS TO BE UTILIZED	CLASS A
C2	VINYL FACED CEILING TILES	2X4	ALL LOCATIONS TO RECEIVE NEW CEILING GRID AT BACK OF HOUSE	CLASS A

FINISH MATERIALS SCHEDULE NOTES:

a. ALL BUILDING FINISH ITEMS ARE PROVIDED BY CMC.

b. CEILING AND WALLS ARE PRE-FINISHED/FACTORY FINISHED AND DO NOT REQUIRE PAINTING IN FIELD.

SUSTAINABILITY GUIDELINES

THE FOLLOWING GUIDELINES TO BE USED BY GENERAL CONTRACTOR ARE VOLUNTARY IN NATURE. IT IS HIGHLY RECOMMENDED THAT THE GENERAL CONTRACTOR FOLLOW THESE GUIDELINES TO THE EXTENT IT IS FEASIBLE.

1. IMPROVE INDOOR AIR QUALITY:

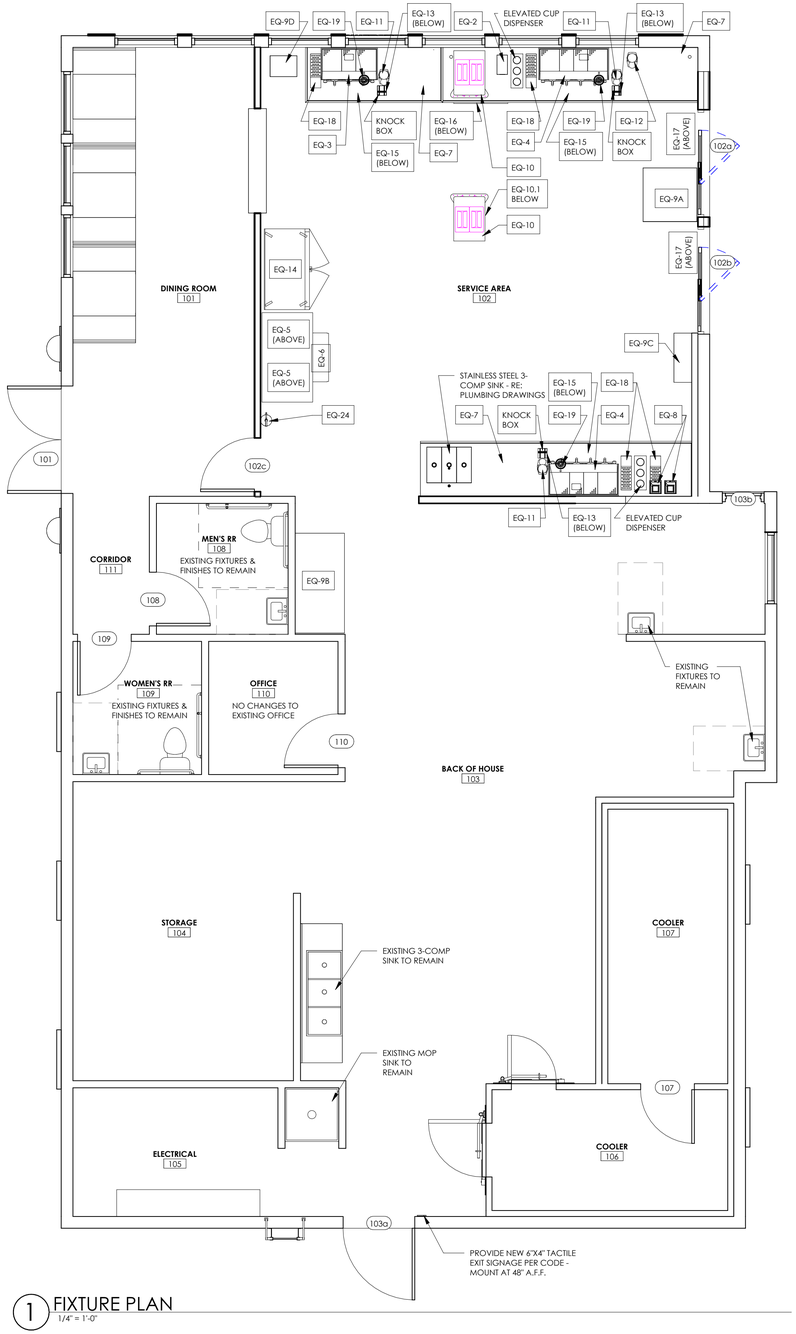
   A. REDUCE CONSTRUCTION DUST AND AIR PARTICULATES WITH DUST CONTAINMENT SYSTEMS AND/OR SHUT OFF CIRCULATING AIR.
   B. CHANGE HVAC FILTERS AT THE CONCLUSION OF THE JOB.
   C. USE LOW V.O.C. PAINTS, ADHESIVES, SEALANTS, ETC

PREFABRICATED BUILDING

THIS BUILDING IS BEING FABRICATED IN A CONTROLLED ENVIRONMENT AND TRANSFERRED TO THE JOB SITE.
THIS BUILDING WILL BE FULLY INSPECTABLE ON SITE. 3RD PARTY INSPECTIONS WILL BE PROVIDED FOR STRUCTURAL, FRAMING, BUILDING, PLUMBING AND ELECTRICAL.

GENERAL CONSTRUCTION PROCEDURES

1. ALL CONSTRUCTION SHALL BE EXECUTED IN STRICT COMPLIANCE WITH ALL LOCAL CODES AND ORDINANCES. GENERAL CONTRACTOR SHALL COMPLY WITH ALL CONSTRUCTION REGULATIONS AND PROCEDURES ESTABLISHED BY THE LANDLORD.
2. THE GENERAL CONTRACTOR SHALL BE RESPONSIBLE FOR MAKING APPLICATIONS FOR AND PROCURING ALL PERMITS AND CERTIFICATES AS MIGHT BE REQUIRED BY GOVERNING AGENCIES AND SHALL BEAR THE COST FOR SUCH PERMITS AND CERTIFICATES. THE GENERAL CONTRACTOR SHALL BE RESPONSIBLE FOR VERIFYING ALL EXISTING CONDITIONS OF THE SITE. EVERY EFFORT HAS BEEN MADE TO ENSURE ACCURATE CONSTRUCTION DOCUMENTS, BUT IF A CONFLICT EXISTS, THE GENERAL CONTRACTOR SHALL CONTACT THE ARCHITECT IMMEDIATELY FOR CLARIFICATION. THESE DOCUMENTS INDICATE THE DESIGN INTENT AND IF EXISTING CONDITIONS ARE IN CONFLICT THE GENERAL CONTRACTOR SHALL CONTACT THE ARCHITECT IMMEDIATELY FOR CLARIFICATION.
3. THE GENERAL CONTRACTOR SHALL MAINTAIN DIRECT SUPERVISION OVER ALL SUBCONTRACTORS AND SHARE RESPONSIBILITY FOR THEIR PERFORMANCE AND QUALITY OF WORK. A LIST OF ALL SUBCONTRACTORS SHALL BE PROVIDED TO THE OWNER AND THE ARCHITECT. A COPY OF THIS LIST SHALL BE POSTED ON THE JOB SITE.
4. ALL SIGNAGE AND MOUNTING DEVICES SHALL BE PROVIDED, AND ALL SIGNAGE APPROVALS OBTAINED, BY OWNERS SIGN CONTRACTOR. GENERAL CONTRACTOR SHALL PROVIDE ELECTRICAL POWER AS REQUIRED AND ENSURE SUFFICIENT SPACE AND CLEARANCE IS PROVIDED FOR PROPER INSTALLATION. SIGNAGE CONTRACTOR SHALL APPLY FOR AND SECURE ALL APPROVALS REQUIRED BY ALL LOCAL GOVERNING AGENCIES AND SUPPLY ANY DRAWINGS OR GRAPHIC REPRESENTATIONS REQUIRED BY LANDLORD.
5. ALL CONCEALED WOOD BLOCKING USED IN CONSTRUCTION SHALL BE FIRE-RETARDANT TREATED (IF APPLICABLE).
6. GENERAL CONTRACTOR SHALL PERFORM AND/OR CAUSE TO BE PERFORMED ALL WORK IN A FIRST-CLASS WORKMANLIKE MANNER AND IN ACCORDANCE WITH EACH TRADE'S ESTABLISHED PROCEDURES AND MANUFACTURER'S RECOMMENDATIONS FOR PRODUCT USE AND INSTALLATION.
7. ALL PRODUCTS USED ON THIS PROJECT SHALL BE FIRST QUALITY, NEW, AND FREE OF ASBESTOS OR OTHER ENVIRONMENTALLY UNSAFE SUBSTANCES.
8. MILLWORK, BASE, DESIGNATED TRIM, ETC. SHALL BE PROVIDED BY OWNER AND INSTALLED BY CONTRACTOR WHERE INDICATED ON THE DRAWINGS AND/OR SCHEDULES.
9. GENERAL CONTRACTOR SHALL CONTACT ARCHITECT PRIOR TO CONSTRUCTION START DATE TO CONFIRM THAT THEY HAVE THE LATEST APPROVED CONSTRUCTION DOCUMENTS FOR THIS LOCATION.



1 FIXTURE PLAN
1/4" = 1'-0"

TYPICAL SYMBOL LEGEND

DETAIL DESIGNATION	DETAIL NUMBER / SHEET NUMBER 12/A3.4	ELEVATION HEIGHT	T.O. WALL 106'-0"
ROOM TAG	SQUARE FOOTAGE / ROOM NAME 101 / ### SF / ROOM NUMBER	ELEVATION TAG	1 A0.0
DOOR TAG	000A	CEILING HEIGHT	0'-0"
SECTION CUT TAG	1 101	WINDOW TAG	W1
ROOF SLOPE	12 / 2	REVISION DELTA	1
WALL TYPE/ PARTITION TYPE	W1	GRID BUBBLE	0.00
WALL PARTITION		ENLARGED DETAIL	101
EXISTING WALL		FINISH TAG	PT-1

MATERIAL INDICATION

CONCRETE		FINISHED WOOD	
DIMENSIONAL LUMBER		GYPSUM BOARD	
RIGID INSULATION		PLYWOOD	
BATT OR BLOWN INSULATION		GLASS	
EARTH/BACKFILL		CMU	

ABBREVIATIONS

ACCOUST.	ACOUSTICAL	L.H.B.	LEFT HAND BEVEL
ADD'	ADDITIONAL	L.H.R.B.	LEFT HAND REVERSE BEVEL
A.F.F.	ABOVE FINISH FLOOR	LIN	LINEAR / LINEAL
AF	AS FURNISHED	LVR	LOUVER
AI	AS INSTALLED	MAS	MASONRY
ALT.	ALTERNATE	MATL	MATERIAL
ALUM.	ALUMINUM	MAX	MAXIMUM
ANCH.	ANCHOR	MEZZ	MEZZANINE
ARCH.	ARCHITECT	MFRD	MANUFACTURED
@	AT	MFR	MANUFACTURER
B.B	BOTTOM OF BEAM	MID	MIDDLE
B.F.	BOTTOM OF FOOTING	MIN	MINIMUM
BD	BOARD	MISC	MISCELLANEOUS
BKT.	BRACKET	MK	MARK
BLDG.	BUILDING	M.O.	MASONRY OPENING
BLK'G	BLOCKING	MTD	MOUNTED
BM	BENCH MARK	MTL	METAL
B.O.	BOTTOM OF	MULL	MULLION
BRG	BEARING	NOM	NOMINAL
BSMT	BASEMENT	NTS	NOT TO SCALE
C.S.	COUNTERSUNK	O.A.	OVERALL
CAB.	CABINET	O.C.	ON CENTER
C.C	CENTER-TO-CENTER	OD	OUTSIDE DIAMETER
CEM.	CEMENT	OFCI	OWNER FURNISHED CONTRACTOR INSTALLED
CF	CONTRACTOR FURNISHED	OFOI	OWNER FURNISHED OWNER INSTALLED
CFCI	CONTRACTOR FURNISHED CONTRACTOR INSTALLED	O/H	OVERHEAD
CI	CONTRACTOR installed	O/	OVER
CLG	CEILING	OPNG	OPENING
C.O.	CLEAN OUT	OPP	OPPOSITE
COL	COLUMN	PART	PARTITION
CONC	CONCRETE	P.E.M.B.	PRE-ENGINEERED METAL BUILDING
CONF	CONFERENCE	PERIM	PERIMETER
CONN	CONNECTION	P.G.	PRESENT GRADE
CONSTR	CONSTRUCTION	PLAM	PLASTIC LAMINATE
CONT	CONTINUOUS	PLAS	PLASTIC
CONTR	CONTRACTOR	PL	PROPERTY LINE
COORD	COORDINATE	PLUMB'G	PLUMBING
CORR	CORRUGATED/ CORRIDOR	PLY	PLYWOOD
CTR	CENTER	P.P.	POWERPOLE
CYL	CYLINDER	PR	PAIR
℄	CENTERLINE	PVC	POLYVINYL CHLORIDE
C.W.	COLD WATER	Q.T.	QUARRY TILE
DP	DEEP	R	RADIUS
DBL	DOUBLE	RCP	REINFORCED CONCRETE PIPE
DEG	DEGREE	RE	REFER
D.F.	DRINKING FOUNTAIN	R.H.B.	RIGHT HAND BEVEL
DEMO	DEMOLITION	R.H.R.B.	RIGHT HAND REVERSE BEVEL
DIA Ø	DIAMETER	RL	RAIN LEADER
DIAG	DIAGONAL	RM	ROOM
DIM	DIMENSION	R.O.	ROUGH OPENING
D.O.	DO-OVER	RES.	RESILIENT TILE
DTL	DETAIL	REQ'D	REQUIRED
DR	DOOR	REQ'MT	REQUIREMENT
D.S.	DOWNSPOUT	R.T.V.	ROTARY-TURBINE VENT
EA.	EACH	REG	REGULAR
ELEC	ELECTRICAL	SAF	SAFETY
ELEV	ELEVATION (VIEW)	SAN	SANITARY
ELEV	ELEVATOR	SCHED	SCHEDULE
E.W.C.	ELECTRIC WATER COOLER	S.C.	SOLID CORE
EQUIP.	EQUIPMENT	SECT	SECTION
EXIST'G	EXISTING	SHT	SHEET
EXP	EXPOSED	SIM	SIMILAR
EXT	EXTERIOR / EXTENSION	SPEC	SPECIFICATION
F.B.O.	FURNISHED BY OTHERS	STND	STANDARD
F.D.	FLOOR DRAIN	STD	STUD
F.E.	FIRE EXTINGUISHER	STL	STEEL
F.E.C.	FIRE EXTINGUISHER CABINET	STOR	STORAGE
F.E.B.	FIRE EXTINGUISHER BRACKET	STRUCT	STRUCTURE / STRUCTURAL
FIN	FINISH	SURF	SURFACE
F.G.	FINISH GRADE	SUSP	SUSPENDED
F.L.	FLOW LINE	SYST	SYSTEM
FLASH'G	FLASHING	S.W.	STORM WATER
FLR	FLOOR	TYP.	TYPICAL
F.O.M	FACE OF MASONRY	T.O.	TOP OF
FND	FOUNDATION	U.N.O	UNLESS NOTED OTHERWISE
FR	FIRE RETARDANT	VCP	VITRIFIED-CLAY-PIPE
FRM	FRAME	VEST	VESTIBULE
FURN	FURNISHED	VERT	VERTICAL
F.R.T.	FIRE RETARDANT TREATED	VOL	VOLUME
FTG	FOOTING	V.T.R.	VENT-THRU-ROOF
FUR	FURRING	VCT	VINYL COMPOSITION TILE
GA.	GAUGE	W	WIDE
GAL	GALLON	W/	WITH
GALV	GALVANIZED	WD	WOOD
GC	GENERAL CONTRACTOR	W.D.	WINDOW DIMENSION
G.I.	GALVANIZED IRON	WDW	WINDOW
GLAZ.	GLAZING	WRB	WEATHER RESISTANT BARRIER
GOV'T	GOVERNMENT	WWF	WELDED WIRE FABRIC
G.S.	GRAVEL STOP	W.P.	WEATHER PROOF
GEN	GENERAL	WT	WEIGHT
GYP	GYPSUM		
HDWR	HARDWARE		
H.C.	HOLLOW CORE		
HOL	HOLLOW		
HORIZ	HORIZONTAL		
H	HIGH		
HT.	HEIGHT		
HTG.	HEATING		
HTR	HEATER		
H.W.	HOT WATER		
I.D.	INSIDE DIAMETER		
INSUL	INSULATION		
INT.	INTERIOR		
INV	INVERT		
JNT	JOINT		
JSTS	JOISTS		
K.E.S.	KITCHEN EQUIPMENT SUPPLIER		
LAM	LAMINATE		
LAV	LAVATORY		
LG	LONG		

KINETIC DESIGN + DEVELOPMENT
2215 W CHESTERFIELD BLVD, SUITE 01 · SPRINGFIELD, MO 65807 · P (417) 330-4321

FIRM LICENSE NO. 24353

REGISTERED ARCHITECT ABBYE BOBBETT No. 012014 EXP. NOV 15/2025 STATE OF ARKANSAS

REGISTERED ARCHITECT KINETIC DESIGN AND DEVELOPMENT LLC COA-01104 STATE OF ARKANSAS

ARCHITECT OF RECORD:
NAME: ABBYE BOBBETT
LICENSE NO. 77051

PROJECT NUMBER: 24198 7BBA2
REVISION:

7 BREW COFFEE
BRYANT, AR #2
2006 N REYNOLDS ROAD
BRYANT, AR 72022

G0.1
GENERAL NOTES & SCHEDULES

DATE: AUGUST 15, 2024

SITE DEVELOPMENT PLANS FOR

SEVEN 7B BREW DRIVE THRU COFFEE

BRYANT, AR

2006 NORTH REYNOLDS ROAD
BRYANT, AR

PROJECT NUMBER:
85 081

SHEET INDEX	
SHEET NAME	NUMBER
COVER SHEET	C0.0
GENERAL NOTES	C0.1
DEMOLITION PLAN	C1.1
EROSION CONTROL PLAN	C1.2
SITE PLAN	C2.1
GRADING PLAN	C3.1
STRIPING PLAN	C6.1
DETAILS	C7.1
DETAILS	C7.2



0 250 500

NOTE: DRAWING REPRODUCTION AND SCALING MAY CHANGE THE INDICATED GRAPHIC SCALES

H. SCALE: 1" = 500'

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SEVEN 7B BREW COFFEE DRIVE THRU

STATE OF ARKANSAS REGISTERED PROFESSIONAL ENGINEER SHAWN W BARRY
08/13/2024

ENGINEER OF RECORD:
NAME: SHAWN W BARRY
LICENSE NO. AR #PE-16815

PROJECT NUMBER:
85 081

REVISION:

7 BREW COFFEE
BRYANT, AR
2006 NORTH REYNOLDS ROAD
BRYANT, AR

C0.0
COVER SHEET

DATE: AUGUST 15, 2024

CIVIL LEGENDS

ABBREVIATIONS

BC	BACK OF CURB
CC	STANDARD CATCH CURB
CL	CENTER LINE
CMP	CORRUGATED METAL PIPE
EP	EDGE OF PAVEMENT
EX	EXISTING
FES	FLARED END SECTION
FL	FLOW LINE
GT	GUTTER INVERT
GY	GUY WIRE
HDPE	HIGH DENSITY POLYETHYLENE
INV	INVERT
LF	LINEAR FEET
MC	MOUNTABLE CURB
R/W	RIGHT-OF-WAY
RCP	REINFORCED CONCRETE PIPE
SC	SPILL CURB
TB	TOP OF BASE ROCK
TC	TOP OF CURB
TG	TOP OF GROUND
TP	TOP OF PAVEMENT
TS	TOP OF SIDEWALK
TW	TOP OF WALL
TGV	TOP OF GRAVEL
EX TP	EXISTING TOP OF PAVEMENT

SYMBOLS

	MARKER STONE
	RIGHT OF WAY MARKER
	IRON PIN FOUND
	IRON PIN SET
	CUT CROSS
	CONTROL POINT
	BENCHMARK
S	SANITARY SEWER MANHOLE
D	STORM SEWER INLET
T	TELEPHONE MANHOLE
	POWER POLE
	GUY ANCHOR
	LIGHT POLE
TR	TELEPHONE RISER
	GAS VALVE
	GAS METER
	WATER VALVE
	WATER METER
	FIRE HYDRANT
IRR	IRRIGATION VALVE
W	WELL
MB	MAIL BOX
	POST
CO	CLEANOUT
	SIGN
AC	AIR CONDITIONING UNIT

LINETYPES

PL	PROPERTY LINE
RW	RIGHT OF WAY LINE
S	SANITARY SEWER LINE
FM	SANITARY SEWER FORCE MAIN
ST	STORM SEWER LINE
IRR	IRRIGATION WATER LINE
FL	FLOW LINE
OHE	OVERHEAD ELECTRIC LINE
UE	UNDERGROUND ELECTRIC LINE
G	GAS LINE
W	WATER LINE
C	COMMUNICATIONS LINE
T	TELEPHONE LINE
FO	FIBER OPTIC LINE
CTV	CABLE TELEVISION
O	CHAIN LINK FENCE
X	BARBED WIRE FENCE
	WOOD FENCE
1000	EXISTING MAJOR CONTOUR
1001	EXISTING MINOR CONTOUR
1000	PROPOSED MAJOR CONTOUR
1001	PROPOSED MINOR CONTOUR
	TREE LINE

PROJECT CONTROL

BENCHMARKS

CONTROL DERIVED FROM OPUS SOLUTION, ARKANSAS STATE PLANE COORDINATE SYSTEM, AR-SF ZONE, NAD '83 FOR HORIZONTAL VALUES AND NAVD'88 FOR VERTICAL VALUES.

SURVEY NOTES:

THE BOUNDARY LINES SHOWN HEREON ARE BASED ON A SURVEY PERFORMED JULY 8, 2024 BY HOPE CONSULTING, ARKANSAS PROFESSIONAL LAND SURVEYOR NO. 1664 AND IS NOT A PRODUCT OF TOTH & ASSOCIATES.

CONTROL POINT TABLE

POINT NUMBER	NORTHING	EASTING	ELEVATION	DESCRIPTION
CP 5000	20859.0520	62786.9230	392.01	FRB
CP 5100	21157.5040	62344.3580	388.43	ALUMINUM MON
CP 5105	20725.5650	62947.4720	387.89	FRB
CP 5107	20816.7210	62828.2580	389.27	FRB

FLOOD PLAIN INFORMATION:

FEMA PANEL #: 05125C0380E - EFFECTIVE DATE: 6/5/2020
FEMA ZONE - X: THE SUBJECT PROPERTY IS NOT WITHIN THE 100 YEAR FLOOD ZONE.

DEVELOPER:

BREW CREW, LLC
MR. BRANDON SEBALD
3538 N HWY 112, STE 1
FAYETTEVILLE, AR 72704
914-384-1998

OWNER:

HB SEMINOLE, LLC
2006 REYNOLDS ROAD
BRYANT, ARKANSAS 72022

GENERAL CIVIL NOTES

1. THE GENERAL NOTES ON THE DRAWINGS ARE INTENDED TO SUPPLEMENT THE GENERAL CONDITIONS AND TECHNICAL SPECIFICATIONS. WHEN THE NOTES ON THE DRAWINGS CONFLICT WITH THE TECHNICAL REQUIREMENTS OUTLINED IN THE SPECIFICATIONS, THE MORE STRINGENT CRITERIA WILL GOVERN.
2. CONSTRUCTION METHODS AND MATERIALS SHALL CONFORM TO THESE DRAWINGS, THE PROJECT TECHNICAL SPECIFICATIONS, AND THE APPLICABLE STANDARDS AND SPECIFICATIONS OF THE LOCAL AUTHORITY, UNLESS OTHERWISE NOTED.
3. ALL TRAFFIC CONTROL SHALL BE IN CONFORMANCE WITH THE MANUAL OF UNIFORM TRAFFIC CONTROL DEVICES (MUTCD). DURING CONSTRUCTION, ACCESS SHALL BE MAINTAINED FOR EMERGENCY VEHICLES AND LOCAL TRAFFIC. THE FIRE, POLICE AND AMBULANCE DEPARTMENTS, SCHOOL BUS COMPANIES AND POST OFFICE ARE TO BE NOTIFIED 48 HOURS PRIOR TO ANY ROAD CLOSINGS.
4. THE EXISTING UTILITY LOCATIONS SHOWN ON THE PLANS ARE APPROXIMATE AND MAY NOT INCLUDE ALL UTILITIES PRESENT. THE CONTRACTOR SHALL BE RESPONSIBLE TO CALL THE STATE'S UTILITY LOCATE PHONE NUMBER AND COORDINATE FIELD LOCATION OF EXISTING UNDERGROUND UTILITIES PRIOR TO BEGINNING CONSTRUCTION ACTIVITIES. DURING CONSTRUCTION CONTRACTOR SHALL FIELD VERIFY THE LOCATION OF EXISTING UTILITIES WHERE CONFLICTS MIGHT OCCUR WITH PROPOSED UTILITIES OR GRADING ACTIVITIES. IF A CONFLICT BECOMES APPARENT THE CONTRACTOR SHALL CONTACT ENGINEER FOR DIRECTION. PRIOR TO COMMENCEMENT OF WORK, THE CONTRACTOR SHALL NOTIFY ALL THOSE UTILITY COMPANIES WHICH HAVE FACILITIES IN THE NEAR VICINITY OF THE CONSTRUCTION BEING PERFORMED.
5. EXISTING UNDERGROUND UTILITIES IN THE VICINITY OF THE WORK TO BE DONE ARE INDICATED ON THE DRAWINGS ONLY TO THE EXTENT SUCH INFORMATION HAS BEEN MADE AVAILABLE OR DISCOVERED BY THE ENGINEER IN PREPARATION OF THE DRAWINGS. THERE IS NO GUARANTEE AS TO THE ACCURACY OR COMPLETENESS OF SUCH INFORMATION. THE CONTRACTOR SHALL BE SOLELY RESPONSIBLE FOR LOCATING UNDERGROUND UTILITIES, INCLUDING SERVICE CONNECTIONS, IN ADVANCE OF CONSTRUCTION ACTIVITIES BY CONTACTING THE OWNERS THEREOF AND BY PROSPECTING. THE CONTRACTOR SHALL IMMEDIATELY INFORM THE OWNER AND ENGINEER IN WRITING OF ANY DISCREPANCIES WITH THE PLAN INFORMATION. ALL DAMAGE TO EXISTING UTILITIES, INCLUDING SERVICE CONNECTIONS, SHALL BE REPAIRED BY AND AT THE EXPENSE OF THE CONTRACTOR.
6. THE CONTRACTOR SHALL NOT CHANGE OR DEVIATE FROM THE PLANS WITHOUT FIRST OBTAINING WRITTEN APPROVAL FROM THE OWNER AND ENGINEER.
7. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL PERMITS AND OWNER WILL PAY ALL FEES AS REQUIRED BY PERMITS FOR THIS CONSTRUCTION.
8. ALL WORK WITHIN ROAD RIGHT OF WAY SHALL CONFORM TO EITHER THE LOCAL JURISDICTION OR THE STATE DEPARTMENT OF TRANSPORTATION REQUIREMENTS; WHICH EVER IS APPLICABLE.
9. ALL TRENCHES CROSSING THROUGH PAVED AREAS OR AREAS TO BE PAVED SHALL BE BACKFILLED FULL DEPTH WITH COMPACTED CRUSHED STONE MATERIAL AS PER PROJECT DETAILS AND SPECIFICATIONS.
10. ALL WORK AND MATERIALS SHALL BE SUBJECT TO INSPECTION AND APPROVAL BY THE OWNER OR THE OWNER'S REPRESENTATIVE.
11. ANY ESTIMATES OF QUANTITIES ARE FOR INFORMATIONAL PURPOSES ONLY. CONTRACTOR AND SUBCONTRACTOR SHALL BE RESPONSIBLE FOR DETERMINING ALL QUANTITIES. CONTRACTOR SHALL PROVIDE ALL WORK AND MATERIALS SHOWN ON PLANS.
12. THE CONTRACTOR SHALL BE RESPONSIBLE FOR KEEPING THE PUBLIC STREETS IN THE VICINITY OF THE JOB CLEAN AND FREE OF ROCKS, SOIL AND DEBRIS.
13. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE RESTORATION OF THE RIGHT OF WAY AND FOR DAMAGED IMPROVEMENTS SUCH AS CURBS, SIDEWALKS, STREET LIGHT AND TRAFFIC SIGNAL JUNCTION BOXES, TRAFFIC SIGNAL LOOP WIRING, SIGNAL POLES AND ETC. DAMAGED IMPROVEMENTS SHALL BE REPAIRED IN CONFORMANCE WITH THE LATEST CITY AND STATE REGULATIONS AND TO THEIR SATISFACTION.
14. THE CONTRACTOR SHALL BE RESPONSIBLE TO CONTROL EROSION AND SILTATION DURING ALL PHASES OF CONSTRUCTION AS OUTLINED IN THE EROSION CONTROL PLAN AND THE STORM WATER POLLUTION PREVENTION PLAN (SWPPP). IF APPLICABLE. EROSION CONTROL PROCEDURES SHALL BE IN PLACE PRIOR TO GRADING ACTIVITIES.
15. THE CONTRACTOR SHALL CLEAN OUT ALL INLETS, PIPES AND MANHOLES OF DEBRIS AND SEDIMENTATION AT THE COMPLETION OF SITE WORK. THIS WORK SHALL BE DONE TO THE SATISFACTION OF THE OWNER AND LOCAL JURISDICTION.
16. THE CONTRACTOR IS RESPONSIBLE FOR PROTECTION OF ALL PROPERTY CORNERS. ANY PROPERTY CORNERS DISTURBED OR DAMAGED BY CONSTRUCTION ACTIVITIES SHALL BE RESET BY A PROFESSIONAL LAND SURVEYOR LICENSED IN THE STATE IN WHICH THE PROJECT IS LOCATED, AT THE CONTRACTOR'S EXPENSE.
17. THE CONTRACTOR SHALL HAVE ONE (1) SIGNED COPY OF THE APPROVED PLANS, AND ONE (1) COPY OF THE APPROPRIATE DESIGN AND CONSTRUCTION STANDARDS AND SPECIFICATIONS AT THE SITE AT ALL TIMES.
18. THE CONTRACTOR IS OBLIGATED TO INSPECT FOR EXISTING CONDITIONS AND/OR INSTALLATIONS AND AVAILABLE INFORMATION PRIOR TO SUBMITTING A BID. NO EXTRA COSTS WILL BE PAID TO THE CONTRACTOR DUE TO UNANTICIPATED EXISTING CONDITIONS AND/OR INSTALLATIONS. ANY DELAY, ADDITIONAL WORK, FEES OR EXTRA COST TO THE CONTRACTOR CAUSED BY OR RESULTING FROM DAMAGE TO OR MODIFICATION OF EXISTING INSTALLATIONS BY THE CONTRACTOR OR AFFECTED UTILITY COMPANY SHALL NOT CONSTITUTE A CLAIM FOR EXTRA WORK, ADDITIONAL PAYMENT OR DAMAGES.

DEMOLITION NOTES

JOB CONDITIONS

1. THE OWNER ASSUMES NO RESPONSIBILITY FOR THE ACTUAL CONDITION OF ANY STRUCTURES TO BE DEMOLISHED.
2. ITEMS OF SALVAGEABLE VALUE TO THE CONTRACTOR MAY BE REMOVED FROM THE PROJECT SITE AT THE APPROVAL OF THE OWNER. TRANSPORT THE SALVAGED ITEMS FROM THE SITE AS THEY ARE REMOVED.
3. THE USE OF EXPLOSIVES WILL NOT BE PERMITTED ON THIS PROJECT.
4. THE CONTRACTOR SHALL CONDUCT THE DEMOLITION OPERATIONS AND REMOVAL OF DEBRIS TO ENSURE MINIMUM INTERFERENCE WITH ROADS, STREETS, WALKS AND OTHER ADJACENT OCCUPIED AND USED FACILITIES.
5. THE CONTRACTOR SHALL INSURE SAFE PASSAGE OF PERSONS AROUND THE DEMOLITION AREA. CONDUCT OPERATIONS TO PREVENT DAMAGE TO ADJACENT BUILDING STRUCTURES AND OTHER FACILITIES THAT ARE TO REMAIN; AND INJURY TO PERSONS.
6. PROVIDE INTERNAL AND EXTERNAL SHORING, BRACING OR SUPPORT TO PREVENT MOVEMENT, SETTLEMENT OR COLLAPSE OF ANY STRUCTURES TO BE DEMOLISHED AND ANY ADJACENT FACILITIES TO REMAIN.
7. MAINTAIN EXISTING UTILITIES INDICATED TO STAY IN SERVICE AND PROTECT AGAINST DAMAGE DURING DEMOLITION OPERATIONS. DISCONNECT ALL UTILITIES SERVING ANY STRUCTURES TO BE DEMOLISHED, PRIOR TO START OF DEMOLITION WORK.

DEMOLITION

1. POLLUTION CONTROLS: USE WATER SPRINKLING, TEMPORARY ENCLOSURES AND OTHER SUITABLE METHODS TO LIMIT DUST AND DIRT RISING AND SCATTERING IN AIR. COMPLY WITH GOVERNMENT REGULATIONS PERTAINING TO ENVIRONMENTAL PROTECTION.
2. CLEAN ADJACENT STRUCTURES AND IMPROVEMENTS OF DUST, DIRT AND DEBRIS CAUSED BY DEMOLITION OPERATIONS. RETURN ADJACENT AREAS TO CONDITIONS AS THEY EXIST PRIOR TO START OF WORK.
3. BREAK UP AND REMOVE CONCRETE SLABS ON GRADE, UNLESS OTHERWISE SHOWN TO REMAIN.
4. BELOW-GRADE CONSTRUCTION: DEMOLISH FOUNDATION WALLS AND OTHER BELOW GRADE CONSTRUCTION, INCLUDING CONCRETE SLABS, TO A DEPTH OF NOT LESS THAN 12" BELOW THE LOWEST FOUNDATION LEVEL.
5. FILLING VOIDS: COMPLETELY FILL BELOW-GRADE AREAS AND VOIDS RESULTING FROM DEMOLITION AS OUTLINED BELOW.
6. USE SATISFACTORY SOIL MATERIALS AS DEFINED IN THE GEOTECHNICAL ENGINEERING REPORT, IF AVAILABLE, CONSISTING OF STONE, GRAVEL AND SAND, FREE FROM DEBRIS, TRASH, FROZEN MATERIALS, ROOTS AND OTHER ORGANIC MATTER.
7. PRIOR TO PLACEMENT OF FILL MATERIAL, ENSURE THAT AREAS TO BE FILLED ARE FREE OF STANDING WATER, FROST OR FROZEN MATERIAL, TRASH AND DEBRIS.
8. PLACE FILL MATERIAL IN HORIZONTAL LAYERS AT DEPTHS AND MOISTURE CONTENTS AS RECOMMENDED BY THE GEOTECHNICAL ENGINEERING REPORT, IF AVAILABLE.
9. AFTER FILL PLACEMENT AND COMPACTION, GRADE THE SURFACE TO MEET ADJACENT CONTOURS AND TO PROVIDE FLOW TO SURFACE STRUCTURES.
10. ALL TREES INDICATED TO BE REMOVED SHALL BE REMOVED IN ACCORDANCE WITH THE STATE PARKS AND WILDLIFE'S WILD HABITAT ASSESSMENT PROGRAM FOR THE SITE PER PROJECT SPECIFICATIONS. TREES ON THE SITE MAY BE SAFELY REMOVED FROM NOVEMBER 1 THROUGH MARCH 31. IF ANY TREES NEED TO BE REMOVED OUTSIDE OF THIS TIMEFRAME, CONTRACTOR SHALL FOLLOW BEST PRACTICES AS PRESCRIBED BY THE US FISH AND WILDLIFE SERVICE TO PRESERVE THE HABITAT OF ANY ENDANGERED SPECIES POTENTIALLY PRESENT ON SITE.

DISPOSAL OF DEMOLISHED MATERIALS

1. REMOVE FROM SITE ACCUMULATED VEGETATION, DEBRIS, RUBBISH AND OTHER MATERIAL RESULTING FROM THE DEMOLITION OPERATION.
2. BURNING OF COMBUSTIBLE MATERIALS FROM DEMOLISHED STRUCTURES AND VEGETATION WILL NOT BE PERMITTED ON SITE.
3. REMOVAL: TRANSPORT MATERIALS REMOVED FROM DEMOLISHED STRUCTURES, VEGETATION, PAVEMENT AND BASE ROCK AND LEGALLY DISPOSE OFF SITE.

PROTECTION OF EXISTING STRUCTURES AND VEGETATION

1. CONTRACTOR SHALL INSTALL 6' STEEL FENCE POSTS, DRIVEN 18" INTO THE GROUND, AT 10' ON CENTER AT TREE DRIP LINES AND INSTALL 4" TENAX ORANGE WARNING BARRIER, OR EQUAL, ATTACHED AS RECOMMENDED BY THE MANUFACTURER, TO PROTECT EXISTING TREES DURING CONSTRUCTION. CONTRACTOR SHALL REMOVE POSTS AND FENCE FABRIC AFTER ALL CONSTRUCTION IS COMPLETE.

SEDIMENT & EROSION CONTROL NOTES

1. THE EROSION CONTROL PLAN SHOWS THE LOCATION AND DETAILS FOR PRIMARY EROSION CONTROLS TO BE CONSTRUCTED. THE CONTRACTOR IS RESPONSIBLE FOR CONTROLLING EROSION AND DISCHARGE OF SEDIMENT FROM THE SITE AT ALL TIMES DURING CONSTRUCTION. THE CONTRACTOR SHALL PROVIDE NECESSARY MEASURES DURING ALL PHASES OF HIS OPERATIONS REGARDLESS OF WHETHER THEY ARE SPECIFICALLY NOTED ON THE EROSION CONTROL PLAN AND SHALL MAINTAIN AND REPLACE CONTROLS AS NECESSARY DURING THE COURSE OF HIS OPERATIONS.
2. INITIAL SEDIMENT CONTROLS SHOWN ON THE EROSION CONTROL PLAN MUST BE INSTALLED PRIOR TO ANY OTHER WORK.
3. THE CONTRACTOR SHALL CLEAN ALL STREETS BOTH INTERIOR AND ADJACENT TO THE SITE, AS NEEDED AFTER EACH RAINFALL AND AT THE END OF CONSTRUCTION.
4. THE CONTRACTOR IS RESPONSIBLE FOR CONTROLLING DUST DURING CONSTRUCTION AND SHALL WATER CONSTRUCTION AREAS WHENEVER CONDITIONS WARRANT.
5. THE CONTRACTOR IS RESPONSIBLE FOR CLEANING SILT FROM STORM DRAINS, INLETS, CULVERTS, ETC. PRIOR TO APPROVAL OF CONSTRUCTION.
6. ALL DISTURBED AREAS NOT RECEIVING OTHER PERMANENT STABILIZATION SUCH AS PAVEMENT, ROOFS, SOD AND ETC., SHALL BE SEEDED AND MULCHED, AS PER THE PROJECT SPECIFICATIONS BEFORE TEMPORARY SEDIMENT CONTROLS CAN BE REMOVED AND PRIOR TO FINAL APPROVAL OF CONSTRUCTION.
7. IF APPLICABLE THE CONTRACTOR SHALL CONFORM TO ALL REQUIREMENTS AS PUT FORTH IN THE STORM WATER POLLUTION PREVENTION PLAN (SWPPP). THE SWPPP SHALL BE CONSIDERED AS A STARTING POINT FOR SEDIMENT AND EROSION CONTROLS AND THE CONTRACTOR WILL BE RESPONSIBLE FOR REVISING AND UPDATING EROSION CONTROLS AS SITE CONDITIONS CHANGE DURING THE COURSE OF CONSTRUCTION.

UTILITY CONSTRUCTION NOTES

1. THE EXISTING UTILITY LOCATIONS SHOWN ON THE PLANS ARE APPROXIMATE AND MAY NOT INCLUDE ALL UTILITIES PRESENT. THE CONTRACTOR SHALL BE RESPONSIBLE TO CALL THE STATE'S UTILITY LOCATE PHONE NUMBER AND COORDINATE FIELD LOCATION OF EXISTING UNDERGROUND UTILITIES PRIOR TO BEGINNING UTILITY CONSTRUCTION ACTIVITIES. DURING CONSTRUCTION CONTRACTOR SHALL FIELD VERIFY THE LOCATION OF EXISTING UTILITIES WHERE CONFLICTS MIGHT OCCUR WITH PROPOSED UTILITIES. IF A CONFLICT BECOMES APPARENT THE CONTRACTOR SHALL CONTACT ENGINEER FOR DIRECTION. PRIOR TO COMMENCEMENT OF WORK, THE CONTRACTOR SHALL NOTIFY ALL THOSE UTILITY COMPANIES WHICH HAVE FACILITIES IN THE NEAR VICINITY OF THE CONSTRUCTION BEING PERFORMED.
2. ALL TRENCHES CROSSING PAVED AREAS OR AREAS TO BE PAVED SHALL BE BACKFILLED FULL DEPTH WITH COMPACTED BEDDING MATERIAL IN CONFORMANCE WITH PROJECT DETAILS AND SPECIFICATIONS.
3. ALL UTILITY CONSTRUCTION AND MATERIALS SHALL BE IN CONFORMANCE WITH CITY AND LOCAL FIRE DEPARTMENT REQUIREMENTS AND STANDARD PLANS AND SPECIFICATIONS.
4. THE CONTRACTOR IS RESPONSIBLE FOR OBTAINING ALL PERMITS NOT OBTAINED BY THE OWNER.
5. INSTALL TRACER WIRE WITH ALL SANITARY SEWER AND POTABLE WATER UTILITIES AS REQUIRED. CONNECT TRACER WIRE TO EXISTING TRACER WIRE AND STUB UP END OF THE TRACER WIRE AT THE ENDS OF RUNS IN ACCORDANCE WITH UTILITY OWNER'S SPECIFICATIONS.
6. ALL HDPE PIPE, JOINTS AND FITTINGS SHALL BE ADS N-12 OR EQUAL. INSTALL PER MANUFACTURER'S SPECIFICATIONS..
7. COORDINATE THE INSTALLATION OF THE STORM SEWER WITH THE INSTALLATION OF THE POTABLE WATER, COMMUNICATION, ELECTRIC AND SANITARY SEWER TO AVOID CONFLICTS.
8. EARTHWORK SHALL BE PLACED TO FINISH GRADE IN THE IMMEDIATE AREA OF UTILITIES PRIOR TO CONSTRUCTION OF UTILITIES TO INSURE PROPER DEPTH OF COVER FOR UTILITIES.
9. ALL MATERIALS TO BE SUPPLIED AND LABOR TO BE DONE BY CONTRACTOR SHALL BE COMPLETED AS A PART OF THIS WORK, UNLESS STATED OTHERWISE.
10. ALL UTILITY SERVICE LINES SHALL BE KEPT IN SERVICE AND PROTECTED DURING CONSTRUCTION OPERATIONS. THE DRAWINGS INDICATE THE LOCATION OF KNOWN EXISTING UTILITY SERVICE LINES AS COULD BE DETERMINED.
11. ANY RELOCATION OF UTILITY SERVICE LINES THAT ARE REQUIRED TO COMPLETE THE PROJECT IS TO BE COMPLETED BY THE CONTRACTOR AT THE CONTRACTOR'S EXPENSE AND IS TO CONSIDERED SUBSIDIARY TO OTHER PROJECT COSTS.
12. ALL WATER, SEWER, FIBER OPTIC CABLE, GAS SERVICE AND OTHER UTILITY REQUIREMENTS SHALL BE COORDINATED WITH THE APPROPRIATE LOCAL UTILITY PROVIDERS PRIOR TO INSTALLATION. ALL COSTS ASSOCIATED WITH THE WATER, SEWER, FIBER OPTIC CABLE, GAS SERVICE ENTRANCE AND OTHER UTILITY REQUIREMENTS SHALL BE BORNE BY THE CONTRACTOR, INCLUDING THOSE COSTS, IF ANY, FROM THE LOCAL UTILITY PROVIDERS AND INCLUDE ALL COSTS ASSOCIATED WITH WORK PERFORMED BY THE LOCAL UTILITY PROVIDERS AND CONNECTION FEES INTO THEIR BID.

SITE GRADING NOTES

1. THE EXISTING UTILITY LOCATIONS SHOWN ON THE PLANS ARE APPROXIMATE AND MAY NOT INCLUDE ALL UTILITIES PRESENT. THE CONTRACTOR SHALL BE RESPONSIBLE TO CALL THE STATE'S UTILITY LOCATE PHONE NUMBER AND COORDINATE FIELD LOCATION OF EXISTING UNDERGROUND UTILITIES PRIOR TO BEGINNING SITE GRADING ACTIVITIES. DURING GRADING ACTIVITIES THE CONTRACTOR SHALL FIELD VERIFY THE LOCATION OF EXISTING UTILITIES WHERE CONFLICTS MIGHT OCCUR. IF A CONFLICT BECOMES APPARENT THE CONTRACTOR SHALL CONTACT ENGINEER FOR DIRECTION. PRIOR TO COMMENCEMENT OF WORK, THE CONTRACTOR SHALL NOTIFY ALL THOSE UTILITY COMPANIES WHICH HAVE FACILITIES IN THE NEAR VICINITY OF THE CONSTRUCTION BEING PERFORMED.
2. CONTRACTOR SHALL USE CAUTION AROUND ALL EXISTING UTILITIES LOCATED ON SITE. CONTRACTOR SHALL BE RESPONSIBLE FOR THE REPAIRS OF SUCH STRUCTURES WHEN BROKEN OR OTHERWISE DAMAGED BY CONSTRUCTION.
3. SEDIMENT AND EROSION CONTROLS IN CONFORMANCE WITH THE EROSION CONTROL PLAN AND THE APPLICABLE SPECIFICATIONS SHALL BE INSTALLED PRIOR TO COMMENCEMENT OF SITE GRADING ACTIVITIES.
4. CONTRACTOR SHALL STRIP THE TOPSOIL FROM ALL AREAS TO BE DISTURBED AND STOCKPILE IT IN A LOCATION CHOSEN BY THE OWNER PRIOR TO BEGINNING SITE GRADING. OWNER SHALL BE CONTACTED TO DETERMINE WHAT SHALL BE DONE WITH EXCESS TOPSOIL. PROPER DRAINAGE OF THE STOCKPILES SHALL BE MAINTAINED.
5. THE SUBGRADE FOR THE PROJECT SITE SHALL BE COMPACTED TO 95% STANDARD PROCTOR AS DETERMINED BY ASTM-D698. COMPACTION SHALL BE ACCOMPLISHED AT MOISTURE CONTENTS AS SPECIFIED IN THE GEOTECHNICAL ENGINEER'S REPORT. ALL SOFT AREAS FOUND DURING COMPACTION SHALL BE REMEDIATED IN CONFORMANCE WITH THE GEOTECHNICAL ENGINEERING REPORT, IF AVAILABLE.
6. STONES OR BOULDERS MEASURING GREATER THAN 12" IN ANY DIMENSION SHALL NOT BE PLACED IN THE UPPER 3 FEET OF THE FILL. IN STUMP HOLES, AROUND PIPE AND STRUCTURES AND IN OTHER RESTRICTED AREAS WHERE IT IS NOT PRACTICAL TO USE A ROLLER, THE MATERIAL SHALL BE COMPACTED BY HAND.
7. CONTRACTOR IS RESPONSIBLE FOR ADDRESSING AND CORRECTING UNSUITABLE SOIL CONDITIONS RELATED TO WET SOILS AND OTHER CONDITIONS. THE UNSUITABLE CONDITIONS MUST BE CORRECTED IN ACCORDANCE WITH THE GEOTECHNICAL ENGINEERING REPORT, IF AVAILABLE, TO MEET PROJECT NEEDS.
8. CONTRACTOR SHALL NOTIFY THE OWNERS OR THEIR REPRESENTATIVE FOR INSPECTION PRIOR TO PLACEMENT OF CRUSHED STONE BASE AND ALSO PRIOR TO PLACEMENT OF PAVEMENT MATERIALS.
9. THE CONTOURS, SPOT ELEVATIONS AND BUILDING FLOOR ELEVATIONS SHOWN ARE TO FINISH GRADE FOR SURFACE OF PAVEMENT, TOP OF SIDEWALKS AND CURBS, TOP OF FLOOR SLABS ETC. REFER TO TYPICAL SECTIONS FOR PAVING, SLAB AND AGGREGATE BASE THICKNESS TO DEDUCT FOR GRADING LINE ELEVATIONS.
10. CONTRACTOR SHALL FINISH GRADE EARTH SLOPES AS SHOWN TO NO STEEPER THAN 1 FOOT VERTICAL TO 3 FEET HORIZONTAL.
11. CONTRACTOR SHALL GRADE LANDSCAPED AREAS AT A MINIMUM OF 1% TO PROVIDE POSITIVE DRAINAGE AWAY FROM BUILDINGS AND SIDEWALKS WHEN FINISH LANDSCAPE MATERIALS ARE IN PLACE.
12. CONTRACTOR SHALL BE RESPONSIBLE FOR DETERMINING ALL EARTHWORK QUANTITIES. CONTRACTOR SHALL PROVIDE ALL WORK AND MATERIALS AS SHOWN ON THE PLANS. NO EXTRA PAYMENT WILL BE MADE FOR OBTAINING FILL MATERIAL FROM OFF-SITE AREAS REQUIRED TO CONSTRUCT FILL TO THE LINES AND GRADES INDICATED ON THE DRAWINGS.
13. NO CLASSIFICATION OF EXCAVATED MATERIALS WILL BE MADE UNLESS OTHERWISE SPECIFIED IN THE PROJECT DOCUMENTS. EXCAVATION WORK SHALL INCLUDE THE REMOVAL AND SUBSEQUENT HANDLING OF ALL MATERIALS EXCAVATED OR OTHERWISE REMOVED FOR THE PERFORMANCE OF THE WORK, REGARDLESS OF TYPE, CHARACTER, COMPOSITION OR CONDITION THEREOF. NO ADDITIONAL PAYMENT WILL BE MADE FOR ROCK EXCAVATIONS UNLESS OTHERWISE SPECIFIED IN THE PROJECT DOCUMENTS. THE CONTRACTOR IS SOLELY RESPONSIBLE FOR DETERMINING THE AMOUNT OF ROCK EXCAVATION, IF ANY, TO BE INCLUDED IN HIS BID.
14. ALL DISTURBED AREAS, NOT RECEIVING PERMANENT STABILIZATION, SHALL HAVE 4" OF TOPSOIL REPLACED, TO LEAVE A SMOOTH SEEDBED SUITABLE TO RECEIVE SEED. SURFACE ROCK 1-1/2" OR GREATER IN ANY DIMENSION SHALL BE REMOVED FROM ALL FINISH GRADED AREAS. CONTRACTOR SHALL BE RESPONSIBLE FOR ALL SEEDING WORK.
15. THE CONTRACTOR SHALL GRADE ALL AREAS DISTURBED DURING THE COMPLETION OF THIS PROJECT TO PREVENT PONDING OR EROSION ON THIS SITE OR ADJACENT UNDISTURBED AREAS.
16. ALL ITEMS REMOVED SHALL BE DISPOSED OFF SITE BY THE CONTRACTOR IN ACCORDANCE WITH REQUIREMENTS OF LOCAL AUTHORITIES.
17. PRIOR TO MOVING OFF THE PROJECT SITE, THE CONTRACTOR SHALL NOTIFY THE ENGINEER TO MAKE A FINAL REVIEW OF THE CONSTRUCTION SITE.
18. IN THE EVENT THAT BLASTING IS PERMITTED ON THE PROJECT, THE CONTRACTOR SHALL COMPLY WITH ALL LAWS, ORDINANCES, APPLICABLE SAFETY CODE REQUIREMENTS AND REGULATIONS RELATIVE TO THE HANDLING, STORAGE AND USE OF EXPLOSIVES AND THE PROTECTION OF LIFE AND PROPERTY. THE CONTRACTOR SHALL BE RESPONSIBLE FOR ALL DAMAGE CAUSED BY HIS BLASTING OPERATIONS.

SAFETY NOTICE TO CONTRACTOR

1. IN ACCORDANCE WITH GENERALLY ACCEPTED CONSTRUCTION PRACTICES, THE CONTRACTOR WILL BE SOLELY AND COMPLETELY RESPONSIBLE FOR CONDITIONS OF THE JOB SITE, INCLUDING SAFETY OF ALL PERSONS AND PROPERTY DURING PERFORMANCE OF THE WORK. THIS REQUIREMENT WILL APPLY CONTINUOUSLY AND NOT BE LIMITED TO NORMAL WORKING HOURS.
2. THE DUTY OF THE ENGINEER OR OWNER TO CONDUCT CONSTRUCTION REVIEW OF THE CONTRACTOR'S PERFORMANCE IS NOT INTENDED TO INCLUDE REVIEW OF THE ADEQUACY OF THE CONTRACTOR'S SAFETY MEASURES, IN, ON OR NEAR THE CONSTRUCTION SITE.

UTILITY DISCLAIMER

1. INFORMATION SHOWN ON THESE DRAWINGS CONCERNING TYPE AND LOCATION OF UNDERGROUND AND OTHER UTILITIES IS NOT GUARANTEED TO BE ACCURATE OR ALL INCLUSIVE. THE CONTRACTOR IS RESPONSIBLE FOR MAKING HIS OWN DETERMINATION AS TO TYPE AND LOCATION OF UNDERGROUND AND OTHER UTILITIES AS MAY BE NECESSARY TO AVOID DAMAGE THERETO.

USE OF CONSTRUCTION DOCUMENTS

1. DRAWINGS AND SPECIFICATIONS ARE PROVIDED AS A SERVICE. DRAWINGS AND SPECIFICATIONS ARE NOT INTENDED FOR USE ON OTHER PROJECTS AT THIS SITE OR OTHER SITES WITHOUT WRITTEN APPROVAL OF THE ENGINEER.
2. DRAWING REPRODUCTION AND SCALING MAY ALTER THE INDICATED GRAPHIC SCALES.

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SEVEN BREW COFFEE
SEVEN 7B BREW DRIVE THRU

STATE OF ARKANSAS
REGISTERED ENGINEER
SHAWN W BARRY
08/13/2024

ENGINEER OF RECORD:
NAME: SHAWN W BARRY
LICENSE NO. AR #PE-16815

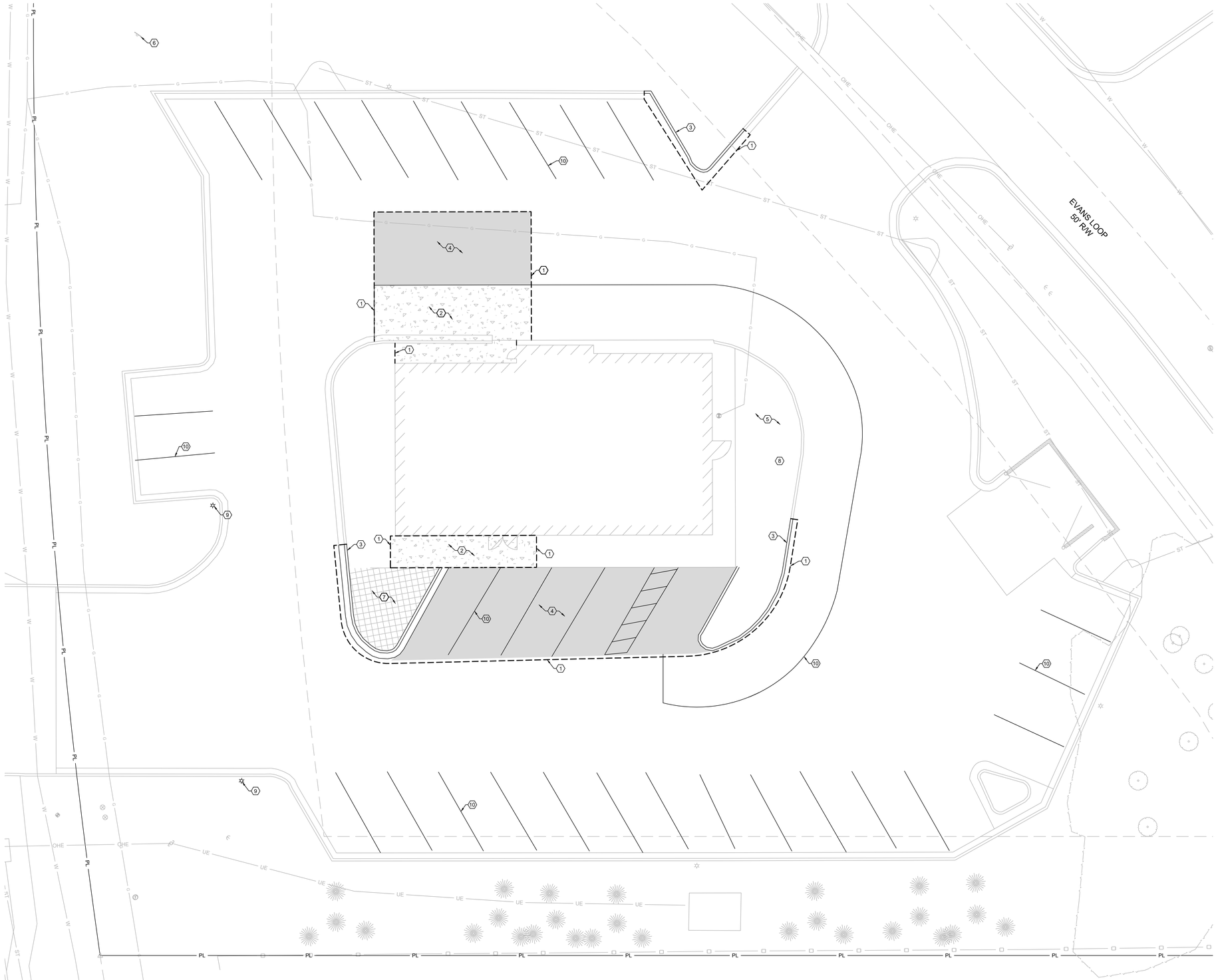
PROJECT NUMBER:
85 081

REVISION:

7 BREW COFFEE
BRYANT, AR
2006 NORTH REYNOLDS ROAD
BRYANT, AR

C0.1
GENERAL NOTES

DATE: AUGUST 15, 2024



HATCH LEGEND:

= ASPHALT AREA TO BE REMOVED.

= CONCRETE AREA TO BE REMOVED.

= LANDSCAPE SHRUBS & TREES TO BE REMOVED.

KEY NOTES:

1. SAW CUT CLEAN EDGE FOR PAVEMENT REMOVAL. PROTECT EDGE OF PAVEMENT DURING CONSTRUCTION.
2. REMOVE 700 S.F. ± OF CONCRETE.
3. REMOVE 135 L.F. ± OF CONCRETE CURB.
4. REMOVE 1651 S.F. ± OF ASPHALT PAVEMENT.
5. EXISTING LANDSCAPING. DO NOT DISTURB.
6. REMOVE EXISTING SIGN FACE. PYLON AND FOUNDATION TO REMAIN FOR REUSE.
7. REMOVE 222 S.F. EXISTING LANDSCAPING.
8. REMOVE EXISTING MENU BOARD AND INTERCOM.
9. REMOVE EXISTING LIGHT POLE.
10. REMOVE EXISTING STRIPING, TYPICAL.

7 BREW COFFEE
DRIVE THRU

STATE OF ARKANSAS
REGISTERED PROFESSIONAL ENGINEER
SHAWN W BARRY
08/13/2024

ENGINEER OF RECORD:

NAME: SHAWN W BARRY

LICENSE NO. AR #PE-16815

PROJECT NUMBER:
85 081

REVISION:

7 BREW COFFEE
BRYANT, AR

2006 NORTH REYNOLDS ROAD
BRYANT, AR

N

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H. SCALE: 1" = 10'

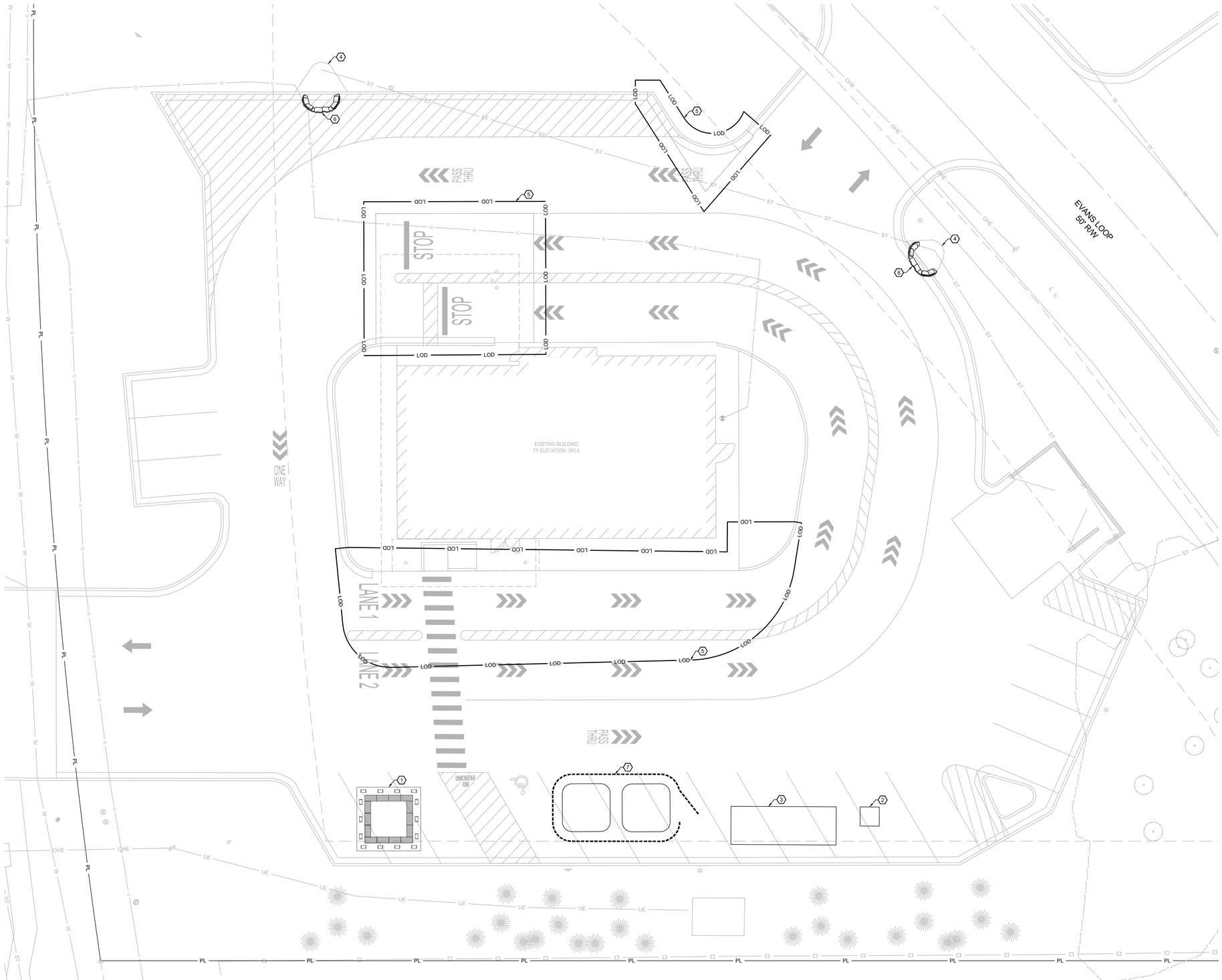
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C1.1
DEMOLITION PLAN

DATE: AUGUST 15, 2024



KEY NOTES:

1. APPROXIMATE LOCATION OF CONCRETE WASHOUT PER DETAIL 1.03 SHEET C7.1.
2. APPROXIMATE LOCATION OF PORTABLE RESTROOM.
3. APPROXIMATE LOCATION OF TEMPORARY ROLL-OFF DUMPSTER.
4. PROPOSED OUTFALL.
5. LIMITS OF DISTURBANCE = 0.08 ACRES.
6. CURB INLET SEDIMENT BARRIER PROTECTION PER DETAIL 1.04 SHEET C7.2.
7. APPROXIMATE LOCATION OF SOIL STOCKPILES. PROTECT STOCKPILES WITH COMPOST FILTER SOCK.

PHASING TABLE:

PHASE	CONSTRUCTION ACTIVITIES	BEST MANAGEMENT PRACTICES INSTALLED
PHASE 1 (PRE - CONSTRUCTION)	INSTALLATION OF PRE-CON BMP'S	~ TREE PROTECTION ~ CONSTRUCTION ENTRANCE ~ PERIMETER CONTROL (SILT SOCK)
PHASE 2	CLEARING	~ RETAIN TOPSOIL ~ STOCK PILE PROTECTION ~ DEWATERING ~ DUST CONTROL
PHASE 3	CONSTRUCTION	~ CONCRETE WASHOUT PIT ~ CONSTRUCTION ENTRANCE ~ TEMPORARY SEEDING
PHASE 4 (FINAL STABILIZATION)	FINAL STABILIZATION OF ALL DISTURBED AREAS	~ HYDROSEED ~ RIP RAP PLACEMENT ~ SEED / STRAW

7 BREW COFFEE DRIVE THRU

STATE OF ARKANSAS
REGISTERED PROFESSIONAL ENGINEER
SHAWN W BARRY
08/13/2024

ENGINEER OF RECORD:

NAME: SHAWN W BARRY

LICENSE NO. AR #PE-16815

PROJECT NUMBER:
85 081

REVISION:

7 BREW COFFEE
BRYANT, AR
2006 NORTH REYNOLDS ROAD
BRYANT, AR

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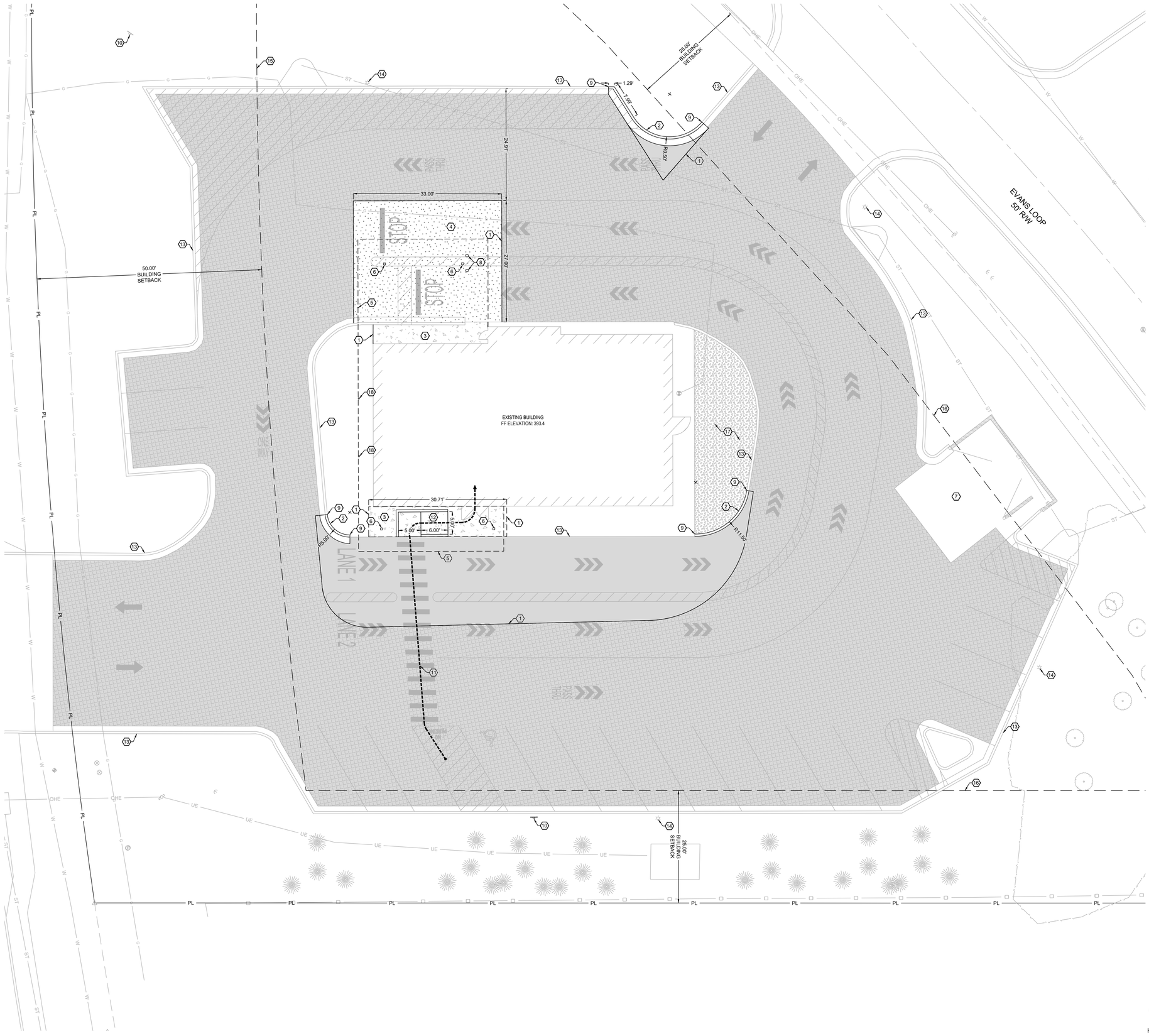
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C1.2
EROSION CONTROL PLAN

DATE: AUGUST 15, 2024



HATCH LEGEND:

- = ASPHALT PAVEMENT PER DETAIL 2.06 SHEET C7.1.
- = ASPHALT SEAL COAT OVER EXISTING PAVEMENT, PER MANUFACTURERS RECOMMENDATIONS.
- = CONCRETE SIDEWALK PER SIDEWALK DETAIL 2.02 SHEET C7.1.
- = CONCRETE PAVEMENT PER CONCRETE PAVEMENT DETAIL 2.03 AND 2.05 SHEET C7.1.
- = EXISTING LANDSCAPING.

KEY NOTES:

1. MATCH EXISTING PAVEMENT.
2. CONCRETE CURB & GUTTER PER DETAIL 2.01 SHEET C7.1.
3. SIDEWALK PER DETAIL 2.02 SHEET C7.1.
4. CONCRETE PAVEMENT PER CONCRETE PAVEMENT DETAILS 2.03 & 2.05 SHEET C7.1.
5. BUILDING CANOPY OUTLINE.
6. CANOPY COLUMNS LOCATIONS, TYPICAL.
7. EXISTING TRASH ENCLOSURE AND NEW GATE.
8. 36" X 4.5" BOLT-DOWN STEEL PIPE SAFETY BOLLARD.
9. CONNECT TO EXISTING CURB.
10. SIGN, SEE SHEET C6.1.
11. ACCESSIBLE PATH FROM PARKING TO BUILDING.
12. TYPE 2 ADA CURB RAMP PER DETAIL 2.12 SHEET C7.2.
13. EXISTING CURB AND GUTTER, DO NOT DISTURB.
14. EXISTING LIGHT POLE, TO REMAIN.
15. 50 FOOT BUILDING SETBACK LINE.
16. 25 FOOT BUILDING SETBACK LINE.
17. EXISTING LANDSCAPING TO REMAIN, PROTECT AS NEEDED. REMOVE AND REPLACE LANDSCAPING WITH LIKE SPECIES AS NECESSARY FOR MENU BOARD DEMOLITION.
18. CANOPY COLUMN TO BE FASTENED TO EXISTING SITE CONCRETE. CONTRACTOR TO FIELD VERIFY LOCATION DURING CONSTRUCTION.

PROPOSED USE:

RESTAURANT WITH DRIVE THRU.

ZONING:

ZONING: C-2 HIGHWAY COMMERCIAL DISTRICT.

PARKING REQUIREMENTS:

1 SPACE PER 300 S.F.
REQUIRED = 8 SPACES AT 2,400 S.F.
PROVIDED = 19 STALLS, 18 STANDARD AND 1 ADA.

BUILDING AND LOT DATA:

LOT SIZE	56,688 S.F.	≈ 1.30 ACRES
PROJECT FOOTPRINT	3,448 S.F.	≈ 0.08 ACRES
EXISTING BUILDING (1 STORY) - RETAIL	=	2,400 S.F.

QUANTITIES

CURB & GUTTER:	75 L.F.
ASPHALT PAVEMENT:	1,795 S.F.
ASPHALT SEAL COAT:	19,395 S.F.
8" CONCRETE PAVEMENT:	910 S.F.
4" CONCRETE SIDEWALK:	305 S.F.

KNOWN EXISTING UTILITIES

UTILITY	UTILITY	PHONE NUMBER
ELECTRIC	FIRST ELECTRIC COOPERATIVE	800-489-7405
WATER	CITY OF BRYANT	501-943-0441
SANITARY SEWER	CITY OF BRYANT	501-943-0441

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7 BREW COFFEE
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STATE OF ARKANSAS
REGISTERED ENGINEER
SHAWN W BARRY
08/13/2024

ENGINEER OF RECORD:
NAME: SHAWN W BARRY
LICENSE NO. AR #PE-16815

PROJECT NUMBER:
85 081

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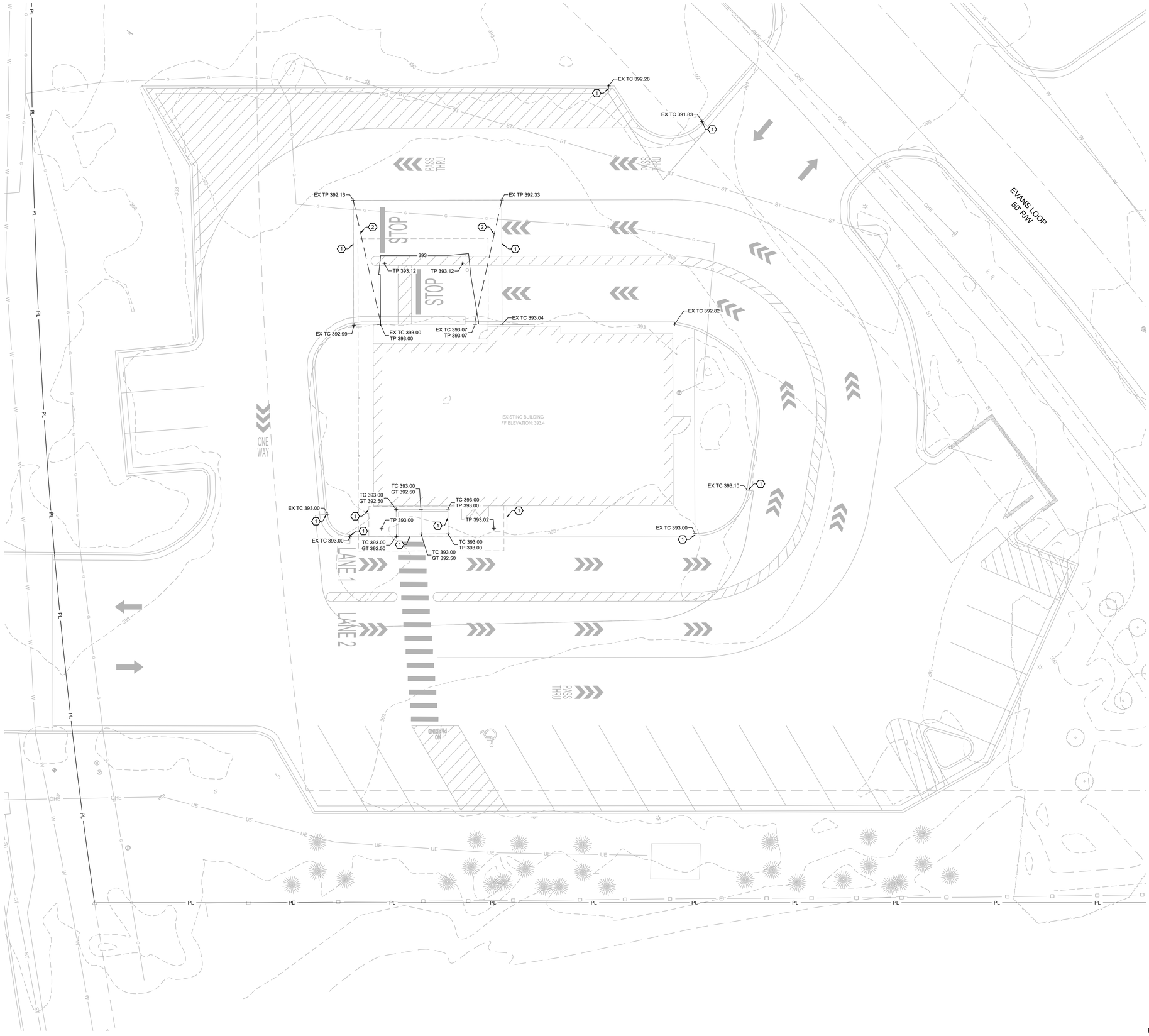
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C2.1
SITE PLAN

DATE: AUGUST 15, 2024



KEY NOTES:

1. MATCH EXISTING ELEVATION.
2. CENTERLINE OF GRADE BREAK IN PAVEMENT.

ABBREVIATIONS

BC	BACK OF CURB
CC	STANDARD CATCH CURB
CL	CENTER LINE
CMP	CORRUGATED METAL PIPE
EP	EDGE OF PAVEMENT
FES	FLARED END SECTION
FL	FLOW LINE
GT	GUTTER INVERT
GY	GUY WIRE
HDPE	HIGH DENSITY POLYETHYLENE
INV	INVERT
LF	LINEAR FEET
MC	MOUNTABLE CURB
PVC	POLYVINYL CHLORIDE PIPE
R/W	RIGHT-OF-WAY
RCP	REINFORCED CONCRETE PIPE
SC	SPILL CURB
TB	TOP OF BASE ROCK
TC	TOP OF CURB
TG	TOP OF GROUND
TP	TOP OF PAVEMENT
TS	TOP OF SIDEWALK
TW	TOP OF WALL
EX TP	EXISTING TOP OF PAVEMENT
EX TS	EXISTING TOP OF SIDEWALK
~→	DIRECTION OF SHEET FLOW

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H. SCALE: 1" = 10'

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SHAWN W BARRY
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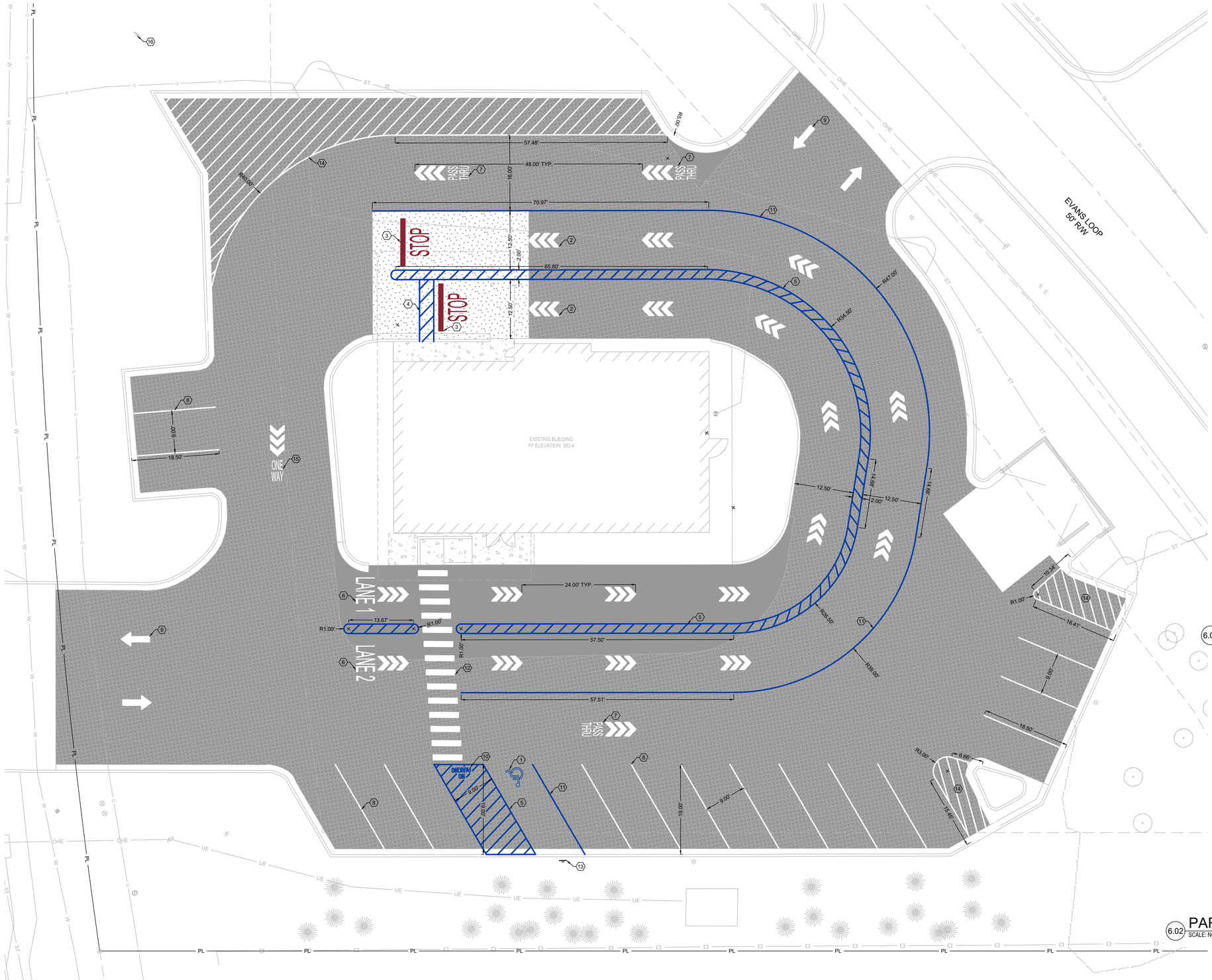
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C3.1
GRADING PLAN

DATE: AUGUST 15, 2024

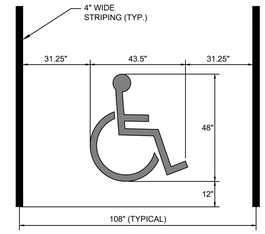


HATCH LEGEND:

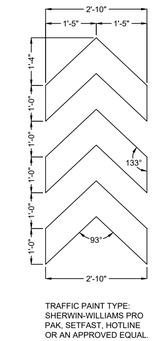
- = ASPHALT PAVEMENT PER DETAIL 2.06 SHEET C7.1.
- = ASPHALT SEAL COAT OVER EXISTING PAVEMENT, PER MANUFACTURERS RECOMMENDATIONS.
- = CONCRETE SIDEWALK PER SIDEWALK DETAIL 2.02 SHEET C7.1.
- = CONCRETE PAVEMENT PER CONCRETE PAVEMENT DETAIL 2.03 AND 2.05 SHEET C7.1.

KEY NOTES:

1. BLUE PAINTED ADA ACCESSIBLE PARKING SYMBOL PER DETAIL 6.01 THIS SHEET.
2. SOLID WHITE TRIPLE ARROW PAVEMENT MARKER, PER DETAIL 6.02 THIS SHEET.
3. 12" SOLID RED STOP BAR WITH 48-INCH TALL "STOP" TEXT PAINTED IN RED.
4. ALIGN 4" SOLID BLUE CROSS WALK MARKER WITH SLIDING DOOR PANEL AT FRONT OPENING.
5. 4-INCH SOLID BLUE PAVEMENT MARKER, TYPICAL. MIDLINES SPACE AT 24" O.C.
6. 48-INCH TALL "LANE #" PAINTED IN WHITE.
7. 24-INCH TALL "PASS THRU" PAINTED IN WHITE.
8. 4-INCH SOLID WHITE PAVEMENT MARKER FOR PARKING, TYPICAL.
9. SOLID WHITE DIRECTIONAL ARROW PAVEMENT MARKING.
10. "NO PARKING" PAINTED IN ACCESS AISLE, ALL CAPITAL LETTERS < 12-INCH HEIGHT LETTERS, 2-INCH STROKE.
11. 4-INCH SOLID BLUE PAVEMENT MARKER.
12. CROSS WALK PAVEMENT MARKING, 12" WIDE BY 6' LONG SOLID WHITE PAINT SPACED EVERY 3'. ORIENT THE STRIPES IN THE DIRECTION SHOWN PARALLEL TO THE DIRECTION OF TRAFFIC.
13. ADA VAN ACCESSIBLE SIGN PER DETAIL 6.03 SHEET C7.1.
14. 4-INCH SOLID WHITE PAVEMENT MARKER, TYPICAL. MIDLINES SPACE AT 24" O.C.
15. 24-INCH TALL "ONE WAY" PAINTED IN WHITE.
16. REPLACE SIGN FACE OF EXISTING PYLON SIGN.



6.01 ADA ACCESSIBLE PARKING SYMBOL
SCALE: NONE



PARKING LOT STRIPING COLORS & PAINT

ASPHALT PAINT COLORS:
WHITE PANTONE 000C
BLUE PANTONE 293

CONCRETE PAINT COLORS:
RED PANTONE 202
BLUE PANTONE 293

PMS 000C
R: 255
G: 255
B: 255
HEX: FFFFFF

PMS 293
R: 0
G: 61
B: 165
HEX: 003DA5

PMS 202
R: 138
G: 36
B: 50
HEX: 8A2432

TRAFFIC PAINT TYPE:
SHERWIN-WILLIAMS PRO PAK, SETFAST, HOTLINE OR AN APPROVED EQUAL.

6.02 PARKING LOT STRIPING COLORS & PAINT
SCALE: NONE

N

0 5 10
H. SCALE: 1" = 10'

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Arkansas

TOTH & ASSOCIATES
1550 E. REPUBLIC ROAD
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Ph: 417-888-0645 Fax: 417-888-0657
www.tothassociates.com
AR# 1008
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SEVEN BREW COFFEE DRIVE THRU

STATE OF ARKANSAS
REGISTERED ENGINEER
SHAWN W BARRY
08/13/2024

ENGINEER OF RECORD:
NAME: SHAWN W BARRY
LICENSE NO. AR #PE-16815

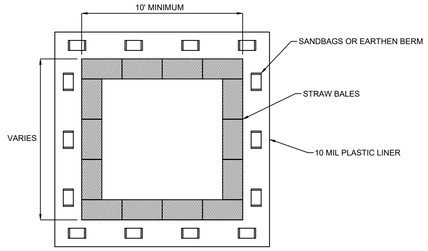
PROJECT NUMBER:
85 081

REVISION:

7 BREW COFFEE
BRYANT, AR
2006 NORTH REYNOLDS ROAD
BRYANT, AR

C6.1
STRIPING PLAN

DATE: AUGUST 15, 2024



PLAN VIEW

NOTES:
1. WASHOUT CONTAINMENT SHALL BE INSTALLED FOR DURATION OF CONCRETE WORK AND RETAIN CONCRETE AND OTHER WASHOUT LIQUIDS UNTIL EVAPORATION OR REMOVAL BY PUMP.
2. CONTAINMENT SHALL BE SIZED FOR EXPECTED WASHOUT VOLUMES.
3. AVOID PLACING NEAR STORM DRAINS, STREAMS, SINKHOLES, OUTFALLS OR OTHER LOW AREAS WHERE WATER PONDS OR FLOWS.
4. OTHER APPROVED LEAK-PROOF CONTAINMENT IS ACCEPTABLE.
5. TRAPS SHALL BE ROUTINELY. MAINTAINED AT 75% CAPACITY AND REPLACED AS NECESSARY TO PERFORM.
6. THE WASHOUT PIT SHALL BE COVERED BEFORE PREDICTED RAIN EVENTS TO PREVENT OVERFLOW.
7. THE CONCRETE WASHOUT SIGN SHALL BE INSTALLED WITHIN 30FT OF THE TEMPORARY CONCRETE WASHOUT FACILITY.

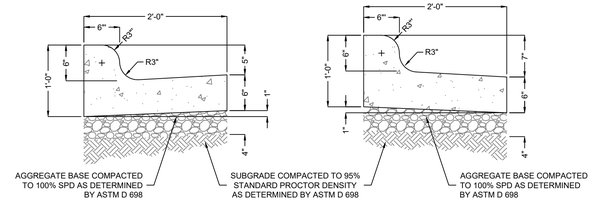


SIGNAGE



SECTION VIEW

1.03 CONCRETE WASHOUT
SCALE: NONE



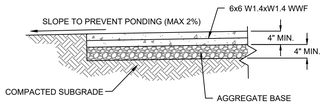
CATCH CURB

SPILL CURB

NOTES:

1. EXPANSION JOINTS SHALL BE FORMED BY A ONE-HALF (1/2) INCH THICK PREFORMED JOINT FILLER, CUT TO THE CONFIGURATION OF THE FULL SIZE OF THE CURB AND GUTTER SECTION AND BEING SECURED SO THAT THEY ARE NOT MOVED BY DEPOSITING AND COMPACTING THE CONCRETE AT THESE JOINTS. THE EDGES OF THESE JOINTS SHALL BE ROUNDED WITH AN EDGING TOOL ONE-EIGHTH (1/8) INCH RADIUS.
2. EXPANSION JOINTS SHALL BE PLACED WHERE CURB AND GUTTER ABUTS OTHER STRUCTURES AND AT ALL TANGENT POINTS TO CURBS. EXPANSION JOINTS SHALL NOT BE SPACED MORE THAN 50 FEET APART ON STRAIGHT RUNS FOR HAND LAID CURBS AND NOT MORE THAN 100 FEET APART FOR MACHINE LAID CURB AND GUTTER PROVIDED THAT ONE-HALF (1/2) INCH THICK JOINT FILLER IS USED. ALL JOINTS SHALL BE FORMED AT RIGHT ANGLES TO THE ALIGNMENT OF THE CURB AND GUTTER.
3. CONTRACTION JOINTS SHALL BE CONSTRUCTED BY INSERTING A REMOVABLE METAL TEMPLATE IN THE FRESH CONCRETE, THEY SHALL NOT BE SAW CUT, CONTRACTION JOINTS SHALL BE TO A DEPTH OF NOT LESS THAN ONE AND ONE-FOURTH (1-1/4) INCHES BELOW THE SURFACE AND TO A WIDTH NOT TO EXCEED THREE-EIGHTHS (3/8) INCH. CONTRACTION JOINTS SHALL BE LOCATED APPROXIMATELY 10 FEET APART.

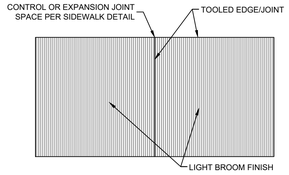
2.01 CONCRETE CURB & GUTTER DETAIL
SCALE: NONE



NOTES:

1. PROVIDE CONTROL JOINTS @ 5' O.C. MAX. OR WIDTH OF SIDEWALK. SEE JOINT DETAIL.
2. PROVIDE EXPANSION JOINTS @ 20' O.C. MAX. & AS INDICATED ON SITE PLAN.
3. WHERE WALK ABUTS ANOTHER WALK, CONCRETE CURBS, DRIVEWAYS AND SIMILAR STRUCTURES, PROVIDE 1/2" EXP. JOINT W/ FIBER BOARD AND SELF-LEVELING SEALANT.
4. KEY ALL CONSTRUCTION JOINTS.
5. PROVIDE NON-SLIP LIGHT BROOM FINISH.
6. MAXIMUM SIDEWALK CROSS SLOPE SHALL BE 2%. MAXIMUM SLOPE OF SIDEWALK IN DIRECTION OF TRAVEL SHALL BE 5%.

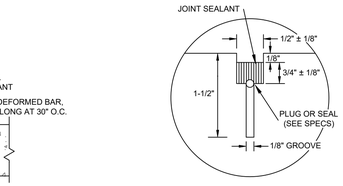
SECTION



NOTES:

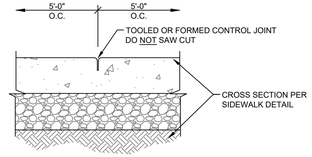
1. CONTRACTOR SHALL TOOL EDGES AND JOINTS AS SHOWN THEN LIGHTLY BROOM FINISH ENTIRE SIDEWALK SURFACE.

FINISH PLAN

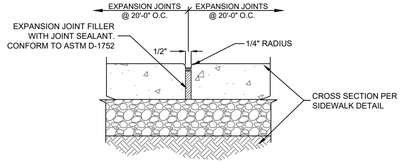


DOWELED CONSTRUCTION JOINT

CONTRACTION JOINT SEALANT DETAIL

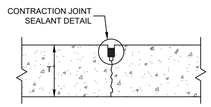


CONTROL JOINT

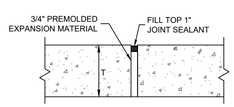


EXPANSION JOINT

2.02 SIDEWALK DETAILS
SCALE: NONE



SAWED CONSTRUCTION JOINT

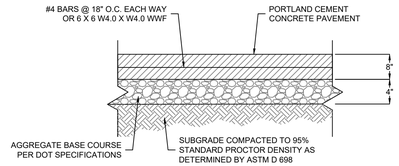


EXPANSION JOINT

2.03 CONCRETE PAVEMENT JOINT DETAILS
SCALE: NONE

CONCRETE JOINT NOTES:

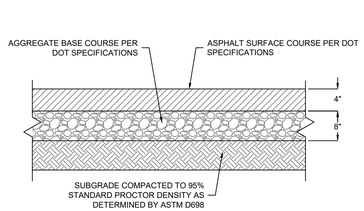
1. CONSTRUCTION JOINTS SHALL BE PLACED AS REQUIRED BY THE CONTRACTOR.
2. EXPANSION JOINTS SHALL BE PLACED WHERE CONCRETE ABUTS STRUCTURES OR EXISTING PAVEMENT AND AT 45 FEET ON CENTER, EACH DIRECTION (OR AS SHOWN ON PLAN).
3. CONTRACTION JOINTS SHALL BE PLACED AT 15 FEET MINIMUM SPACING IN EACH DIRECTIONS.



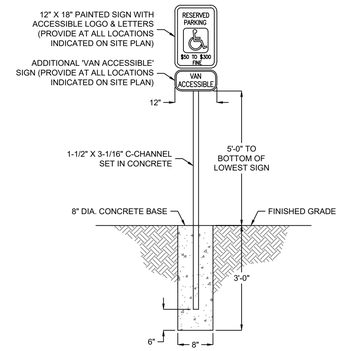
NOTES:

1. SEE CONCRETE PAVEMENT JOINT DETAILS AND NOTES.
2. CONCRETE SHALL HAVE A MINIMUM 28 DAY COMPRESSIVE STRENGTH OF 4,000 PSI AND BE BE PLACED WITH A MAXIMUM SLUMP OF 4 INCHES PER GEOTECHNICAL ENGINEERING REPORT IF AVAILABLE.
3. ALL MATERIALS SHALL MEET THE CURRENT DOT STANDARD SPECIFICATIONS FOR ROAD AND BRIDGE CONSTRUCTION.

2.05 CONCRETE PAVEMENT
SCALE: NONE



2.06 ASPHALT PAVEMENT
SCALE: NONE



6.03 ADA ACCESSIBLE SIGN DETAIL
SCALE: NONE

SEVEN 7 BREW COFFEE DRIVE THRU

STATE OF ARKANSAS SHAWN W. BARRY REGISTERED ENGINEER
08/13/2024

ENGINEER OF RECORD:
NAME: SHAWN W BARRY
LICENSE NO. AR #PE-16815

PROJECT NUMBER:
85 081

REVISION:

7 BREW COFFEE
BRYANT, AR
2006 NORTH REYNOLDS ROAD
BRYANT, AR

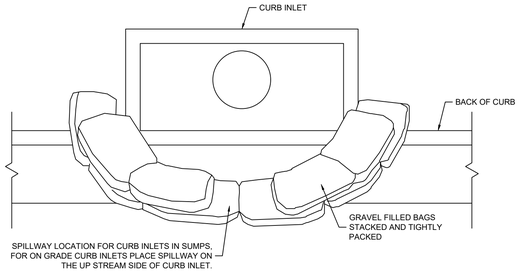
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C7.1
DETAILS

DATE: AUGUST 15, 2024

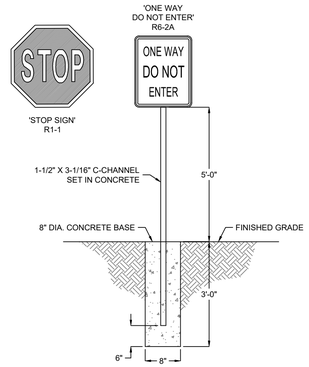


CROSS SECTION

NOTES:

1. PLACE CURB INLET SEDIMENT BARRIERS ON GENTLY SLOPING STREET SEGMENTS OR IN SUMPS WHERE WATER CAN POND AND ALLOW SEDIMENT TO SEPARATE FROM RUNOFF.
2. BAGS, OF EITHER BURLAP OR WOVEN GEOTEXTILE FABRIC, ARE FILLED WITH GRAVEL, LAYERED AND PACKED TIGHTLY.
3. LEAVE ONE BAG GAP IN THE TOP ROW TO PROVIDE A SPILLWAY FOR OVERFLOW.
4. INSPECT BARRIERS AND REMOVE SEDIMENT AFTER EACH RAINFALL EVENT. SEDIMENT AND GRAVEL MUST BE REMOVED FROM THE TRAVELED WAY IMMEDIATELY.

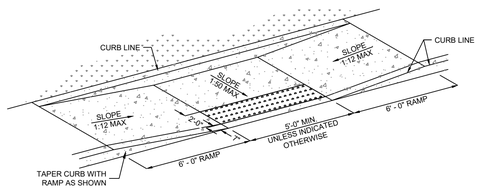
1.04 CURB INLET SEDIMENT BARRIER DETAIL
SCALE: NONE



6.04 TYPICAL SIGN POST DETAIL
SCALE: NONE

NOTES:

1. DETECTABLE WARNING ON RAMP SURFACE SHALL CONSIST OF TRUNCATED DOMES (FOR THE ENTIRE WIDTH OF THE RAMP) AND SHALL CONTRAST VISUALLY W/ ADJOINING SURFACES. PROVIDE ARMOR-TILE ADA TACTILE EPOXY POLYMER CAST IN PLACE WARNING TILES WITH TRUNCATED DOMES OR APPROVED EQUAL.
2. TRUNCATED DOMES SHALL HAVE A DIAMETER OF 0.9 INCH AT THE BOTTOM, A DIAMETER OF 0.4 INCH AT THE TOP, A HEIGHT OF 0.2 INCH AND A CENTER-TO-CENTER SPACING OF 1.7 INCHES MEASURED ALONG ONE SIDE OF A SQUARE ARRANGEMENT.



2.12 TYPE 2 CURB RAMP DETAIL
SCALE: NONE

7 BREW COFFEE
DRIVE THRU

STATE OF ARKANSAS REGISTERED ENGINEER SHAWN W BARRY
08/13/2024

ENGINEER OF RECORD:
NAME: SHAWN W BARRY
LICENSE NO. AR #PE-16815

PROJECT NUMBER:
85 081

REVISION:

7 BREW COFFEE
BRYANT, AR
2006 NORTH REYNOLDS ROAD
BRYANT, AR

Certificate of Authorization Toth & Associates, Inc. 1008 Arkansas

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AR# 1008
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C7.2
DETAILS

DATE: AUGUST 15, 2024

ABBREVIATIONS

1.	A.R.=	ANCHOR ROD
2.	ACI=	AMERICAN CONCRETE INSTITUTE
3.	AISC=	AMERICAN INSTITUTE OF STEEL CONSTRUCTION
4.	AISI=	AMERICAN IRON AND STEEL INSTITUTE
5.	ARCH=	ARCHITECTURE/ARCHITECT
6.	ASTM=	AMERICAN SOCIETY FOR TESTING AND MATERIALS
7.	A.W.=	AFTER WELDING
8.	AWS=	AMERICAN WELDING SOCIETY
9.	BAR=	REBAR
10.	B.O.=	BOTTOM OF
11.	B.O.A.=	BACK OF ANGLE
12.	B.O.F.=	BOTTOM OF FOOTING
13.	B.O.S.=	BOTTOM OF STEEL
14.	BRG=	BEARING
15.	BTM=	BOTTOM
16.	CANT=	CANTILEVERED
17.	C.I.P.=	CAST-IN-PLACE
18.	C.J.P.=	COMPLETE JOINT PENETRATION WELD
19.	CL=	CENTERLINE
20.	CLR=	CLEAR
21.	CMU=	CONCRETE MASONRY UNIT
22.	COL=	COLUMN
23.	CONC=	CONCRETE
24.	CONN=	CONNECTION
25.	CONT=	CONTINUOUS
26.	D.B.=	DECK BEARING
27.	D.B.A.=	DEFORMED BAR ANCHOR
28.	D.E.=	DECK EDGE
29.	DIA=	DIAMETER
30.	DL=	DEAD LOAD
31.	DTL=	DETAIL
32.	DWG=	DRAWING
33.	E=	EXISTING
34.	EA=	EACH
35.	E.F.=	EACH FACE
36.	EL=	ELEVATION
37.	EPS=	EXPANDED POLYSTYRENE
38.	EQ=	EQUAL
39.	E.W.=	EACH WAY
40.	EXT=	EXTERIOR
41.	f'c=	CONCRETE COMPRESSIVE STRENGTH
42.	F.F.=	FINISHED FLOOR
43.	FND=	FOUNDATION
44.	F.O.W.=	FACE OF WALL
45.	F.S.=	FAR SIDE
46.	FTG=	FOOTING
47.	F.V.=	FIELD VERIFY
48.	GA=	GAGE / GAUGE
49.	GALV=	GALVANIZED
50.	G.B.=	GRADE BEAM
51.	G.C.=	GENERAL CONTRACTOR
52.	(H)=	HIGH
53.	H&L=	HIGH & LOW
54.	H.A.S.=	HEADED ANCHOR STUD
55.	HORIZ=	HORIZONTAL
56.	IBC=	INTERNATIONAL BUILDING CODE
57.	I.D.=	INSIDE DIAMETER
58.	INFO=	INFORMATION
59.	INT=	INTERIOR
60.	J.B.=	JOIST BEARING
61.	J.B.E.=	JOIST BEARING ELEVATION
62.	KIP=	1000 POUNDS
63.	KSI=	KIPS PER SQUARE INCH
64.	(L)=	LOW
65.	L=	LENGTH
66.	LB=	POUND
67.	LGSF=	LIGHT-GAGE STEEL FRAMING
68.	LL=	LIVE LOAD
69.	LLH=	LONG LEG HORIZONTAL
70.	LLV=	LONG LEG VERTICAL
71.	LONG=	LONGITUDINAL
72.	L.P.=	LAYOUT POINT
73.	LVL=	LAMINATED VENEER LUMBER
74.	LW=	LIGHTWEIGHT
75.	MAX=	MAXIMUM
76.	MECH=	MECHANICAL
77.	MEP=	MECHANICAL, ELECTRICAL, PLUMBING
78.	MFR=	MANUFACTURER
79.	MIL=	THOUSANDS OF AN INCH
80.	MIN=	MINIMUM
81.	MISC=	MISCELLANEOUS
82.	MTL=	METAL
83.	N.I.C.=	NOT IN CONTRACT
84.	N.S.=	NEAR SIDE
85.	N.T.S.=	NOT TO SCALE
86.	N.W.=	NORMAL WEIGHT
87.	O.C.=	ON CENTER
88.	O.D.=	OUTSIDE DIAMETER
89.	OPP=	OPPOSITE / OPPOSITE HAND
90.	PAF=	POWDER ACTUATED FASTENER
91.	P.C.F.=	POUNDS PER CUBIC FOOT
92.	PEMB=	PRE-ENGINEERED METAL BUILDING
93.	PLF=	POUNDS PER LINEAR FOOT
94.	PPT=	PRESERVATIVE PRESSURE TREATED
95.	PSF=	POUNDS PER SQUARE FOOT
96.	PSI=	POUNDS PER SQUARE INCH
97.	PT=	POST TENSIONED
98.	REINF=	REINFORCING
99.	REQ=	REQUIRE
100.	RTU=	ROOF TOP UNIT
101.	S.C.=	SLIP CRITICAL
102.	SCH=	SCHEDULE
103.	SDI=	STEEL DECK INSTITUTE
104.	SIM=	SIMILAR
105.	SJI=	STEEL JOIST INSTITUTE
106.	SL=	SNOW LOAD
107.	S.O.G.=	SLAB ON GRADE
108.	SPECS=	SPECIFICATIONS
109.	STD=	STANDARD
110.	STL=	STEEL
111.	T=	THICKNESS
112.	T&B=	TOP AND BOTTOM
113.	T.O.=	TOP OF
114.	T.O.F.=	TOP OF FOOTING
115.	T.O.P.=	TOP OF PEDESTAL
116.	T.O.S.=	TOP OF STEEL
117.	T.O.W.=	TOP OF WALL
118.	TYP=	TYPICAL
119.	UL=	ULTIMATE LOAD
120.	U.N.O.=	UNLESS NOTED OTHERWISE
121.	VERT=	VERTICAL
122.	VLD=	VERTICAL LEG DOWN
123.	W=	WIDTH
124.	WL=	WIND LOAD
125.	W.P.=	WORK POINT
126.	WWF=	WELDED WIRE FABRIC
127.	(#)=	QUANTITY

LOADING TABLE AND CODE INFORMATION

2021 ARKANSAS FIRE PREVENTION CODE (2021 IBC w/ ARKANSAS AMMENDMENTS)

1.	DEAD LOADS		
	A.	EXISTING ROOF DEAD LOAD	20 PSF
	B.	CANOPY DEAD LOAD	20 PSF
2.	LIVE LOADS		
	A.	EXISTING ROOF LIVE LOAD	20 PSF
	B.	CANOPY LIVE LOAD	20 PSF
3.	SNOW LOADS		
	A.	GROUND SNOW LOAD (pg)	10 PSF
	B.	FLAT ROOF SNOW LOAD (pf)	14 PSF
	C.	EXPOSURE FACTOR (Ce)	1.0
	D.	IMPORTANCE FACTOR (Is)	1.0
	E.	THERMAL FACTOR (Ct)	1.2
	F.	DRIFT	PER CODE
4.	WIND LOAD DESIGN CRITERIA		
	A.	ULTIMATE DESIGN WIND SPEED (Vult)	105 MPH
	B.	RISK CATEGORY	II
	C.	EXPOSURE CATEGORY	C
	D.	INTERNAL PRESSURE COEFFICIENT (GCpi)	+/- 0.18
5.	SEISMIC LOAD DESIGN CRITERIA		
	A.	RISK CATEGORY	II
	B.	IMPORTANCE FACTOR (Ie)	1.0
	C.	SPECTRAL RESPONSE ACCELERATIONS AND COEFFICIENTS	
		SHORT PERIOD ACCELERATION (Ss)	0.313
		LONG PERIOD ACCELERATION (S1)	0.133
		SHORT PERIOD RESPONSE (SDs)	0.324
		LONG PERIOD RESPONSE (SD1)	0.207
	D.	SITE CLASS	D
	E.	SEISMIC DESIGN CATEGORY	D
	F.	SEISMIC FORCE RESISTING SYSTEM	TABLE 12.2-1 G.2 (SOCCS)
	G.	ANALYSIS PROCEDURE	ELF
	H.	RESPONSE MODIFICATION FACTOR (R)	4
	I.	SYSTEM OVERSTRENGTH FACTOR (Ω)	2
	J.	DEFLECTION AMPLIFICATION FACTOR (Cd)	3.5

SYMBOL LEGEND

TAG OR SYMBOL	DESCRIPTION
	CENTERLINE
? ?	KEYNOTE
XXXXXXXXXX XXXXXXXXXX	ELEVATION MARKER
? ? ? ?	WELD SYMBOL
TYP	
1	REVISION TAG

EXISTING DIMENSIONS & CONDITIONS

1. THIS PROJECT CONSISTS OF AN ADDITION AND/OR MODIFICATIONS TO AN EXISTING BUILDING. INFORMATION ON EXISTING CONDITIONS, WHEN AVAILABLE, HAS BEEN TAKEN FROM FIELD MEASUREMENTS. SOME EXISTING CONDITIONS ARE INACCESSIBLE OR HIDDEN FROM VIEW AND CONDITIONS MAY BE DISCOVERED DURING CONSTRUCTION THAT VARY FROM THE ANTICIPATED CONDITIONS. IT IS THE CONTRACTORS RESPONSIBILITY TO VERIFY ALL EXISTING DIMENSIONS SHOWN ON THESE DRAWINGS AND TO VERIFY THE LOCATION OF FRAMING MEMBERS AND ANY OBSTRUCTIONS WHICH WILL AFFECT THE WORK. AS A PART OF THE WORK, THE CONTRACTOR SHALL PREPARE AN ACCURATE FIELD SURVEY OF THE LOCATION OF ALL STRUCTURAL MEMBERS AND ANY OBSTRUCTIONS IN THE WORK AREA PRIOR TO BEGINNING SHOP DRAWINGS AND CONSTRUCTION. THIS SURVEY SHALL BE SUBMITTED TO THE ARCHITECT/ENGINEER WITH ANY VARIANCES NOTED.
2. CONTRACTOR SHALL NOTIFY ENGINEER/ARCHITECT OF ANY DETERIORATION, CORROSION, CUTTING/NOTCHING OF MEMBERS, SIGNS OF WEAR, OR OTHER DAMAGE WHICH MAY COMPROMISE THE STRUCTURE. THESE CONDITIONS MAY NOT BE APPARENT UNTIL THE CONSTRUCTION WORK IS UNDERWAY.

WOOD FRAMING NOTES

1. WOOD FRAMING INCLUDING MISCELLANEOUS BEAMS, LINTELS, HEADERS, ETC. SHALL BE #2 GRADE DOUGLAS FIR-LARCH (Fb = 900 PSI).
2. LIGHT FRAMING SUCH AS PLATES, SILLS, CRIPPLES, BLOCKING AND ROOF FRAMING NOT OTHERWISE SPECIFIED SHALL BE #3 GRADE DOUGLAS FIR-LARCH (Fb = 525 PSI) OR BETTER.
3. STUDS SHALL BE #1/#2 GRADE SPRUCE-PINE-FIR (Fb = 875 PSI, Fc = 1150 PSI) OR BETTER.
4. ALL WOOD FRAMING SHALL BE SELECTED SUCH THAT NO LUMBER WITH LARGE KNOTS, WARPS, SPLITS, OR DEFECTS IS USED.
5. WHERE CALLED FOR ON PLANS TO USE FRAMING ANCHORS AND HARDWARE, USE Z-MAX GALVANIZED STEEL FRAMING ANCHORS EQUAL TO SIMPSON.
6. ALL LUMBER IN CONTACT WITH CONCRETE OR MASONRY SHALL BE "TREATED" AND SHALL COMPLY WITH APPLICABLE REQUIREMENTS OF AWPA STANDARD U1 TO THE REQUIREMENTS OF USE CATEGORY 2 (UC2).
7. ALL LUMBER FOR EXTERIOR USES, INCLUDING DECKING, DECK JOIST, RAILINGS, OR ANY LUMBER EXPOSED TO WEATHER SHALL BE "TREATED" AND COMPLY WITH APPLICABLE REQUIREMENTS OF AWPA STANDARD U1 TO THE REQUIREMENTS OF USE CATEGORY 3B (UC3B).
8. ALL "TREATED" LUMBER WITH FIELD-CUT ENDS SHALL BE TREATED WITH PRESERVATIVES IN ACCORDANCE WITH AWPA STANDARD M4.
9. WOOD FRAMING, ROUGH CARPENTRY, AND MISCELLANEOUS WOOD CARPENTRY WORK SHALL BE GOVERNED BY INTERNATIONAL BUILDING CODE REQUIREMENTS. ALL SUCH WORK SHALL COMPLY WITH CONSTRUCTION, CONNECTION AND GENERAL REQUIREMENTS OF CHAPTER 23 OF THE CODE. IT SHALL BE A REQUIREMENT OF THIS CONTRACT THAT THE CONTRACTOR PROVIDE A COPY OF THIS CHAPTER TO ALL PERTINENT PARTIES.
10. SILL PLATE SHALL BE CONNECTED TO THE FOUNDATION WITH 5/8"Ø x 8" (MIN) SIMPSON TITEN HD @ 4'-0" O.C. (MAX)- SEE SHEAR WALL SCHEDULE FOR REQUIRED SPACING AND ADDITIONAL REQUIREMENTS. THERE SHALL BE A MINIMUM OF TWO ANCHOR BOLTS PER SECTION OF PLATE AND ANCHOR BOLTS SHALL BE PLACED 12" FROM END OF PLATE AND NO CLOSER THAN 3" FROM EDGE OF PLATE. REFER TO IBC CHAPTER 23.
11. ALL BEAMS BEARING PERPENDICULAR TO WALL FRAMING SHALL BE SUPPORTED BY MULTIPLE STUDS FOR THE FULL WIDTH OF THE BEAM, UNO. MULTIPLE STUDS SHALL BE CONTINUED TO FOUNDATION.
12. REFER TO NDS SECTION 15.3.3 FOR NAILING REQUIREMENTS FOR MULTIPLE STUDS.
13. LAMINATED VENEER LUMBER (LVL) BEAMS AS CALLED OUT IN THE PLANS ARE SIZED AS PER "TRUSS JOIST CORPORATION" RECOMMENDATIONS. ALTERNATE LVL BEAMS WILL BE CONSIDERED IF PROPER DESIGN INFORMATION IS SUBMITTED AND APPROVED AS EQUAL. (Fb = 2600 PSI, E = 1.9.10^6 PSI).
14. REFER TO SHEET S4.1 FOR STANDARD FRAMING DETAILS.

WOOD SHEATHING & DECKING NOTES

1. TYPICAL WALL SHEATHING SHALL BE 7/16" (1/2") APA RATED 24/16 STRUCTURAL 1 EXPOSURE 1 PANELS. NAIL TO SUPPORTS WITH 8d COMMON NAILS AT 6" O.C. AT PANEL EDGES AND 12" O.C. AT INTERMEDIATE SUPPORTS. PROVIDE SOLID BLOCKING AT ALL PANEL EDGES. SEE SHEAR WALL SCHEDULE FOR REQUIREMENTS AT SHEAR WALLS.
2. WOOD STRUCTURAL PANELS SHALL BE OSB OR PLYWOOD WITH (4) OR MORE PLIES AND SHALL COMPLY WITH DOC PS 1 OR PS 2.
3. PANELS SHALL BE INSTALLED WITH THE STRENGTH AXIS (LONG DIRECTION) PERPENDICULAR TO SUPPORTS.

STRUCTURAL STEEL NOTES

1. STRUCTURAL STEEL SHALL CONFORM TO THE FOLLOWING ASTM SECTIONS:
   - ANGLES, CHANNELS, PLATES AND BAR STOCK -A36 (SS)
   - STEEL PIPE - A53 GR.B OR A500 GR.B, Fy=42ksi (SS)
   - ANCHOR BOLTS - ASTM F1554, GRADE 36
   - STEEL TUBING - A500 GR.B, Fy=46ksi
2. STEEL SHALL BE DETAILED, FABRICATED AND ERECTED ACCORDING TO ALL APPLICABLE SECTIONS OF THE LATEST EDITION OF THE AISC 360-2010 MANUAL OF STEEL CONSTRUCTION, ASD.
3. PERFORM ALL WELDING WITH E70 XX ELECTRODE, UNLESS NOTED OTHERWISE OR UNLESS REQUIRED FOR SPECIAL CONNECTIONS.
4. WELDING OF STRUCTURAL MEMBERS SHALL BE PERFORMED BY CERTIFIED WELDERS AND WELDING SHALL BE IN ACCORDANCE WITH "STRUCTURAL WELDING CODE" OF THE AMERICAN WELDING SOCIETY (AWS D1.1).
5. ALL EXPOSED STEEL SHALL BE GALVANIZED OR COATED WITH A HIGH PERFORMANCE PAINT U.N.O., EXCEPT MASONRY SUPPORT LINTELS SHALL BE GALVANIZED.

COLD-FORMED STEEL NOTES

COLD FORMED STEEL NOTES:

1. COLD-FORMED STEEL FABRICATION AND INSTALLATION SHALL BE IN ACCORDANCE WITH AISI S200-2012 "STANDARD FOR COLD-FORMED STEEL FRAMING - GENERAL PROVISIONS."
2. WELDING OF COLD-FORMED STEEL SHALL BE IN ACCORDANCE WITH THE STANDARD CODE OF ARC AND GAS WELDING IN BUILDING CONSTRUCTION.
3. AXIALLY LOADED STUDS SHALL BE POSITIONED DIRECTLY UNDER TRUSS BEARING POINTS WHENEVER POSSIBLE.
3. PERFORM ALL WELDING OF LIGHT GAUGE WITH AWS E-7014 ELECTRODE, UNLESS NOTED OTHERWISE OR UNLESS REQUIRED FOR SPECIAL CONNECTIONS.
12. HEADERS AND BUILT-UP BEAMS SHALL BE FORMED FROM UNPUNCHED MEMBERS.
4. MINIMUM YIELD STRENGTH FOR COLD-FORMED MEMBERS SHALL BE 33 KSI (SS), AND CONFORM TO ASTM A653.
5. STEEL FRAMING SCREWS SHALL BE COLD-HEADING QUALITY STEEL THAT COMPLIES WITH ASTM A548, GRADE 1022.

WOOD SHEATHING & DECKING NOTES ANCHORED TO LIGHT GAUGE

1. ROOF DECKING SHALL BE 19/32" (5/8") STRUCTURAL I EXPOSURE I APA RATED 40/20 TONGUE AND GROOVE PANELS. "H" CLIPS MAY BE USED AT THE CONTRACTOR'S OPTION IN LIEU OF T&G. SCREW TO SUPPORTS WITH #8 PAN HEAD TEK SCREWS AT 6" O.C. AT PANEL EDGES AND 12" O.C. AT INTERMEDIATE SUPPORTS.
2. FLOOR DECKING SHALL BE 1 1/8" ADVANTECH PANELS T&G. GLUE AND SCREW TO SUPPORTS WITH #8 PAN HEAD TEK SCREWS AT 6" O.C. AT PANEL EDGES AND 12" O.C. AT INTERMEDIATE SUPPORTS. GLUE SHALL MEET APA SPEC AFG-01.
3. WOOD STRUCTURAL PANELS SHALL BE OSB OR PLYWOOD WITH (4) OR MORE PLIES AND SHALL COMPLY WITH DOC PS 1 OR PS 2.
4. PANELS SHALL BE INSTALLED WITH THE STRENGTH AXIS (LONG DIRECTION) PERPENDICULAR TO SUPPORTS.

GENERAL FOUNDATION & SLAB ON GRADE NOTES

1. IN AREA OF THE STRUCTURE, EXISTING ORGANIC MATERIAL, UNSUITABLE SOIL, ABANDONED FOOTINGS AND ANY OTHER EXISTING UNSUITABLE MATERIALS SHALL BE REMOVED. ANY FILL MATERIAL REQUIRED AT THE SITE SHALL BE OF A SIMILAR TYPE SOIL THAT IS PRESENT THIS SITE EXHIBITING LIQUID LIMIT VALUES BELOW 50 AND PLASTIC INDEX VALUES BELOW 10. ROCKS GREATER THAN 6 IN. SHALL BE EXCLUDED FROM STRUCTURAL FILL LIFTS. FILL MATERIAL SHALL BE PLACED IN LOOSE LIFTS NO GREATER THAN 8 INCHES IN DEPTH AND SHALL BE COMPACTED TO 95% OF MAXIMUM DENSITY BASED ON STANDARD PROCTOR DENSITIES (ASTM D-698). ADEQUATE FIELD DENSITY AND MOISTURE CONTENT TESTS SHALL BE PERFORMED TO ENSURE COMPLIANCE WITH REQUIREMENTS.
2. TESTING OF CONTROLLED STRUCTURAL FILL SHALL BE DONE BY A QUALIFIED TESTING LABORATORY RETAINED BY THE OWNER. SEE STRUCTURAL DRAWINGS FOR REQUIRED TESTING. CONTRACTOR IS RESPONSIBLE FOR COORDINATING WORK WITH INSPECTOR.
   - AFTER STRIPPING SITE AND PRIOR TO PLACEMENT OF ANY FILL, NOTIFY SPECIAL INSPECTOR/TESTING AGENCY FOR INSPECTION OF SOIL CONDITIONS. INSPECTION SHALL INCLUDE PROOF ROLLING SITE WITH HEAVY EQUIPMENT PROVIDED BY THE CONTRACTOR.
   - AFTER EXCAVATION FOR FOUNDATIONS AND PRIOR TO PLACEMENT OF STEEL REINFORCEMENT OR CONCRETE, NOTIFY SPECIAL INSPECTOR/TESTING AGENCY FOR INSPECTION OF SOIL CONDITIONS. WHEN SOIL OF INADEQUATE STRENGTH IS NOTED, CONTRACTOR SHALL FURTHER DEEPEN EXCAVATIONS UNTIL SUITABLE BEARING CONDITIONS ARE VERIFIED BY TESTING. OVEREXCAVATIONS MAY BE BACKFILLED WITH SUITABLE COMPACTED ENGINEERED FILL, SUITABLE GRANULAR BASE, OR STRUCTURAL CONCRETE BACKFILL.
3. EXTERIOR FOOTINGS SHALL BEAR AT MIN. DEPTHS AS NOTED IN FOOTING SECTIONS AND PLANS, 30" BELOW EXTERIOR FINISH GRADE, OR INTO APPROVED BEARING STRATA, WHICHEVER DEPTH IS GREATER. NOTE THAT FOOTING BEARING ELEVATIONS GIVEN ON THE PLANS ARE ESTIMATED DEPTHS ONLY. WHERE UNSUITABLE SOIL IS ENCOUNTERED, FOOTING DEPTHS MAY VARY.
4. EXCAVATION FOR FOOTINGS SHALL BE CUT TO ACCURATE SIZE AND DIMENSIONS AS SHOWN ON PLANS. ALL SOIL BELOW SLABS AND FOOTINGS SHALL BE PROPERLY COMPACTED AND SUBGRADE BROUGHT TO A REASONABLE TRUE AND LEVEL PLANE BEFORE PLACING CONCRETE.
5. CONTINUOUS FOOTINGS AND INDIVIDUAL FOOTINGS ARE DESIGNED FOR A NET ALLOWABLE SOIL BEARING OF
   - CONTINUOUS FOOTINGS: 1500 PSF
   - INDIVIDUAL FOOTINGS: 1500 PSF
   - FOR EITHER NATURALLY OCCURRING SOIL OR COMPACTED ENGINEERED FILL.
6. DRAINAGE FILL SHALL BE A FREE-DRAINING GRANULAR MATERIAL. USE #57 STONE OR EQUAL. REFER TO ASTM D448 FOR GRADATION.
7. CONTRACTOR IS RESPONSIBLE TO MAINTAIN EXCAVATIONS AND BACKFILL MATERIALS AT AN APPROPRIATE MOISTURE CONTENT FOR PROPER SOIL BEARING CAPACITY AND COMPACTION.
8. CONTRACTOR SHALL COORDINATE WITH THE CIVIL / SITE DRAWINGS TO DETERMINE WHETHER FOUNDATION DRAINS AROUND PERIMETER OF BUILDING AND/OR UNDER THE SLAB-ON-GRADE SHALL BE REQUIRED AND, IF SO, SHALL RUN TO DAYLIGHT OR EXTENDED TO THE STORM SEWER.

CONCRETE NOTES

1. CONCRETE FOR FOUNDATIONS, FOOTINGS AND INTERIOR SLABS ON GRADE SHALL BE AS FOLLOWS:
   - 28-DAY COMPRESSIVE STRENGTH: 3000 PSI
   - MAXIMUM WATER TO CEMENT RATIO: 0.52
   - SLUMP: 4" ±1"
2. NO LIME SAND FINE AGGREGATE MAY BE USED IN CONCRETE EXPOSED TO WEATHER, VIEW, OR IN HORIZONTAL APPLICATIONS.
3. ALL REINFORCING STEEL SHALL CONFORM TO ASTM A615 GRADE 60.
4. WELDED WIRE FABRIC SHALL CONFORM TO ASTM A185. LAP FABRIC 9" ON SIDES AND ENDS. MAINTAIN WIRE 1" TO 2" BELOW TOP SURFACE OF SLABS ON GRADE. PROVIDE CHAIRS, BOLSTERS OR OTHER APPROVED MEANS TO PROPERLY LOCATE REINFORCING.
5. IF ADDITIONAL FLOWABILITY IS REQUIRED FOR PLACEMENT OF ANY CONCRETE MIX, A WATER-REDUCING ADDITIVE CONFORMING TO ASTM C494, TYPE A, D, E OR F SHALL BE USED. NO ADDITIONAL WATER MAY BE ADDED TO THE MIX AT THE SITE. SLUMP FOR CONCRETE CONTAINING WATER-REDUCING OR HIGH-RANGE WATER-REDUCING ADMIXTURE SHALL NOT EXCEED 8" AFTER ADMIXTURE IS ADDED TO CONCRETE WITH A 2"-4" SLUMP.
6. INTERIOR SLABS SHALL HAVE SMOOTH TROWELED FINISH AND EXTERIOR SLABS SHALL HAVE LIGHT BROOM FINISH, UNO. ALL SLABS SHALL HAVE A CURING COMPOUND COMPLYING WITH ASTM C309 APPLIED TO SURFACE. EXCEPTIONS ARE WHERE FLOOR FINISHES REQUIRE SCRATCH FINISH AND WHERE CURING COMPOUNDS ARE NOT COMPATIBLE WITH ADHESIVES, ETC.
7. CONTRACTOR SHALL COORDINATE ALL CONCRETE SEALERS, CURING COMPOUNDS, ETC TO ENSURE COMPATIBILITY WITH FLOORING ADHESIVES FOR FLOORING INDICATED IN THE FLOOR PLANS AND FINISH PLANS AS APPLICABLE
8. TESTING OF FRESH CONCRETE SHALL BE DONE BY A QUALIFIED TESTING LABORATORY RETAINED BY THE OWNER AND APPROVED BY THE ENGINEER. TESTING SHALL INCLUDE;
   - SLUMP
   - AIR CONTENT
   - CONCRETE TEMPERATURE
   - 28 DAY COMPRESSIVE STRENGTH
   - NOTE ANY TAR OR ADMIXTURES ADDED ON-SITE
9. REFER TO ASTM C172 AND C94. PERFORM ONE SLUMP AND ONE AIR CONTENT TEST FOR EACH DAYS POUR AND ADDITIONAL TESTS WHEN THE CONCRETE CONSISTENCY SEEMS TO HAVE CHANGED IN THE OPINION OF THE INSPECTOR. REFER TO ASTM C143, C173 AND C231. PERFORM TEMPERATURE TESTS HOURLY WHEN THE AMBIENT AIR TEMPERATURE IS BELOW 40 DEGREES F OR ABOVE 80 DEGREES F AND ONE TEMPERATURE TEST FOR EACH SET OF COMPRESSIVE-STRENGTH SPECIMENS. REFER TO ASTM C1064. PERFORM ONE COMPRESSIVE-STRENGTH TEST FOR EACH DAYS POUR AND AN ADDITIONAL TEST FOR EACH 50 CUBIC YARD MORE THAN THE FIRST 25 CUBIC YARD. TEST ONE SPECIMEN AT 7 DAYS AND 2 SPECIMENS AT 28 DAYS. REFER TO ASTM C31 AND C39.
10. CONCRETE FOR GROUTING MASONRY UNITS IS SPECIFIED IN CONCRETE MASONRY UNIT NOTES.
11. WHERE FOOTINGS, WALLS, OR OTHER STRUCTURAL ELEMENTS INTERSECT, CORNER OR TEE, PROVIDE CORNER BARS WITH REQUIRED LAP LENGTHS TO PROVIDE CONTINUITY OF HORIZONTAL STEEL REINFORCING UNO.
12. PROVIDE A MINIMUM OF 3" COVER FOR ANCHOR BOLTS AND LOCATE HORIZONTAL REINFORCEMENT TO THE OUTSIDE FOR ANCHOR BOLT CONTAINMENT, UNO.
13. PROVIDE TEMPORARY SHORING AND BRACING OF ALL STRUCTURAL AND MISCELLANEOUS ELEMENTS UNTIL CONCRETE HAS OBTAINED 80% OF DESIGN STRENGTH AND ALL PERMANENT BRACING ELEMENTS ARE INSTALLED.
14. ANCHOR BOWELS, BOLTS OR INSERTS ARE CALLED TO BE ANCHORED TO CAST IN PLACE OR PRECAST CONCRETE ELEMENTS USING EPOXY ADHESIVES, USE ANCHORAGE SYSTEMS EQUAL TO "HILTI" HIT RE 500 INJECTION ADHESIVE. FOLLOW ALL MANUFACTURERS RECOMMENDATIONS. ALTERNATE ANCHORAGE SYSTEMS MAY BE USED WITH ENGINEER'S PRIOR APPROVAL.
15. DETAILING, MATERIALS AND INSTALLATION OF CONCRETE REINFORCING STEEL SHALL MEET REQ. AS SET FORTH BY CRSI AND THE AMERICAN CONCRETE INSTITUTE AND THE APPLICABLE BUILDING CODE.
16. SHOP DRAWINGS SHALL BE SUBMITTED INDICATING COMPLETE INFORMATION REQUIRED FOR CONSTRUCTION OF THE REINFORCED CONCRETE ELEMENTS. SHOP DRAWINGS SHALL INCLUDE LAYOUT AND DIMENSIONS OF REINFORCING INCLUDING ANY OPENINGS, CONVENTIONAL REINFORCEMENT DETAILS, CONNECTION DETAILS, PROCEDURES AND SEQUENCES ETC.
17. WHEN PLACING CONCRETE IN HOT WEATHER, REFER TO ACI 301, WHEN PLACING CONCRETE IN COLD WEATHER, REFER TO ACI 306.1.

POST-INSTALLED ANCHOR NOTES

1. CONTINUOUS INSPECTIONS ARE REQUIRED FOR POST INSTALLED ANCHOR BOLTS INCLUDING TYPE, SIZE, LENGTH, DRILLING METHOD, HOLE CLEANING PROCEDURES, AND ANCHOR INSTALLATION AND SETTING PROCEDURES.
2. ADHESIVE ANCHORS SHALL BE INSTALLED BY AN ADHESIVE ANCHOR INSTALLER WHO HAS BEEN CERTIFIED BY ACI AND TRAINED BY THE MANUFACTURER.
3. ANCHORS SHALL BE INSTALLED IN ACCORDANCE WITH THE MANUFACTURER'S PRINTED INSTALLATION INSTRUCTIONS.

SEVEN 73 BREW COFFEE DRIVE THRU

RTM ENGINEERING CONSULTANTS, LLC
3045 S. KANSAS EXPRESSWAY
SPRINGFIELD, MO 65807
PHONE: 417.708.9315
AR COA: 3006

STATE OF ARKANSAS — LICENSED PROFESSIONAL ENGINEER — No. 14855 — BENJAMIN C. JENNINGS — RTM ENGINEERING NO 3006 — 08.15.24

ENGINEER OF RECORD:
NAME: BEN C. JENNINGS, PE
LICENSE NO. 14855

PROJECT NUMBER:
24198 7BBA2

REVISION:

7 BREW COFFEE
BRYANT, AR #2

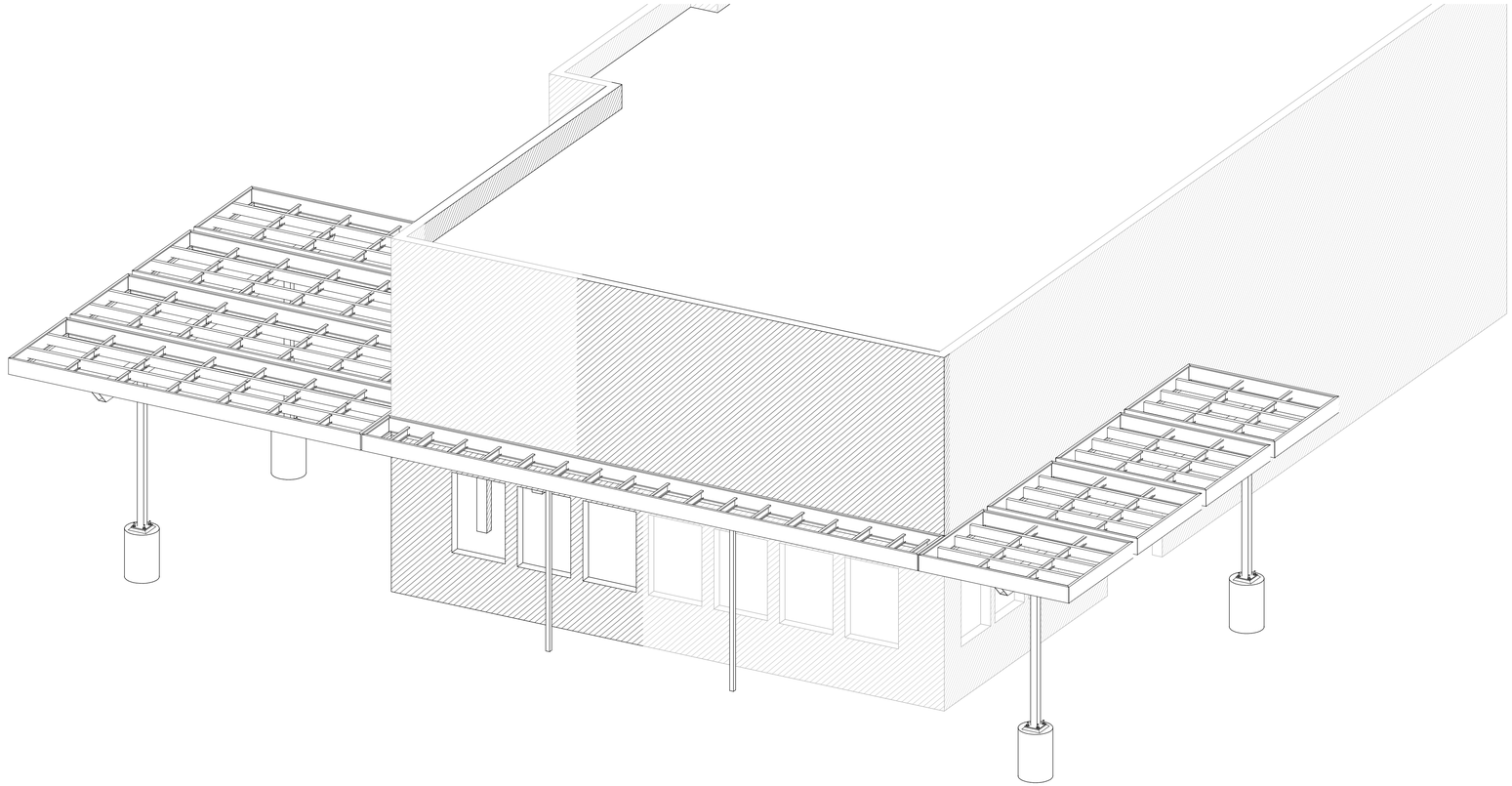
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GENERAL NOTES

DATE: 08/15/2024

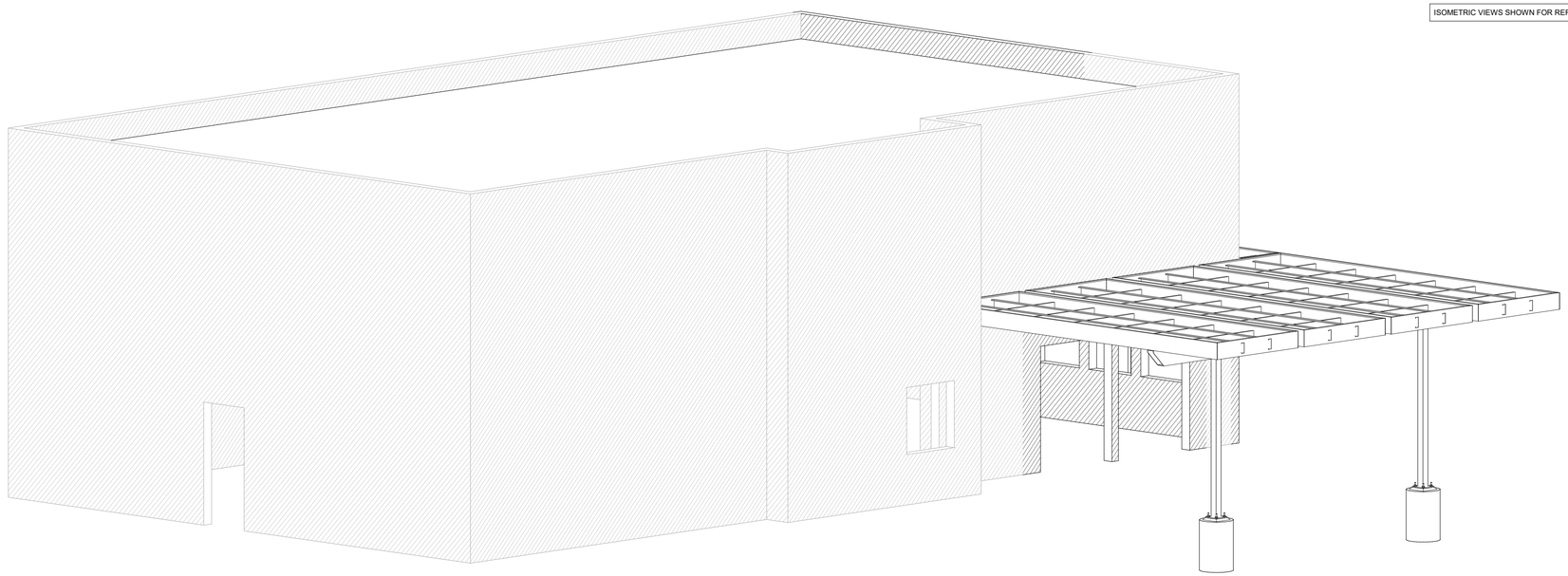
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1 FRONT ISOMETRIC VIEW

ISOMETRIC VIEWS SHOWN FOR REFERENCE ONLY



2 REAR ISOMETRIC VIEW

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STATE OF ARKANSAS
LICENSED PROFESSIONAL ENGINEER
No. 14855
BENJAMIN C. JENNINGS
8.15.24

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NAME: BEN C. JENNINGS, PE
LICENSE NO. 14855

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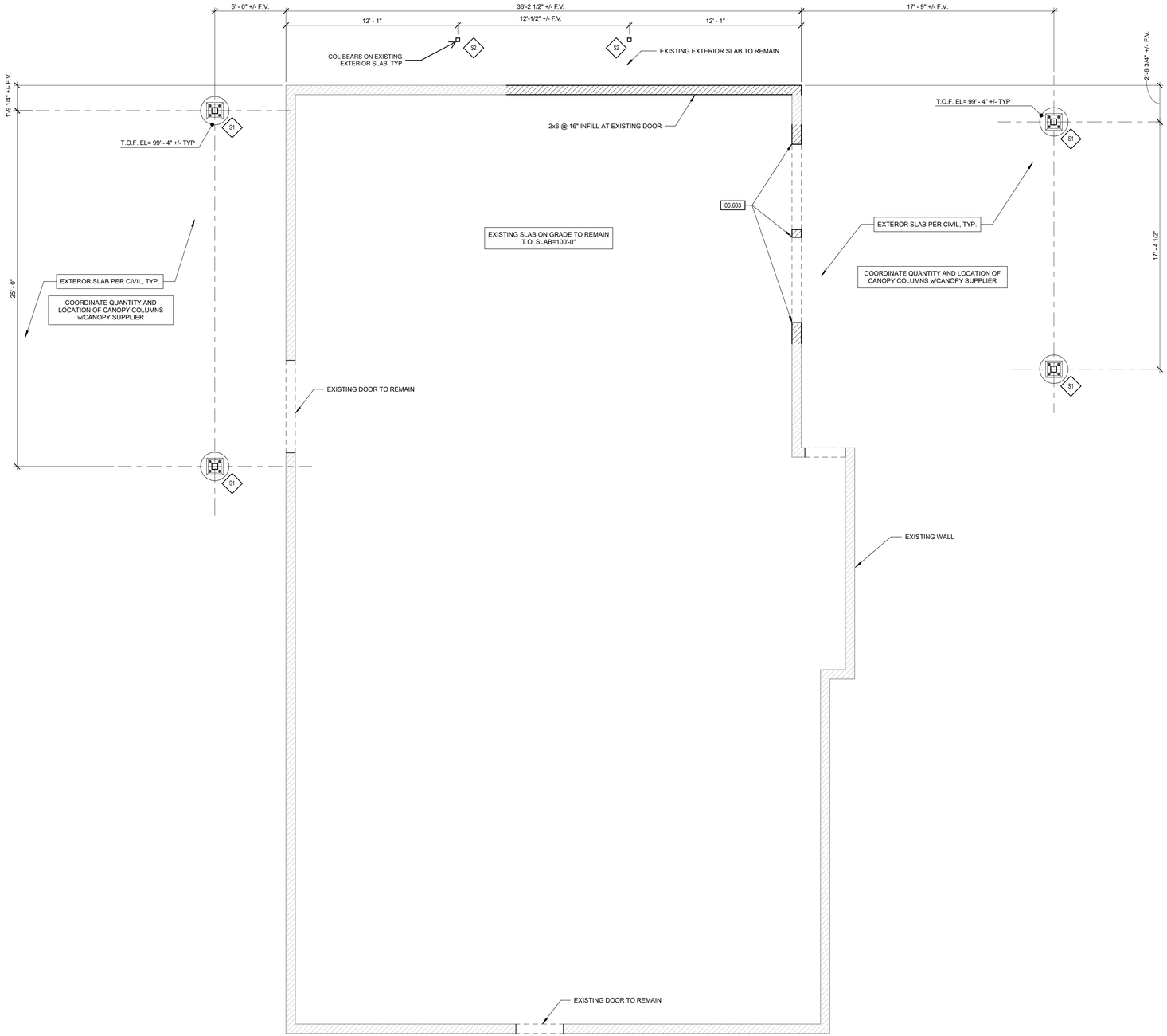
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ISOMETRIC VIEWS

DATE: 08/15/2024

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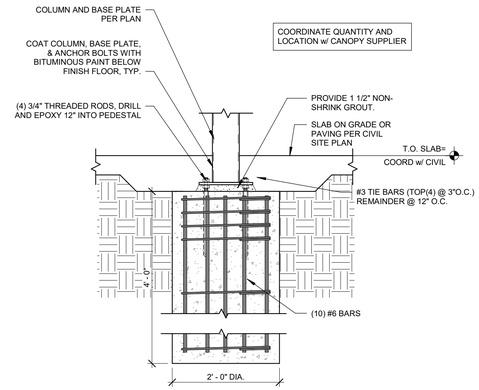


1 FOUNDATION PLAN

1/4" = 1'-0"

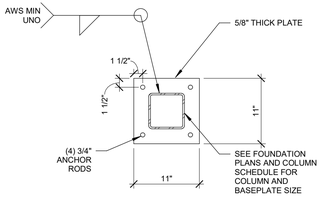
PLAN

KEYNOTE LEGEND	
KEYNOTE	DESCRIPTION
06.603	PROVIDE 2x6 JACK STUD BELOW EA HEADER ABOVE. PROVIDE (4) 2x6 FULL HEIGHT EA SIDE OF NEW DOOR.



2 CANOPY COLUMN FOOTING-RECESSED

3/4" = 1'-0"



3 CANOPY BASEPLATE

1" = 1'-0"

COLUMN SCHEDULE			
MARK	COLUMN SIZE	BASE PLATE TYPE & SIZE	ANCHOR ROD SIZE
S1	HSS5X5X1/4	5/8"x11" SQ	3/4" DIA
S2	HSS3X3X1/4	5/8" x 6" SQ	1/2" x 3" TITAN HD

STRAIGHT DOWEL DEVELOPMENT LENGTHS (INCHES)

BAR SIZE	TENSION						COMPRESSION		
	OTHER BARS			TOP BARS					
	3000 PSI CONCRETE	4000 PSI CONCRETE	5000 PSI CONCRETE	3000 PSI CONCRETE	4000 PSI CONCRETE	5000 PSI CONCRETE	3000 PSI CONCRETE	4000 PSI CONCRETE	5000 PSI CONCRETE
#3	17	15	13	22	19	17	9	8	8
#4	22	19	17	29	25	22	11	10	9
#5	28	24	22	36	31	28	14	12	12
#6	33	29	26	43	37	33	17	15	14
#7	48	42	37	63	54	49	20	17	16
#8	55	48	43	72	62	55	22	19	18
#9	62	54	48	81	70	63	25	22	21
#10	70	61	54	91	79	70	28	25	23
#11	78	67	60	101	87	78	31	27	25

NOTES:
1. TOP BARS ARE HORIZONTAL REINFORCEMENT PLACED SO THAT MORE THAN 12" OF FRESH CONCRETE IS CAST IN THE MEMBER BELOW THE REINFORCEMENT.
2. LAP SPLICE LENGTHS ARE BASED ON BARS SPACED AT (2) BAR DIAMETERS OR MORE ON CENTER W/ (1) BARS DIAMATER MINIMUM ON CONCRETE COVER. NOTIFY ENGINEER IF SPACING IS LESS THAN (2) BAR DIAMETERS.

LAP SPLICE LENGTHS (INCHES)

BAR SIZE	TENSION (CLASS B SPLICE)						COMPRESSION
	OTHER BARS			TOP BARS			
	3000 PSI CONCRETE	4000 PSI CONCRETE	5000 PSI CONCRETE	3000 PSI CONCRETE	4000 PSI CONCRETE	5000 PSI CONCRETE	3000 PSI 4000 PSI 5000 PSI CONCRETE
#3	22	19	17	28	24	22	12
#4	29	25	22	37	32	29	15
#5	36	31	28	47	40	36	19
#6	43	37	33	56	48	43	23
#7	63	54	49	81	70	63	27
#8	72	62	55	93	80	72	30
#9	81	70	63	105	91	81	34
#10	91	79	70	118	102	91	38
#11	101	87	78	131	113	101	43

NOTES:
1. TOP BARS ARE HORIZONTAL REINFORCEMENT PLACED SO THAT MORE THAN 12" OF FRESH CONCRETE IS CAST IN THE MEMBER BELOW THE REINFORCEMENT.
2. LAP SPLICE LENGTHS ARE BASED ON BARS SPACED AT (2) BAR DIAMETERS OR MORE ON CENTER W/ (1) BAR DIAMETER MINIMUM OF CONCRETE COVER. NOTIFY ENGINEER IF SPACING IS LESS THAN (2) BAR DIAMETERS.

HOOKED DOWEL DEVELOPMENT LENGTHS IN TENSION (INCHES)

BAR SIZE	EMBEDMENT			EXTENSION		MINIMUM RADIUS OF BEND (INCHES)
	3000 PSI CONCRETE	4000 PSI CONCRETE	5000 PSI CONCRETE	90 DEG HOOK	180 DEG HOOK	
#3	8	7	6	4.5	2.5	1.50
#4	11	9	8	6.0	2.5	2.00
#5	14	12	11	7.5	2.5	2.50
#6	16	14	13	9.0	3.0	3.00
#7	19	17	15	10.5	3.5	3.50
#8	22	19	17	12.0	4.0	4.00
#9	25	21	19	13.5	4.5	5.64
#10	28	24	22	15.2	5.1	6.35
#11	31	27	24	16.9	5.6	7.05

NOTES:



SEVEN 73 BREW COFFEE DRIVE THRU

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STATE OF ARKANSAS LICENSED PROFESSIONAL ENGINEER BENJAMIN C. JENNINGS No. 14855
8.15.24

ENGINEER OF RECORD:
NAME: BEN C. JENNINGS, PE
LICENSE NO. 14855

PROJECT NUMBER:
24198 7BBA2

REVISION:

7 BREW COFFEE
BRYANT, AR #2

2006 N REYNOLDS ROAD
BRYANT, AR 72022

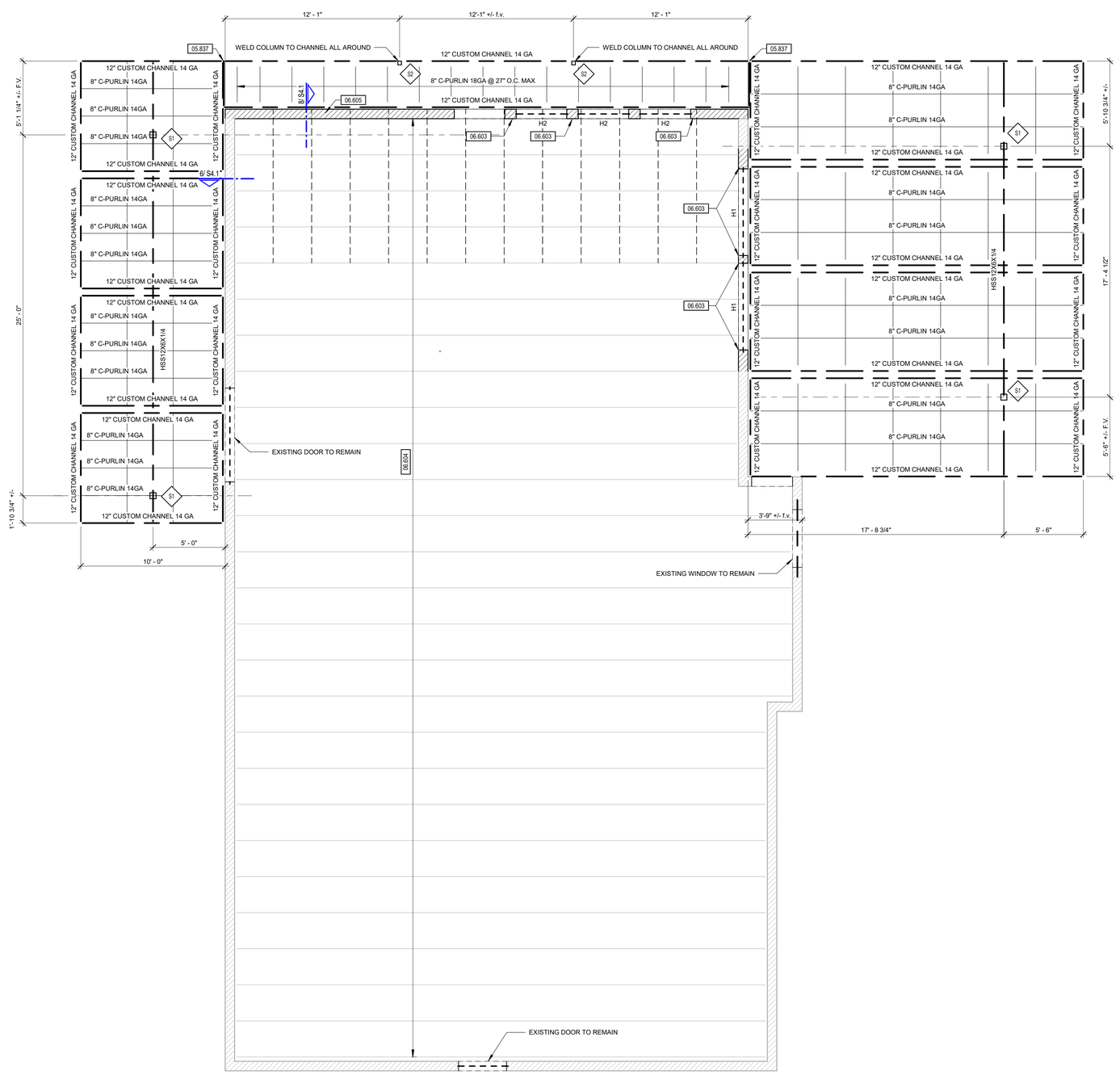
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FOUNDATION PLAN AND DETAILS

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1 CANOPY ADDITION FRAMING PLAN
1/4" = 1'-0"

PLAN

COLUMN SCHEDULE

MARK	COLUMN SIZE	BASE PLATE TYPE & SIZE	ANCHOR ROD SIZE
S1	HSS5X5X1/4	5/8"x11" SQ	3/4" DIA
S2	HSS3X3X1/4	5/8" x 6" SQ	1/2" x 3" TITAN HD

KEYNOTE LEGEND

KEYNOTE	DESCRIPTION
05.837	12" CUSTOM CHANNEL 14GA, PROVIDE (12) #12 SELF DRILLING SCREWS AT BACK-TO-BACK CHANNELS.
06.603	PROVIDE 2x6 JACK STUD BELOW EA HEADER ABOVE. PROVIDE (4) 2x6 FULL HEIGHT EA SIDE OF NEW DOOR.
06.604	EXISTING ROOF TRUSSES, SHOWN HERE ONLY FOR CLARITY.
06.605	PROVIDE NEW 2x6 PARAPET STUD SISTERED TO EA EXISTING STUD AT PARAPET EXTENSION. SEE DETAILS/S4/1 FOR MORE INFORMATION.

HEADER SCHEDULE

TYPE MARK	Description
H1	(3) 1 3/4"x 11 7/8" LVL
H2	(3) 2x8

7 BREW COFFEE
DRIVE THRU

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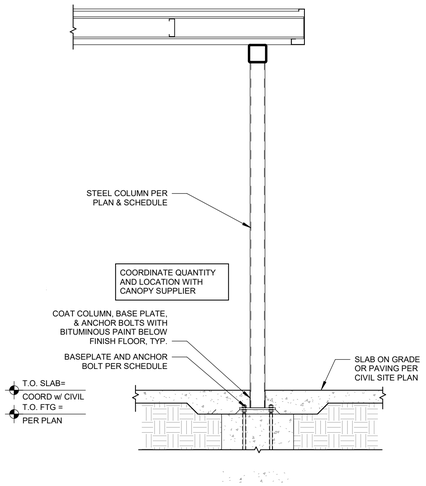
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S3.1
DRIVE-THRU CANOPY

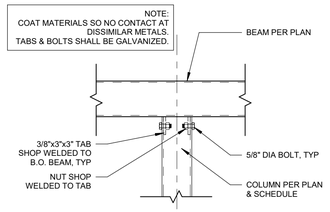
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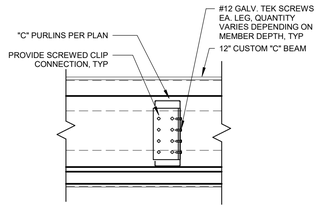
P:\Kinetic DD\7 Brew\Arkansas\Bryant #2\Revit_24\S_7BRW_R24_BRYANT_2.rvt



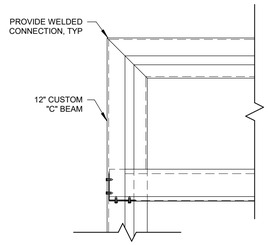
1 SECTION AT COLUMN
1/2" = 1'-0"



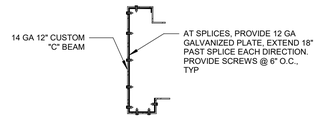
2 SECTION AT COLUMN CAP
1" = 1'-0"



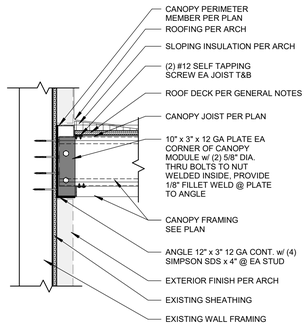
3 "C" PURLIN ATTACHMENT
1 1/2" = 1'-0"



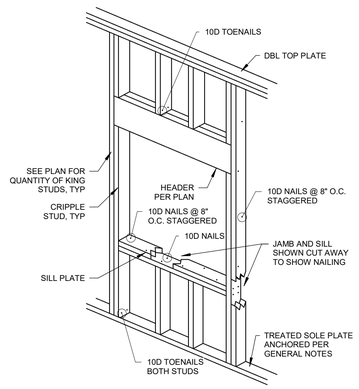
4 DETAIL AT CORNER
1 1/2" = 1'-0"



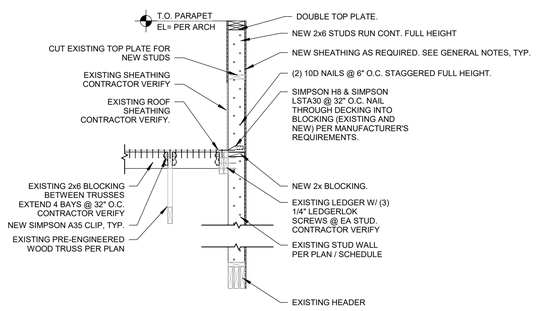
5 CUSTOM SECTION @ CANOPY
1 1/2" = 1'-0"



6 SECTION AT LOW CANOPY
1" = 1'-0"



7 TYPICAL HEADER DETAIL
1/2" = 1'-0"



8 END WALL FRAMING
1/2" = 1'-0"

RTM ENGINEERING CONSULTANTS, LLC
3045 S. KANSAS EXPRESSWAY
SPRINGFIELD, MO 65807
PHONE: 417.708.9315
AR COA: 3006

STATE OF ARKANSAS
LICENSED PROFESSIONAL ENGINEER
No. 14855
BENJAMIN C. JENNINGS
8.15.24

ENGINEER OF RECORD:
NAME: BEN C. JENNINGS, PE
LICENSE NO. 14855

PROJECT NUMBER:
24198 7BBA2

REVISION:

7 BREW COFFEE
BRYANT, AR #2

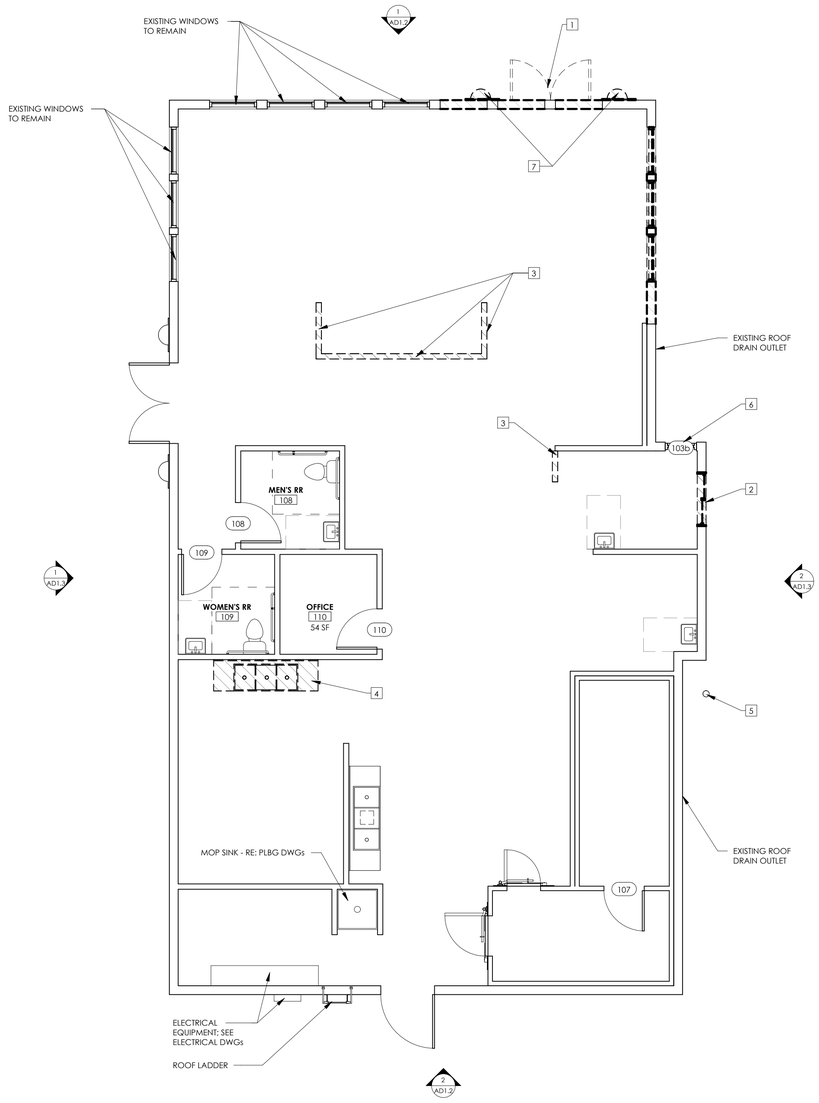
2006 N REYNOLDS ROAD
BRYANT, AR 72022

S4.1
FRAMING DETAILS

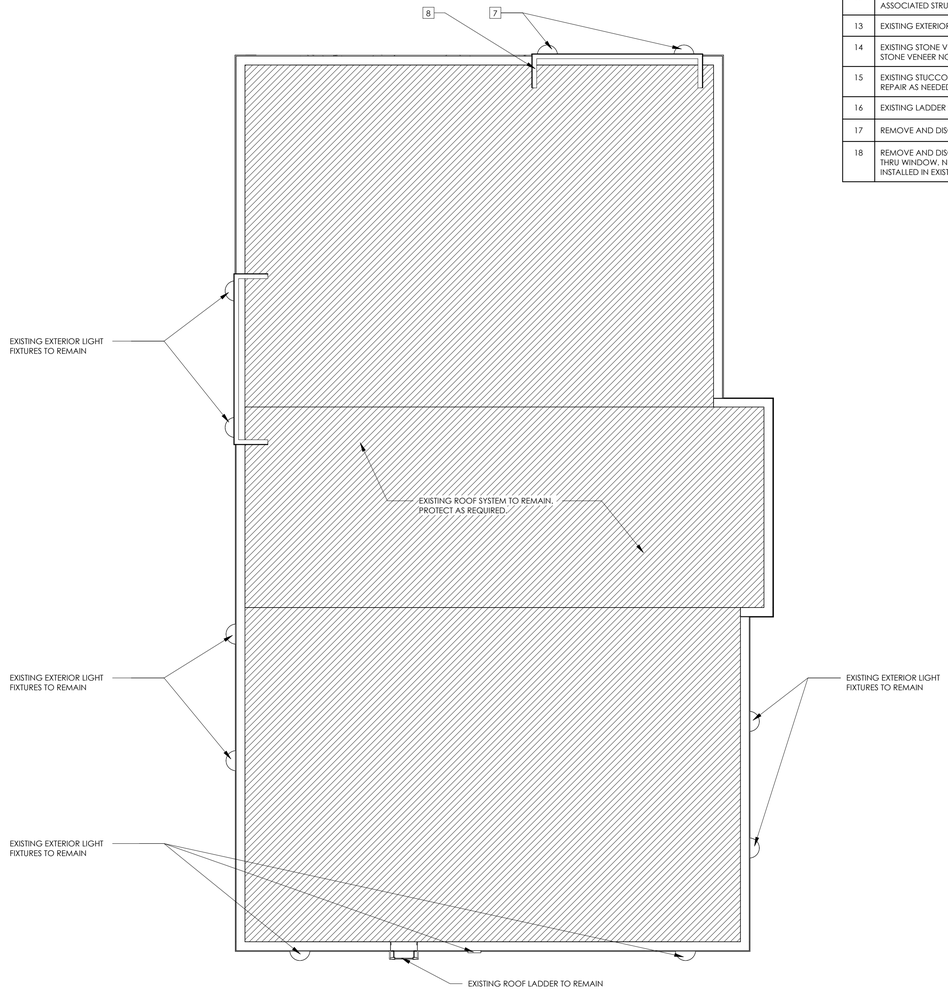
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1 DEMOLITION FLOOR PLAN
3/16" = 1'-0"



2 DEMOLITION ROOF PLAN
3/16" = 1'-0"

DEMOLITION KEYNOTES	
TAG NO.	**DESCRIPTION**
1	REMOVE AND DISCARD EXISTING DOOR.
2	REMOVE AND DISCARD SLIDING DRIVE THRU WINDOW. NEW STOREFRONT WINDOW TO BE INSTALLED IN PLACE.
3	REMOVE AND DISCARD EXISTING WALLS.
4	REMOVE AND DISCARD EXISTING FIXTURE.
5	EXISTING BOLLARD TO REMAIN. PROTECT AS REQUIRED.
6	LOCK AND REMOVE HARDWARE. PRIVACY FILM TO BE APPLIED TO GLAZING.
7	REMOVE AND DISCARD EXISTING LIGHT FIXTURE. CAP EXISTING ELECTRICAL JUNCTION BOXES AS NEEDED AND PAINT TO MATCH ADJACENT WALL.
8	REMOVE AND DISCARD EXISTING FINISH ON PARAPET PORTION TO EXISTING STUD/SHEATHING TO ALLOW FOR NEW CONSTRUCTION. REFER TO STRUCTURAL FOR ADDITIONAL SUPPORT REQUIRED.
9	REMOVE AND DISCARD EXISTING CANOPY AND TIE RODS. PATCH AND REPAIR WALL BEHIND.
10	REMOVE AND DISCARD PORTION OF EXISTING WALL TO ALLOW FOR CONSTRUCTION OF NEW WINDOW OPENING AS SHOWN ON A1.1 AND A2.1
11	REMOVE AND DISCARD EXISTING WALL SIGNAGE
12	REMOVE AND DISCARD EXISTING CO2 TANK AND ASSOCIATED STRUCTURES
13	EXISTING EXTERIOR LIGHT FIXTURE TO REMAIN
14	EXISTING STONE VENEER TO REMAIN. REFER TO STONE VENEER NOTE
15	EXISTING STUCCO TO REMAIN. CLEAN, PATCH AND REPAIR AS NEEDED.
16	EXISTING LADDER TO REMAIN
17	REMOVE AND DISCARD EXISTING WINDOW
18	REMOVE AND DISCARD EXISTING SLIDING DRIVE THRU WINDOW. NEW STOREFRONT WINDOW TO BE INSTALLED IN EXISTING OPENING.

KINETIC DESIGN + DEVELOPMENT
2215 W CHESTERFIELD BLVD, SUITE 01 · SPRINGFIELD, MO 65807 · P (417) 530-4321

FIRM LICENSE NO. 24353

REGISTERED ARCHITECT
ABBYE BOBBETT
No. 012014
10/15/2024
STATE OF ARKANSAS

REGISTERED ARCHITECT
KINETIC DESIGN AND DEVELOPMENT LLC
COA-01104
STATE OF ARKANSAS

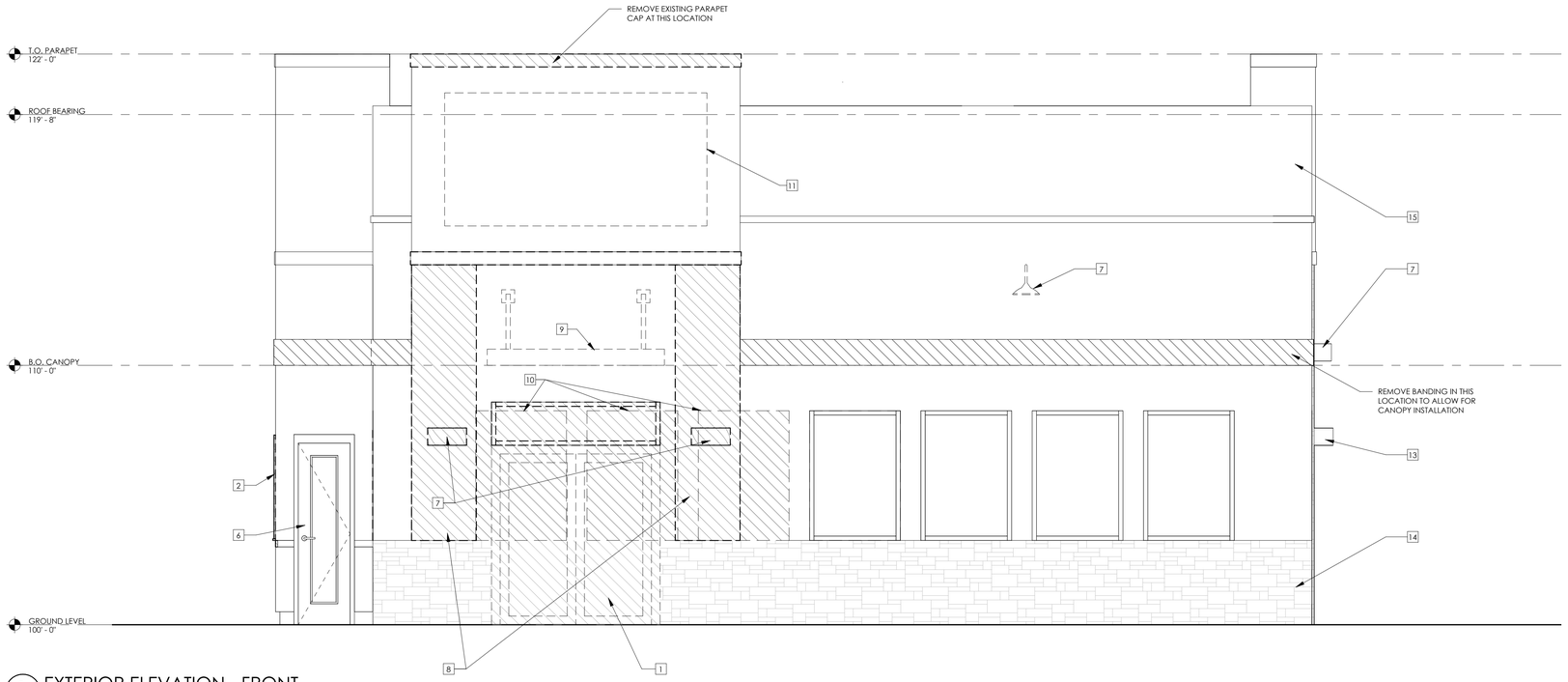
ARCHITECT OF RECORD:
NAME: ABBYE BOBBETT
LICENSE NO. 77051

PROJECT NUMBER: 24198 7BBA2
REVISION:

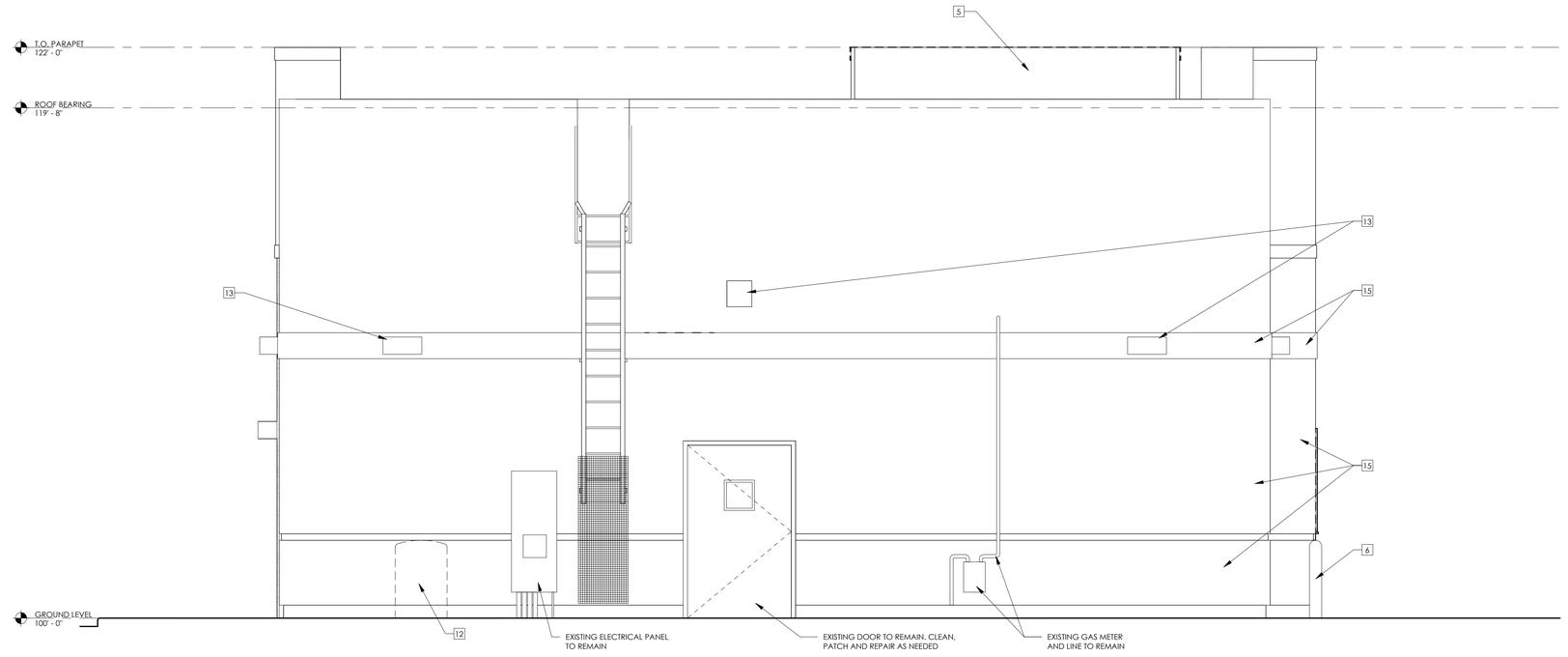
7 BREW COFFEE
BRYANT, AR #2
2006 N REYNOLDS ROAD
BRYANT, AR 72022

AD1.1
ARCHITECTURAL DEMOLITION

DATE: AUGUST 15, 2024



1 EXTERIOR ELEVATION - FRONT
3/8" = 1'-0"



2 EXTERIOR ELEVATION - BACK
3/8" = 1'-0"

DEMOLITION KEYNOTES

TAG NO.	DESCRIPTION
1	REMOVE AND DISCARD EXISTING DOOR.
2	REMOVE AND DISCARD SLIDING DRIVE THRU WINDOW. NEW STOREFRONT WINDOW TO BE INSTALLED IN PLACE.
3	REMOVE AND DISCARD EXISTING WALLS.
4	REMOVE AND DISCARD EXISTING FIXTURE.
5	EXISTING BOLLARD TO REMAIN. PROTECT AS REQUIRED.
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15	EXISTING STUCCO TO REMAIN. CLEAN, PATCH AND REPAIR AS NEEDED.
16	EXISTING LADDER TO REMAIN
17	REMOVE AND DISCARD EXISTING WINDOW
18	REMOVE AND DISCARD EXISTING SLIDING DRIVE THRU WINDOW. NEW STOREFRONT WINDOW TO BE INSTALLED IN EXISTING OPENING.

STONE VENEER NOTE:

STONE VENEER EXISTING TO REMAIN. ANY LOCATIONS WHERE STONE IS TO BE REMOVED, IT IS TO BE USED TO REPAIR ANY FAILING LOCATIONS THAT ARE TO REMAIN. CONTRACTOR TO CHECK AND ENSURE ANY LOOSE STONES ARE SECURED.

KINETIC DESIGN + DEVELOPMENT
2215 W CHESTERFIELD BLVD, SUITE 01 · SPRINGFIELD, MO 65807 · P (417) 530-4321

FIRM LICENSE NO. 24353

REGISTERED ARCHITECT ABBYE BOBBETT No. 012014 STATE OF ARKANSAS
Abbye N . Bobbett
10/15/2024

REGISTERED ARCHITECT KINETIC DESIGN AND DEVELOPMENT LLC COA-01104 STATE OF ARKANSAS

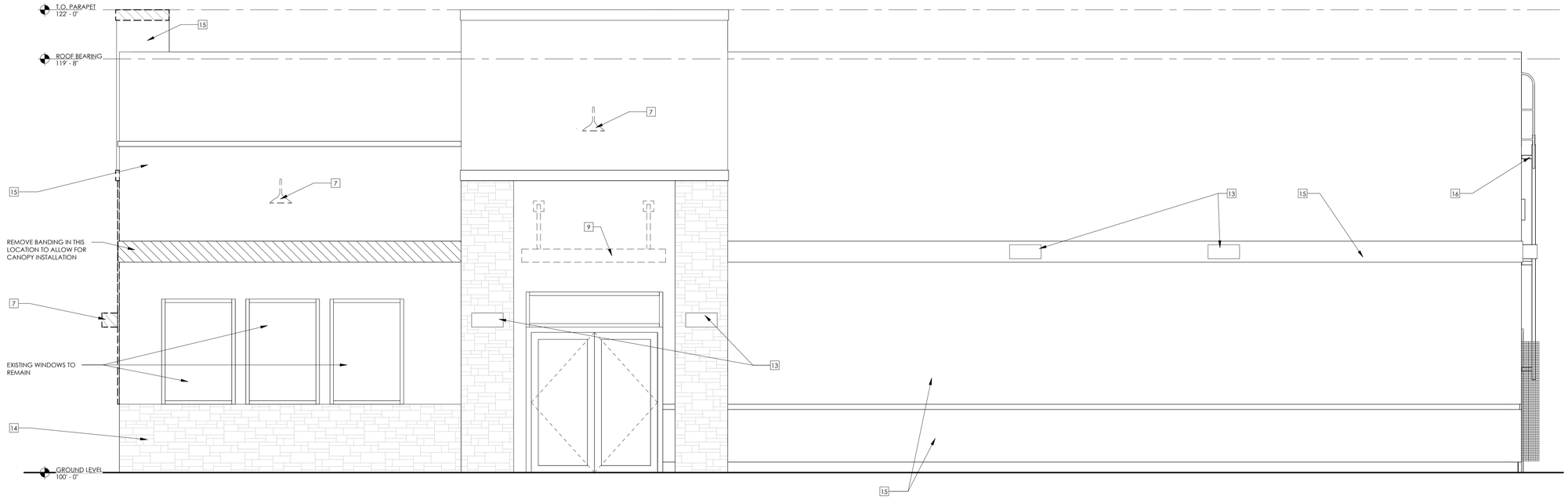
ARCHITECT OF RECORD:
NAME: ABBYE BOBBETT
LICENSE NO. 77051

PROJECT NUMBER: 24198 7BBA2
REVISION:

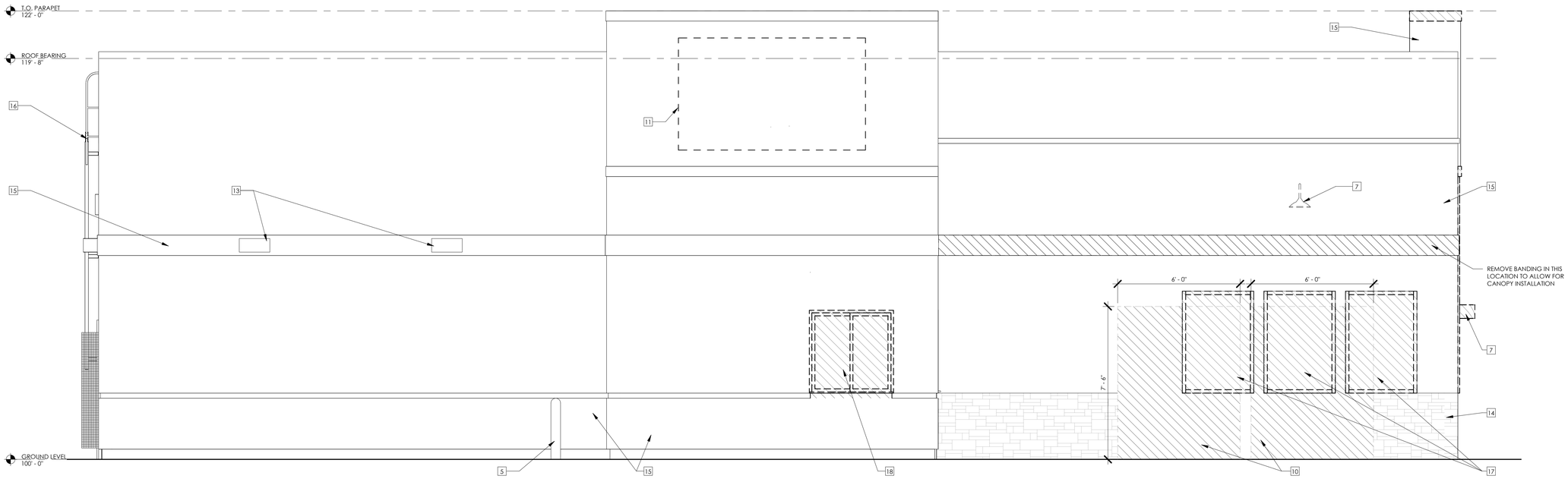
7 BREW COFFEE
BRYANT, AR #2
2006 N REYNOLDS ROAD
BRYANT, AR 72022

AD1.2
ARCHITECTURAL DEMOLITION

DATE: AUGUST 15, 2024



1 EXTERIOR ELEVATION - RIGHT SIDE
3/8" = 1'-0"



2 EXTERIOR ELEVATION - LEFT SIDE
3/8" = 1'-0"

DEMOLITION KEYNOTES	
TAG NO.	**DESCRIPTION**
1	REMOVE AND DISCARD EXISTING DOOR.
2	REMOVE AND DISCARD SLIDING DRIVE THRU WINDOW. NEW STOREFRONT WINDOW TO BE INSTALLED IN PLACE.
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STONE VENEER NOTE:

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KINETIC DESIGN + DEVELOPMENT
2215 W CHESTERFIELD BLVD, SUITE 01 - SPRINGFIELD, MO 65807 - P (417) 530-4321

FIRM LICENSE NO. 24353

REGISTERED ARCHITECT ABBYE BOBBETT No. 012014 STATE OF ARKANSAS
Abbye N. Bobbett
JUN 15 2024

REGISTERED ARCHITECT KINETIC DESIGN AND DEVELOPMENT LLC COA-01104 STATE OF ARKANSAS

ARCHITECT OF RECORD:

NAME: ABBYE BOBBETT

LICENSE NO. 77051

PROJECT NUMBER: 24198 7BBA2

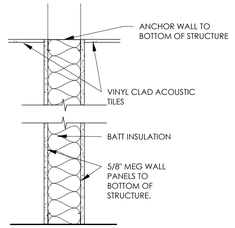
REVISION:

7 BREW COFFEE
BRYANT, AR #2
2006 N REYNOLDS ROAD
BRYANT, AR 72022

AD1.3
ARCHITECTURAL DEMOLITION

DATE: AUGUST 15, 2024

PARTITION TYPES



P1 — USES 3-1/2" METAL STUDS

ROOM FINISH SCHEDULE

RM NO.	RM NAME	FLR	BASE	WALLS TOP	WALLS RT	WALLS BOT	WALLS LT	CLG	CLG HGT
101	DINING ROOM	F2	B1	W1/2	W1/2	W1	W1/2	C1	VERIFY
102	SERVICE AREA	F1	B1	W1	W1	W1	W1	C1	VERIFY
103	BACK OF HOUSE	F2	B2	W3	W3	W3	W3	C1	VERIFY
104	STORAGE	F2	B2	W3	W3	W3	W3	C1	VERIFY
105	ELECTRICAL	F2	B2	W3	W3	W3	W3	C1	VERIFY
106	COOLER	F2	B2	W3	W3	W3	W3	C3	VERIFY
107	COOLER	F2	B2	W3	W3	W3	W3	C3	VERIFY
108	MEN'S RESTROOM	F2	B2	W3	W3	W3	W3	C2	VERIFY
109	WOMEN'S RESTROOM	F2	B2	W3	W3	W3	W3	C2	VERIFY
110	OFFICE	F2	B2	W3	W3	W3	W3	C2	VERIFY
111	CORRIDOR	F2	B2	W3	W3	W3	W3	C1	VERIFY

FINISH LEGEND:

FLOORS
- F1 PROTECT-ALL VINYL
- F2 EXISTING FLOOR TO REMAIN

BASE
- B1 METAL COVE BASE
- B2 NONE

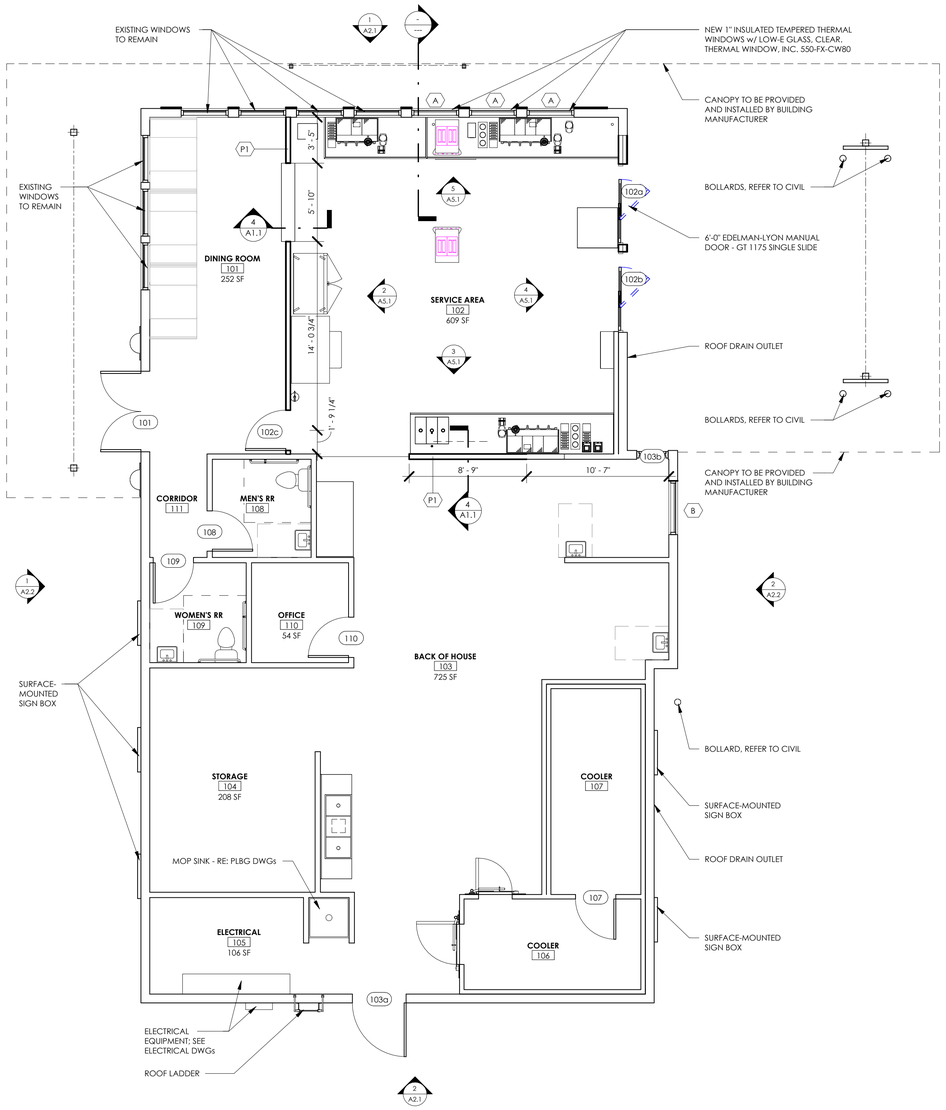
WALLS
- W1 MEG WALL PANELS
- W2 ALUM STOREFRONT SYSTEM
- W3 EXPOSED STRUCTURE

CEILINGS
- C1 VINYL CLAD ACOUSTICAL TILES
- C2 GYPSUM BOARD
- C3 EXISITING CEILING TO REMAIN

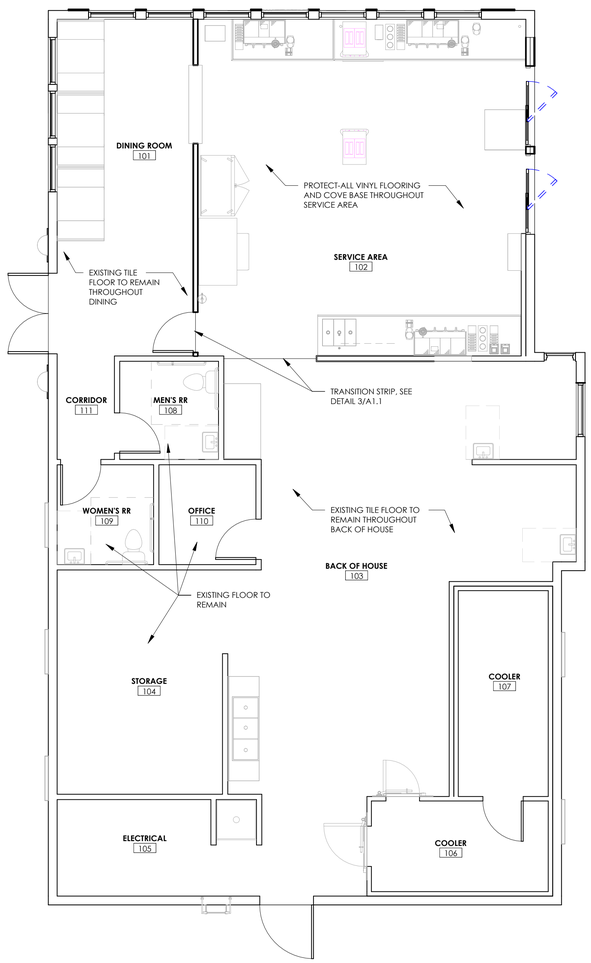
NOTES:

1. CONTRACTOR IS RESPONSIBLE FOR HAVING A THOROUGH KNOWLEDGE OF THE LANDLORDS CRITERIA PRIOR TO CONSTRUCTION. FAILURE TO ACCOUNT HIMSELF WITH THIS KNOWLEDGE DOES NOT RELIEVE HIM FROM ANY RESPONSIBILITY.

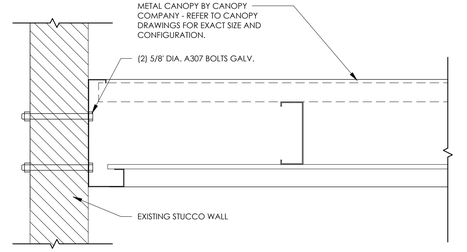
2. CONTRACTOR SHALL THOROUGHLY VERIFY ALL EXISTING CONDITIONS PRIOR TO BIDDING AND CONSTRUCTION. ALL DISCREPANCIES BETWEEN EXISTING CONDITIONS AND THESE DOCUMENTS SHALL BE REPORTED IMMEDIATELY TO THE ARCHITECT.



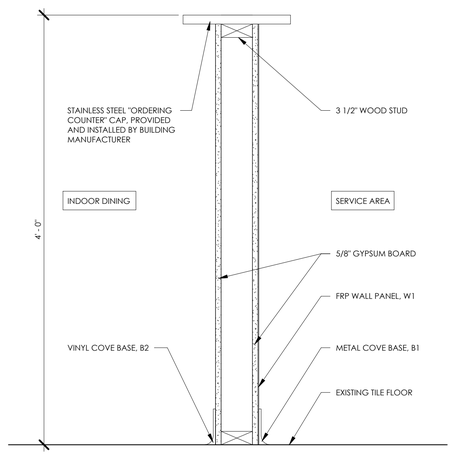
1 GROUND LEVEL
3/16" = 1'-0"



2 FLOOR FINISH PLAN
3/16" = 1'-0"



3 DETAIL - CANOPY CONNECTION DETAIL
1 1/2" = 1'-0"



4 STAINLESS STEEL LEDGE DETAIL
1 1/2" = 1'-0"

KINETIC DESIGN + DEVELOPMENT
2215 W CHESTERFIELD BLVD, SUITE 01 · SPRINGFIELD, MO 65807 · P (417) 530-4321

FIRM LICENSE NO. 24353

REGISTERED ARCHITECT — ABBYE BOBBETT — No. 912014 — 11/15/2026 — STATE OF ARKANSAS

REGISTERED ARCHITECT — KINETIC DESIGN AND DEVELOPMENT LLC — COA-01104 — STATE OF ARKANSAS

ARCHITECT OF RECORD:
NAME: ABBYE BOBBETT
LICENSE NO. 77051

PROJECT NUMBER: 24198 7BBA2
REVISION:

7 BREW COFFEE
BRYANT, AR #2
2006 N REYNOLDS ROAD
BRYANT, AR 72022

A1.1
FLOOR PLANS

DATE: AUGUST 15, 2024

EGRESS LEGEND

PATH OF EGRESS TRAVELED:

SPACE OCCUPANCY:

ROOM NAME
101
SF
FUNCTION
000 OCC.

- ROOM NAME AND NUMBER
- ROOM AREA, SQUARE FOOTAGE
- USE GROUP PER IBC SECTION 3
- OCCUPANCY; AREA OF SPACE/AREA ALLOWANCES PER IBC TABLE 1004.1.2

DOOR EXIT CAPACITY:

DOOR EXIT
000 OCC.
00" REQD.
00" PROVIDED

- EXIT TYPE (DOOR, STAIR, ETC)
- NUMBER OF OCCUPANTS USING THE EXIT.
- EGRESS WIDTH REQUIRED FOR NUMBER OF OCCUPANTS USING THE EXIT PER IBC SECTION 1005.
- EGRESS WIDTH PROVIDED.

EGRESS LOADING INFORMATION

OCCUPANCY LOADING CALCULATIONS
PER IBC 2021: TABLE 1004.1.2

BUSINESS: 150 S.F. PER OCCUPANT
STORAGE: 300 S.F. PER OCCUPANT
ASSEMBLY: 15 S.F. PER OCCUPANT

#	ROOM	OCCUPANCY	CALCULATION	OCCUPANTS
101	DINING ROOM	ASSEMBLY	252 SF/15 SF	17
102	SERVICE AREA	BUSINESS	609 SF/150 SF	5
103	BACK OF HOUSE	BUSINESS	725 SF/150 SF	5
104	STORAGE	STORAGE	208 SF/300 SF	1
105	ELECTRICAL	STORAGE	106 SF/300 SF	1
106	COOLER	STORAGE	89 SF/300 SF	1
107	COOLER	STORAGE	103 SF/300 SF	1
110	OFFICE	BUSINESS	54 SF/150 SF	1
				32

EXIT CAPACITY:
EGRESS WIDTH REQUIRED: 32 OCCUPANTS X 0.2" PER OCCUPANT REQUIRED = 6.4"
EGRESS WIDTH PROVIDED: 36"
EGRESS WIDTH OF 0.2" PER OCCUPANT USED FOR DOORS PER IBC TABLE 1005.

NUMBER OF EXITS REQUIRED:
(1) EXIT REQUIRED FOR PER STORY FOR LESS THAN 49 OCCUPANTS PER IBC TABLE 1006.2.1.
(2) EXIT PROVIDED.

MAXIMUM TRAVEL DISTANCE:
200'-0" PER IBC TABLE 1017.2
ACTUAL MAX TRAVEL DISTANCE TO EXIT: 38'-0"

DEAD END CORRIDOR:
20'-0" MAX LENGTH OF DEAD END CORRIDOR PER IBC SECTION 1018

RESTROOM LOADING

OCCUPANCY:
32 OCCUPANTS

RESTROOM FIXTURES REQUIRED/PROVIDED · USE GROUP: BUSINESS

TOILET COUNT:	=	1 PER 25 FOR THE FIRST 50 AND 1 PER 50 FOR THE REMAINDER EXCEEDING 50
LAVATORY COUNT:	=	1 PER 40 FOR THE FIRST 80 AND 1 PER 80 FOR THE REMAINDER EXCEEDING 80
TUB/ SHOWERS:	=	NOT REQUIRED
DRINKING FOUNTAINS:	=	1 PER 100
OTHER:	=	1 SERVICE SINK

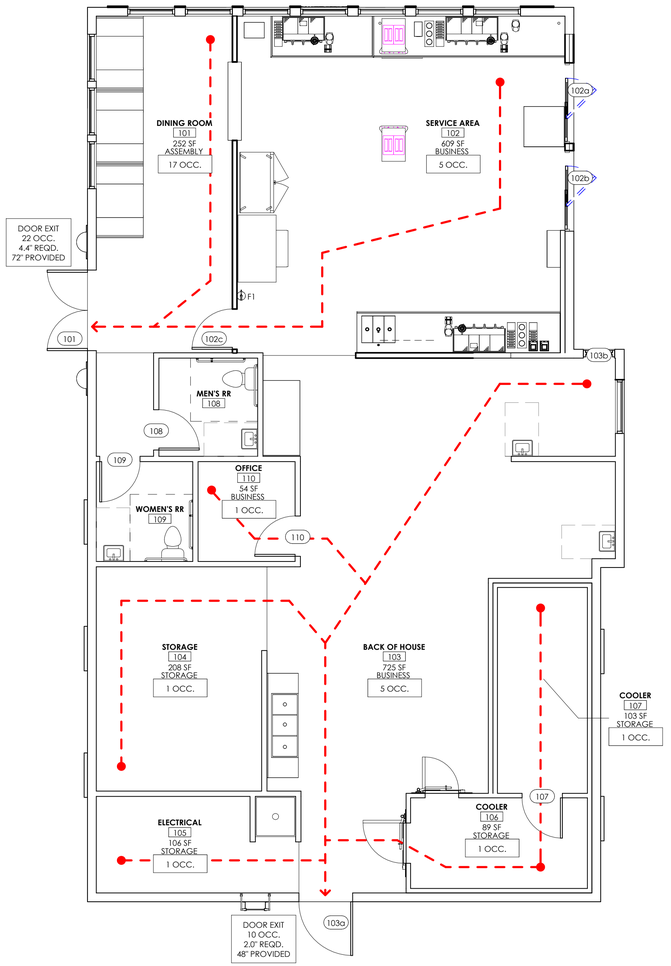
PLUMBING FIXTURE COUNT PER IBC TABLE 2902.1

TOILET COUNT:		
WATER CLOSETS REQUIRED:	32 OCCUPANTS / 25	
	=	2 WATER CLOSET REQUIRED
WATER CLOSETS PROVIDED:	=	2 WATER CLOSETS PROVIDED
LAVATORY COUNT:		
SINKS REQUIRED:	32 OCCUPANTS / 40	
	=	1 REQUIRED
SINKS PROVIDED:	=	2 PROVIDED
DRINKING FOUNTAIN COUNT:		
DRINKING FOUNTAINS REQUIRED:	32 OCCUPANTS / 100	
	=	1 REQUIRED
DRINKING FOUNTAIN PROVIDED:	=	WATER WILL BE PROVIDED FOR FREE UPON REQUEST.
SERVICE SINK COUNT:		
SERVICE SINKS REQUIRED:	=	1 REQUIRED
SERVICE SINK PROVIDED:	=	1 PROVIDED

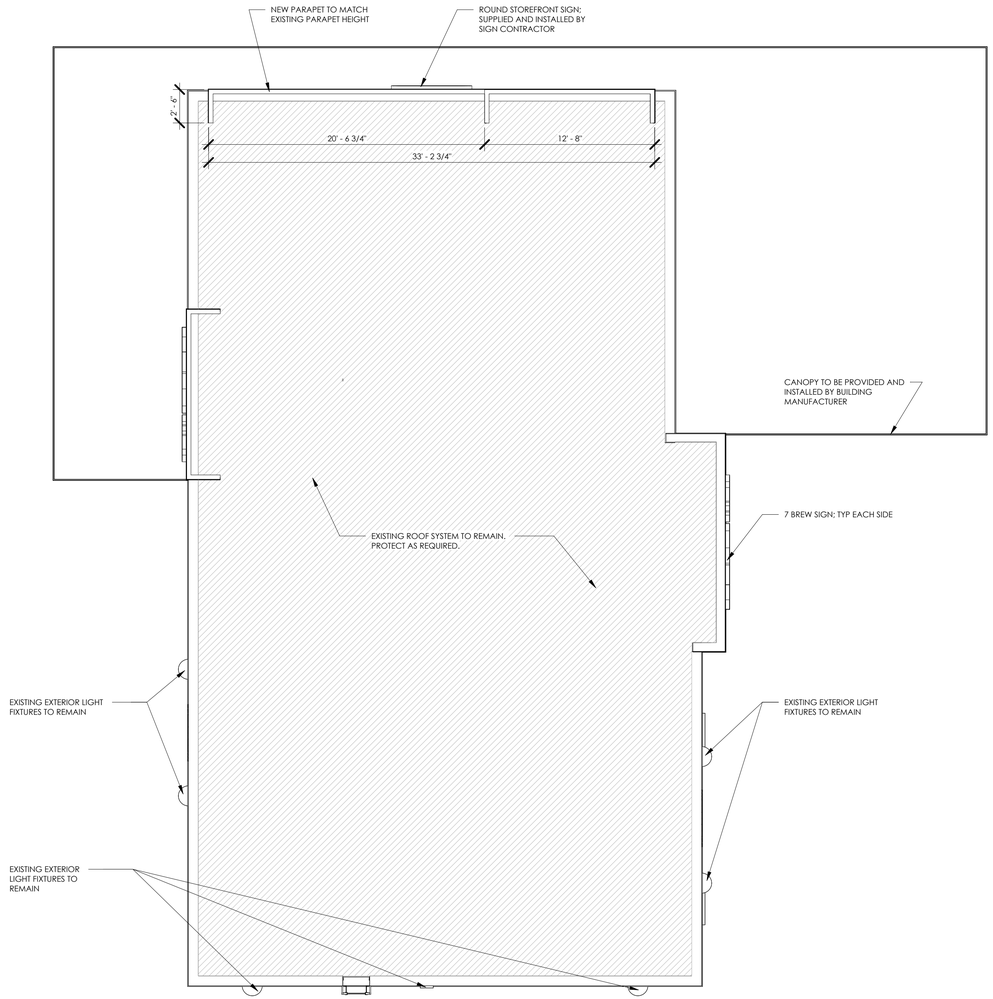
FIRE EXTINGUISHER NOTES

F1 — 10 LBS. ABC FIRE EXTINGUISHER ON WALL MOUNTED BRACKET. MOUNT HANDLE @ 4'-0".

75'-0" RADIUS FROM FIRE EXTINGUISHER @ F1
(NOT SHOWN, ENCOMPASSES ENTIRE BUILDING)



1 EGRESS PLAN
3/16" = 1'-0"



2 ROOF PLAN
3/16" = 1'-0"

KINETIC
DESIGN + DEVELOPMENT
2215 W CHESTERFIELD BLVD, SUITE 01 · SPRINGFIELD, MO 65807 · P (417) 530-4321

FIRM LICENSE NO. 24353

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ABBYE BOBBETT
No. 012014
STATE OF ARKANSAS
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DATE: 09/15/2024

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KINETIC DESIGN AND DEVELOPMENT LLC
COA-01104
STATE OF ARKANSAS

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NAME: ABBYE BOBBETT
LICENSE NO. 77051

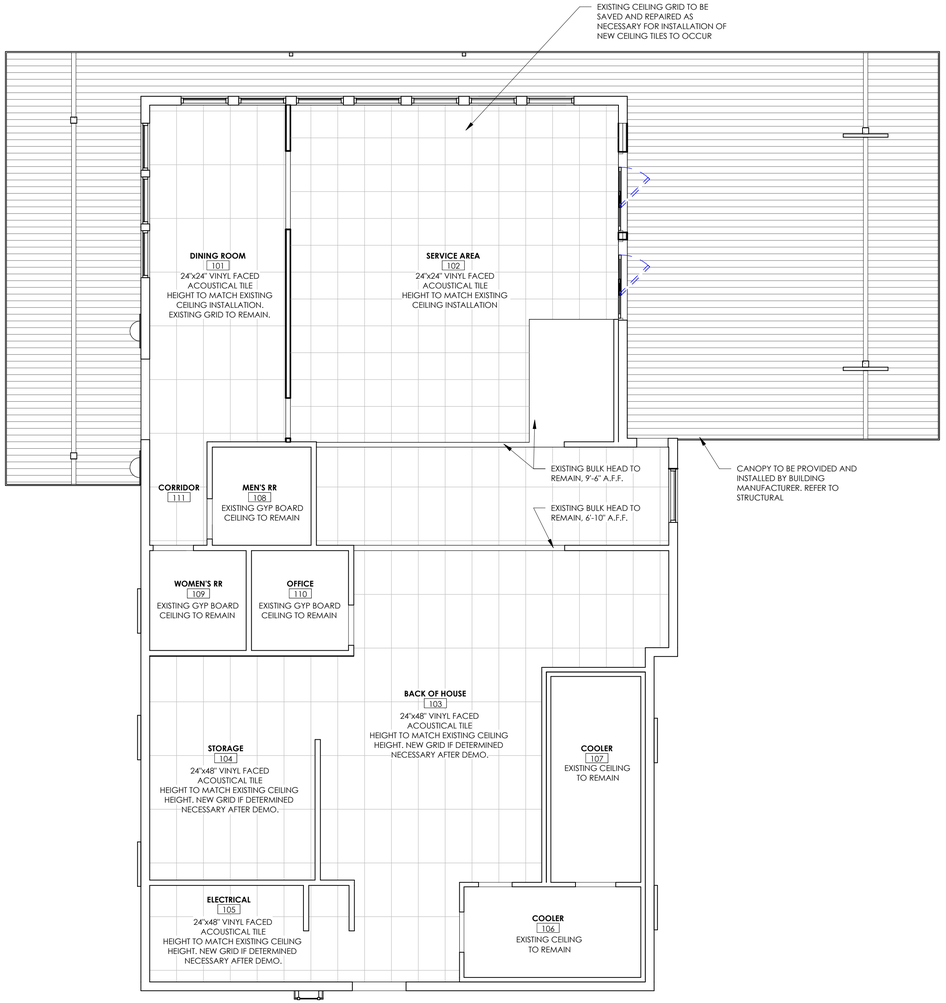
PROJECT NUMBER: 24198 7BBA2
REVISION:

7 BREW COFFEE
BRYANT, AR #2
2006 N REYNOLDS ROAD
BRYANT, AR 72022

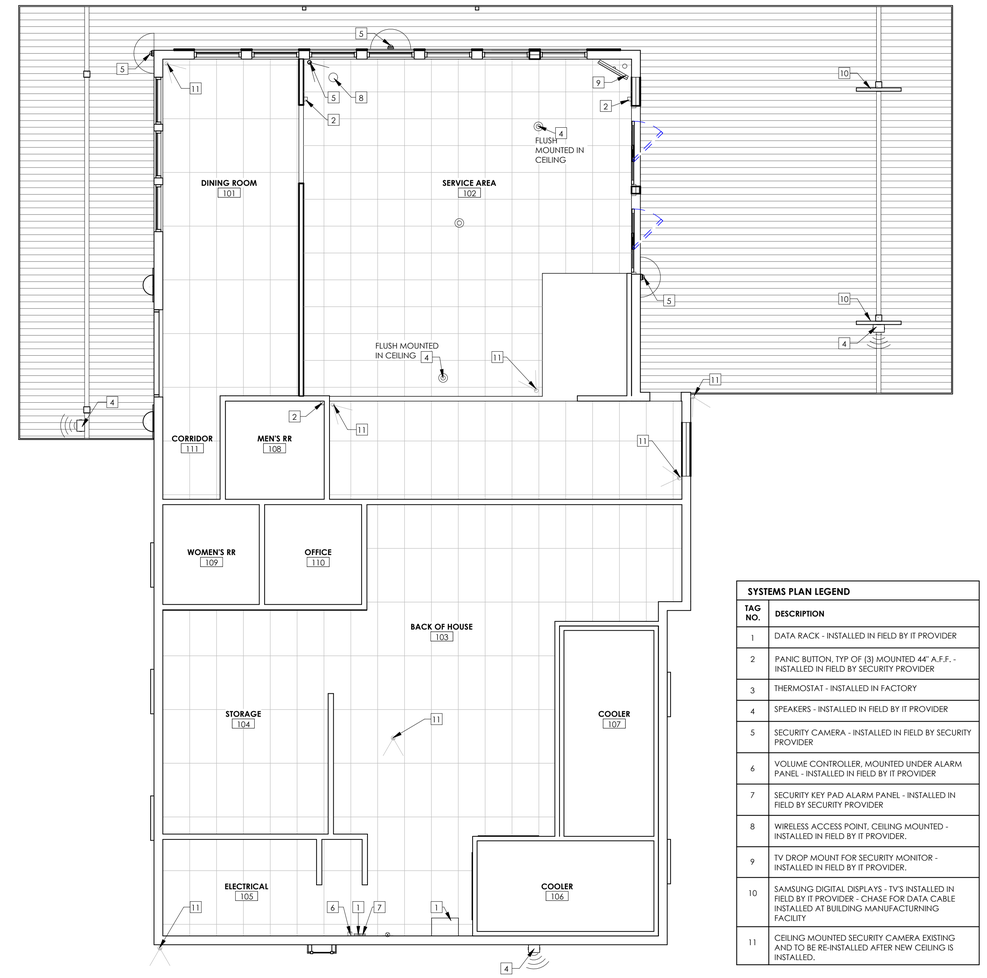
A1.2

ROOF PLAN / EGRESS PLAN

DATE: AUGUST 15, 2024



1 RCP - GROUND LEVEL
3/16" = 1'-0"



2 SYSTEMS PLAN
3/16" = 1'-0"

SYSTEMS PLAN LEGEND

TAG NO.	DESCRIPTION
1	DATA RACK - INSTALLED IN FIELD BY IT PROVIDER
2	PANIC BUTTON, TYP OF (3) MOUNTED 44" A.F.F. - INSTALLED IN FIELD BY SECURITY PROVIDER
3	THERMOSTAT - INSTALLED IN FACTORY
4	SPEAKERS - INSTALLED IN FIELD BY IT PROVIDER
5	SECURITY CAMERA - INSTALLED IN FIELD BY SECURITY PROVIDER
6	VOLUME CONTROLLER, MOUNTED UNDER ALARM PANEL - INSTALLED IN FIELD BY IT PROVIDER
7	SECURITY KEY PAD ALARM PANEL - INSTALLED IN FIELD BY SECURITY PROVIDER
8	WIRELESS ACCESS POINT, CEILING MOUNTED - INSTALLED IN FIELD BY IT PROVIDER.
9	TV DROP MOUNT FOR SECURITY MONITOR - INSTALLED IN FIELD BY IT PROVIDER.
10	SAMSUNG DIGITAL DISPLAYS - TV'S INSTALLED IN FIELD BY IT PROVIDER - CHASE FOR DATA CABLE INSTALLED AT BUILDING MANUFACTURING FACILITY
11	CEILING MOUNTED SECURITY CAMERA EXISTING AND TO BE RE-INSTALLED AFTER NEW CEILING IS INSTALLED.

KINETIC III
DESIGN + DEVELOPMENT
2215 W CHESTERFIELD BLVD, SUITE 01 - SPRINGFIELD, MO 65807 - P (417) 530-4321

FIRM LICENSE NO. 24353

REGISTERED ARCHITECT ABBYE BOBBETT No. 012014 EXPIRES: 06/15/2025 STATE OF ARKANSAS

REGISTERED ARCHITECT KINETIC DESIGN AND DEVELOPMENT LLC COA-01104 STATE OF ARKANSAS

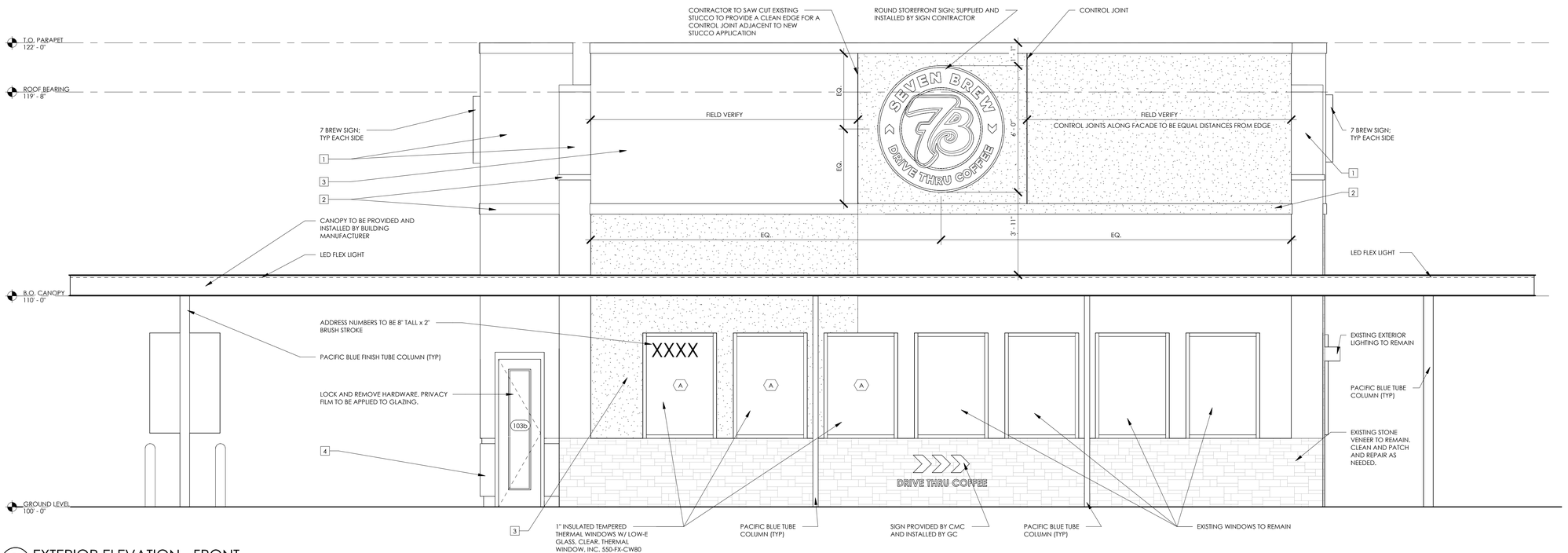
ARCHITECT OF RECORD:
NAME: ABBYE BOBBETT
LICENSE NO. 77051

PROJECT NUMBER: 24198 78BA2
REVISION:

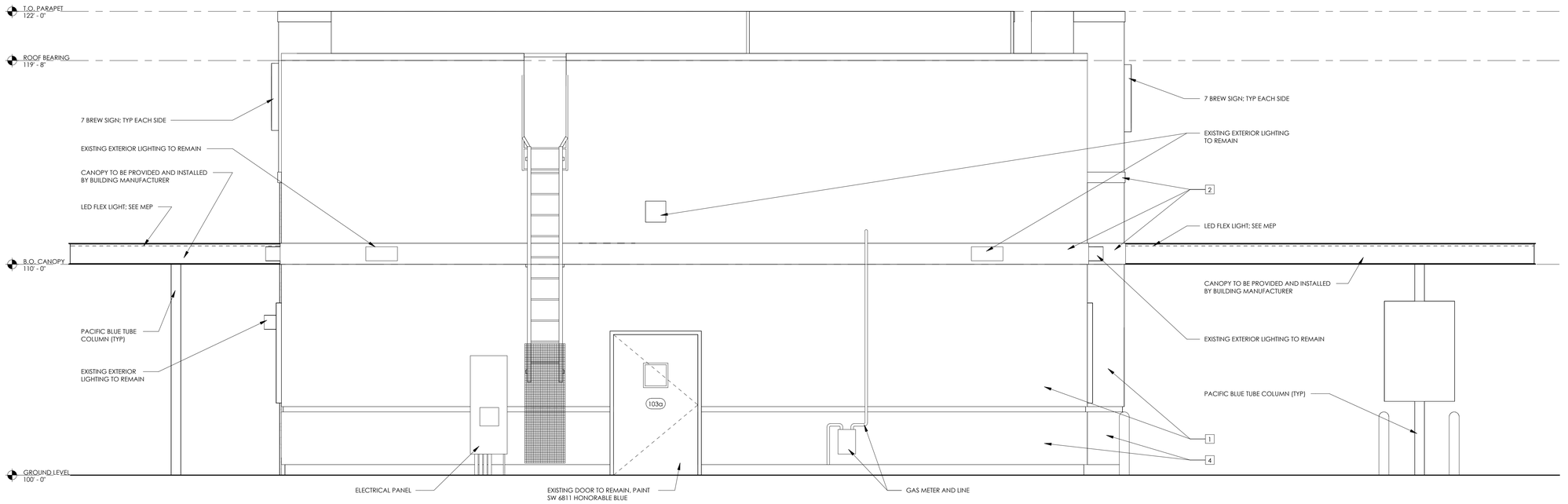
7 BREW COFFEE
BRYANT, AR #2
2006 N REYNOLDS ROAD
BRYANT, AR 72022

A1.3
REFLECTED CEILING PLANS

DATE: AUGUST 15, 2024



1 EXTERIOR ELEVATION - FRONT
3/8" = 1'-0"



2 EXTERIOR ELEVATION - BACK
3/8" = 1'-0"

ELEVATION FINISHES KEYNOTES

TAG NO.	DESCRIPTION
1	CLEAN, PATCH AND REPAIR EXISTING STUCCO. PAINT STUCCO TO BE EQUAL TO SW 7067 CITYSCAPE. ANY COLOR TO BE APPROVED BY OWNER'S REPRESENTATIVE.
2	CLEAN, PATCH AND REPAIR EXISTING STUCCO ACCENT BANDING. REFER TO A4.1/4. PAINT STUCCO TO BE EQUAL TO SW 6811 HONORABLE BLUE. ANY COLOR TO BE APPROVED BY OWNER'S REPRESENTATIVE.
3	NEW STUCCO TO BE INSTALLED TO REPLACE REMOVED STONE FINISH. REFER TO A4.1/2. COLOR TO BE EQUAL TO SW 7067 CITYSCAPE. PROFILE / FINISH DEPTH TO MATCH EXISTING ADJACENT FINISH.
4	CLEAN, PATCH AND REPAIR EXISTING STUCCO. PAINT STUCCO TO BE EQUAL TO SW 7674 PEPPERCORN. ANY COLOR TO BE APPROVED BY OWNER'S REPRESENTATIVE.

KINETIC DESIGN + DEVELOPMENT
2215 W CHESTERFIELD BLVD, SUITE 01 · SPRINGFIELD, MO 65807 · P (417) 530-4321

FIRM LICENSE NO. 24353

REGISTERED ARCHITECT ABBYE BOBBETT No. 012014 ON 11/15/2024 STATE OF ARKANSAS
KINETIC DESIGN AND DEVELOPMENT LLC COA-01104 REGISTERED ARCHITECT STATE OF ARKANSAS

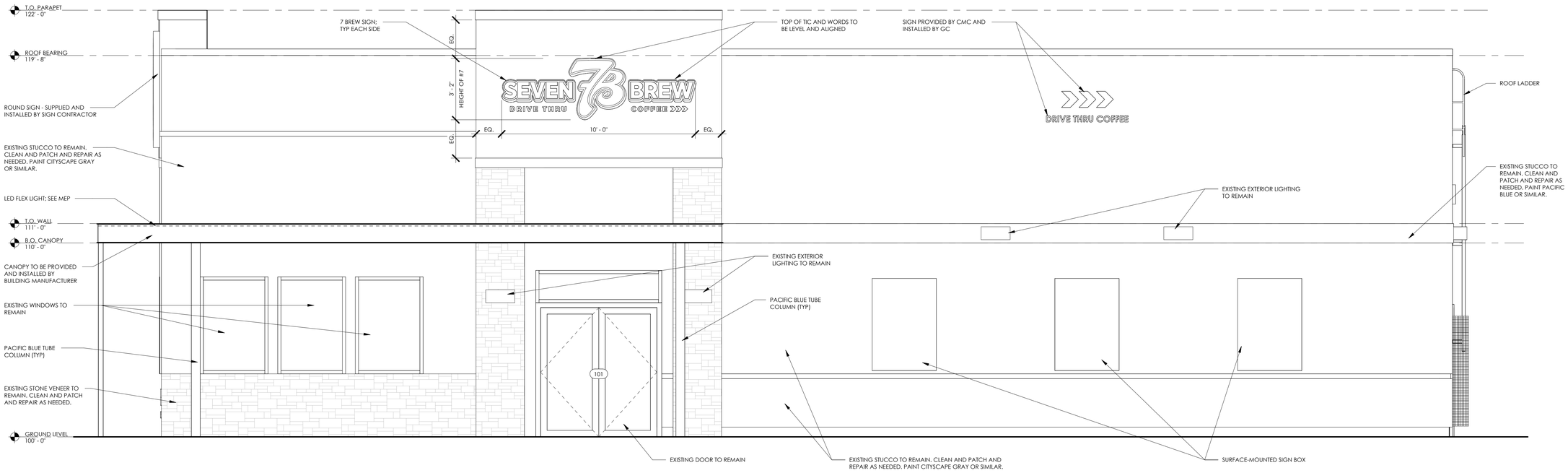
ARCHITECT OF RECORD:
NAME: ABBYE BOBBETT
LICENSE NO. 77051

PROJECT NUMBER: 24198 7BBA2
REVISION:

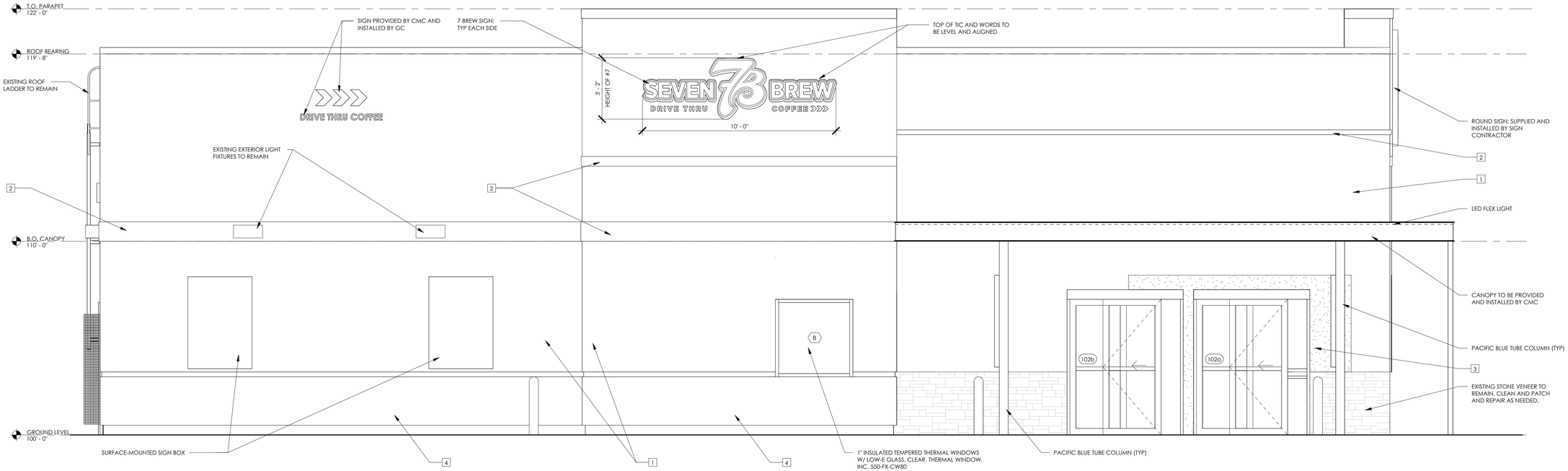
7 BREW COFFEE
BRYANT, AR #2
2006 N REYNOLDS ROAD
BRYANT, AR 72022

A2.1
EXTERIOR ELEVATIONS

DATE: AUGUST 15, 2024



1 EXTERIOR ELEVATION - RIGHT SIDE
3/8" = 1'-0"



2 EXTERIOR ELEVATION - LEFT SIDE
3/8" = 1'-0"

KINETIC DESIGN + DEVELOPMENT
2215 W CHESTERFIELD BLVD, SUITE 01 · SPRINGFIELD, MO 65807 · P (417) 530-4321

FIRM LICENSE NO. 24353

REGISTERED ARCHITECT
ABBYE BOBBETT
No. 012014
10/15/2025
STATE OF ARKANSAS

REGISTERED ARCHITECT
KINETIC DESIGN AND DEVELOPMENT LLC
COA-01104
STATE OF ARKANSAS

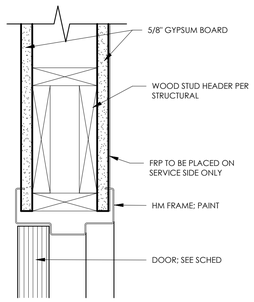
ARCHITECT OF RECORD:
NAME: ABBYE BOBBETT
LICENSE NO. 77051

PROJECT NUMBER: 24198 7BBA2
REVISION:

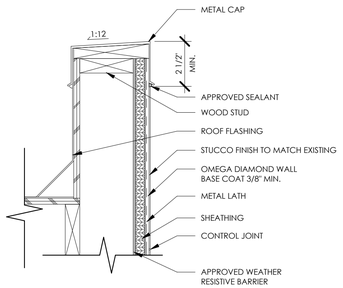
7 BREW COFFEE
BRYANT, AR #2
2006 N REYNOLDS ROAD
BRYANT, AR 72022

A2.2
EXTERIOR ELEVATIONS

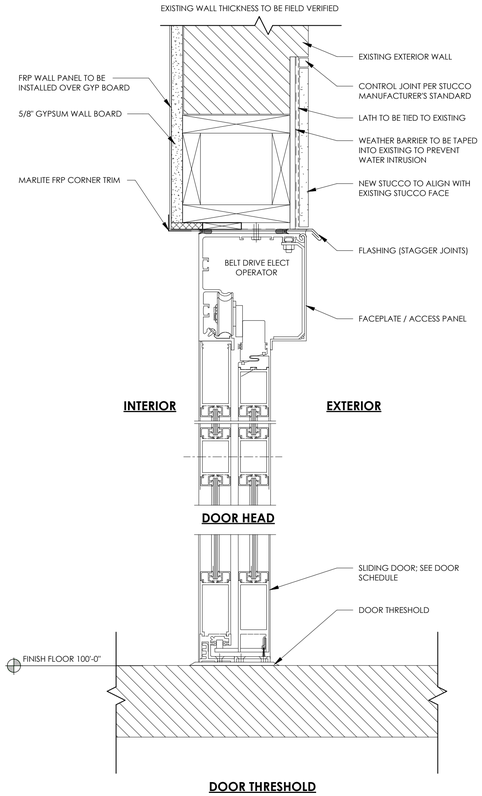
DATE: AUGUST 15, 2024



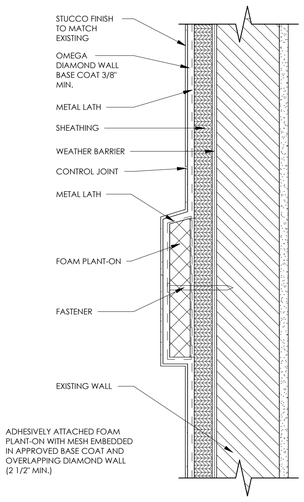
1 DOOR HEAD @ HM FRAME
3" = 1'-0"



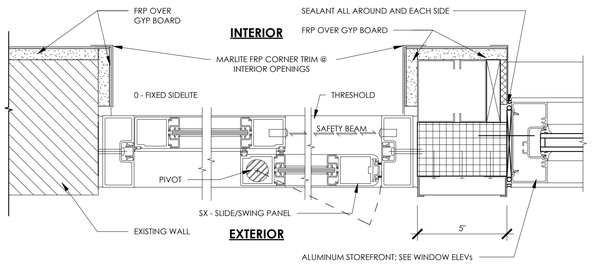
2 PARAPET DETAIL
3" = 1'-0"



3 SLIDING DOOR HEAD/THRESHOLD
3" = 1'-0"



4 TYPICAL FOAM PLANT-ONS
3" = 1'-0"

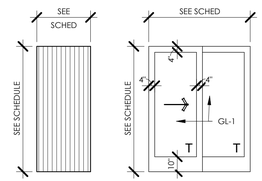


5 SLIDING DOOR JAMB
3" = 1'-0"

DOOR SCHEDULE

DOOR NUMBER	ROOM	SIZE	DOOR		FRAME		DETAILS		HARDWARE SET
			TYPE	MATERIAL	TYPE	MATERIAL	HEAD	JAMB	
101	DINING ROOM	EX	EX		EX		EX		EX
102a	SERVICE AREA	6'-0"x7'-6"	D2	ALUM	F2	ALUM	3/A2.2	3/A4.1	2
102b	SERVICE AREA	6'-0"x7'-6"	D2	ALUM	F2	ALUM	3/A4.1	3/A4.1	2
102c	DINING ROOM	3'-0"x6'-8"	D1	HM	F1	HM	1/A4.1	1/A4.1 SIM	1
103a	BACK OF HOUSE	EX	EX		EX		EX		EX
103b	BACK OF HOUSE	EX	EX		EX		EX		EX
107	COOLER	EX	EX		EX		EX		EX
108	MEN'S RR	EX	EX		EX		EX		EX
109	WOMEN'S RR	EX	EX		EX		EX		EX
110	OFFICE	EX	EX		EX		EX		EX

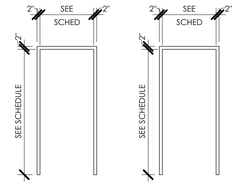
DOOR ELEVATIONS



D1
HOLLOW METAL OR INSULATED HM (IHM)

D2
SLIDING ALUMINUM & GLASS

FRAME ELEVATIONS



F1
HOLLOW METAL FRAME

F2
ALUMINUM FRAME

DOOR SCHEDULE NOTES:

a. REFER TO DOOR SCHEDULE FOR HARDWARE SETS

b. PAINT INTERIOR DOORS AND FRAMES SHERWIN WILLIAMS HONORABLE BLUE (SW6811), LOW SHEEN

c. REFER TO CODE COMPLIANCE DOOR NOTES (BELOW) FOR ADDITIONAL REQUIREMENTS.

CODE COMPLIANCE DOOR NOTES:

ALL EXIT DOORS SHALL CONFORM TO THE FOLLOWING PROVISIONS OF THE INTERNATIONAL BUILDING CODE (IBC) AND THE STATE OF ARKANSAS ACCESSIBILITY CODE:

1. THE EXIT DOORS SHALL BE OPERABLE FROM THE INSIDE WITHOUT THE USE OF ANY SPECIAL KNOWLEDGE OR EFFORT WHEN THE BUILDING IS OCCUPIED.
2. ALL HAND-ACTIVATED DOOR OPENING HARDWARE SHALL BE CENTERED BETWEEN 34" TO 48" A.F.F. AND SHALL BE OPERATED WITH A SINGLE EFFORT BY LEVER TYPE HARDWARE.
3. DOOR LEADING TO UNISEX TOILET ROOM SHALL BE IDENTIFIED WITH A 12" DIAMETER CIRCLE WITH A TRIANGLE SUPERIMPOSED ON THE CIRCLE AND WITHIN THE 12" DIAMETER. SIGN/SYMBOL SHALL BE MOUNTED ON THE WAL, ON THE LATCH SIDE OF THE DOOR AND 60" A.F.F. AND NO MORE THAN 8" FROM THE EDGE OF THE DOOR TO THE EDGE OF THE SIGN.

GENERAL NOTES

ALL GLAZING FOR EXTERIOR DOOR OR WINDOW FRAMES SHALL BE INSULATED

ALL GLAZING FOR INTERIOR DOOR OR WINDOW FRAMES SHALL BE UNINSULATED, SINGLE PANE

DOOR & FRAME FINISH LEGEND

AL = ALUM DOOR OR FRAME

HM = HOLLOW METAL DOOR OR FRAME

F1 = PAINTED

F2 = PREFINISHED; CLEAN & PROTECT

GLAZING SCHEDULE

GL-1 1" INSULATED SAFETY GLASS, CLEAR

GL-2 1" INSULATED TEMPERED GLASS, CLEAR

HARDWARE SETS:

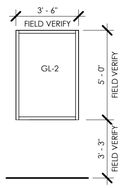
SET #1:

- CLOSER
- SCHLAGE PRIVACY LOCK
- "SATURN" LEVER HANDLE (BRUSHED ALUMINUM)
- 1 1/2 PAIR BUTT HINGES

SET #2:

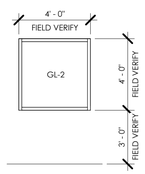
- EDELMAN-LYON MANUAL DOOR - GT 1175 SINGLE SLIDE DOOR SYSTEM
- KEYED LOCK ON SLIDING DOORS

WINDOW ELEVATIONS



A
ALUMINUM STOREFRONT

FIELD VERIFY ADJACENT WINDOW SIZE. DESIGN INTENT IS FOR THESE TO MATCH EXISTING WINDOWS ON THIS FACADE.



B
ALUMINUM STOREFRONT

FIELD VERIFY EXISTING WINDOW OPENING

KINETIC DESIGN + DEVELOPMENT
2215 W CHESTERFIELD BLVD, SUITE 01 · SPRINGFIELD, MO 65807 · P (417) 530-4321

FIRM LICENSE NO. 24353

REGISTERED ARCHITECT ABBYE BOBBETT No. 912014 STATE OF ARKANSAS MY 15/2025

REGISTERED ARCHITECT KINETIC DESIGN AND DEVELOPMENT LLC COA-01104 STATE OF ARKANSAS

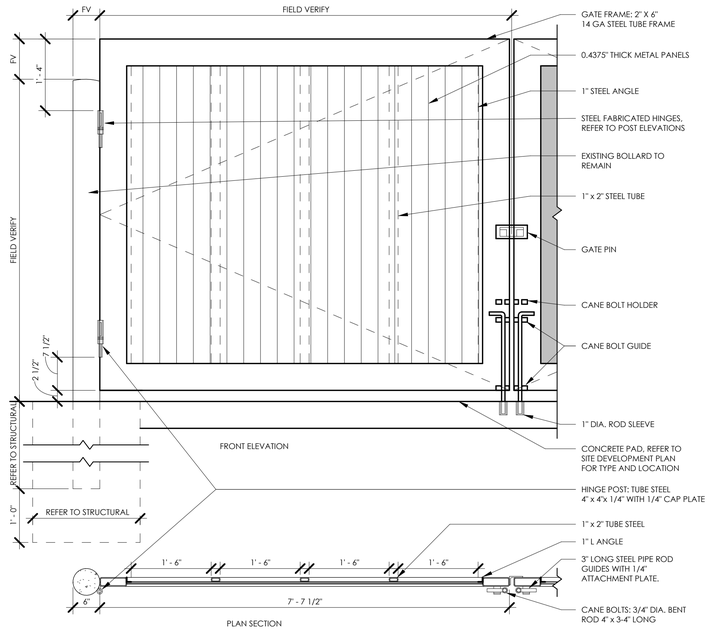
ARCHITECT OF RECORD:
NAME: ABBYE BOBBETT
LICENSE NO. 77051

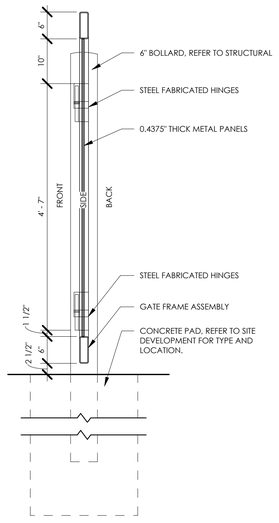
PROJECT NUMBER: 24198 7BBA2
REVISION:

7 BREW COFFEE
BRYANT, AR #2
2006 N REYNOLDS ROAD
BRYANT, AR 72022

A4.1
DOORS AND WINDOWS

DATE: AUGUST 15, 2024





TRASH ENCLOSURE NOTES:
EXISTING TRASH ENCLOSURE TO REMAIN. CLEAN, PATCH, AND REPAIR AS NEEDED.

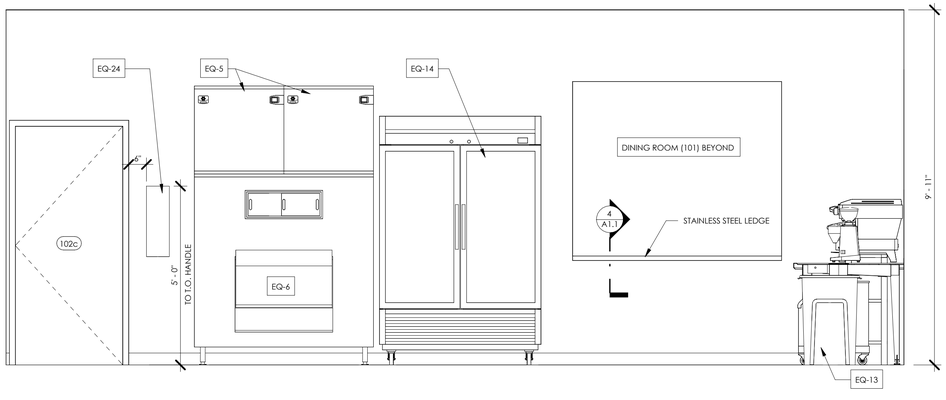
PAINT INTERIOR AND EXTERIOR OF ENCLOSURE SW 7067 CITYSCAPE.

NEW GATE PROVIDED AND INSTALLED BY CMC. CLEAN, PATCH AND REPAIR EXISTING BOLLARDS. SW 6811 PAINT HONORABLE BLUE.

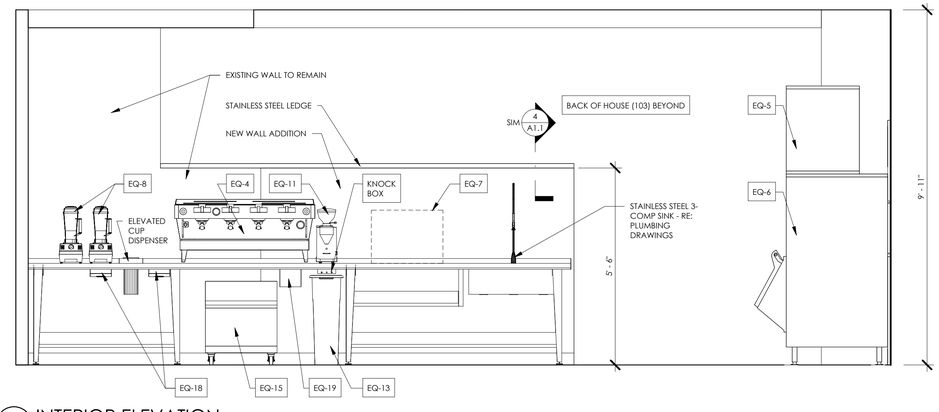
PAINT SPECIFICATIONS

METAL DOORS AND FRAMES	SEMI GLOSS FINISH PRIMER: 1ST COAT: 2ND COAT:	 PRO INDUSTRIAL PRO-CRYL UNIVERSAL PRIMER, B66-310 SERIES PRO INDUSTRIAL ACRYLIC SEMI-GLOSS, B66-650 SERIES PRO INDUSTRIAL ACRYLIC SEMI-GLOSS, B66-650 SERIES
STUCCO	SATIN FINISH PRIMER: 1ST COAT: 2ND COAT:	 LOXON CONCRETE & MASONRY PRIMER SEALER, A24W8300 A-100 EXTERIOR LATEX SATIN, A82 SERIES A-100 EXTERIOR LATEX SATIN, A82 SERIES
CMU	SATIN FINISH PRIMER: 1ST COAT: 2ND COAT:	 LOXON BLOCK SURFACER, A24W200 A-100 EXTERIOR LATEX SATIN, A82 SERIES A-100 EXTERIOR LATEX SATIN, A82 SERIES
BOLLARDS (CAST IRON)	GLOSS FINISH PRIMER: 1ST COAT: 2ND COAT:	 PRO INDUSTRIAL PRO-CRYL UNIVERSAL PRIMER, B66-310 SERIES PRO INDUSTRIAL WATERBASED ACROLON 100 POLYURETHANE GLOSS, B65-720 SERIES PRO INDUSTRIAL WATERBASED ACROLON 100 POLYURETHANE GLOSS, B65-720 SERIES
INTERIOR GYPSUM	EG-SHEL FINISH PRIMER: 1ST COAT: 2ND COAT:	 PROMAR 200 ZERO VOC LATEX PRIMER, B28W2600 PROMAR 200 ZERO VOC INTERIOR LATEX EG-SHEL, B26-2600 SERIES PROMAR 200 ZERO VOC INTERIOR LATEX EG-SHEL, B26-2600 SERIES

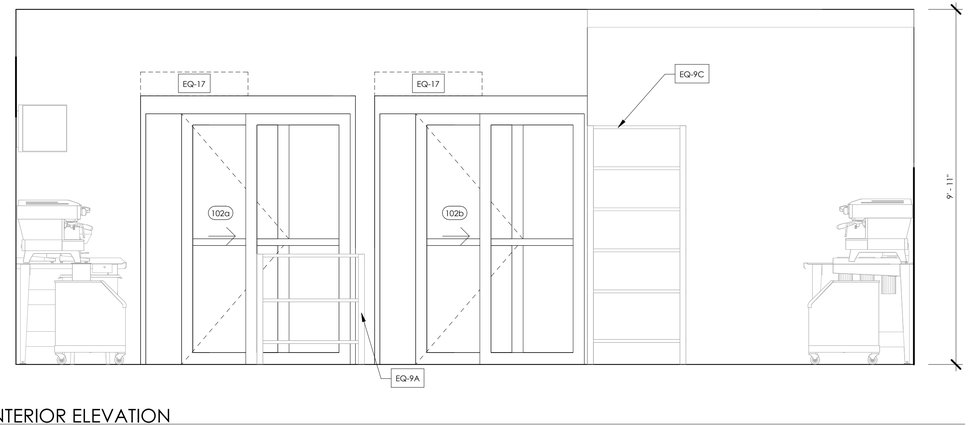
1 TRASH ENCLOSURE GATE DETAILS
3/4" = 1'-0"



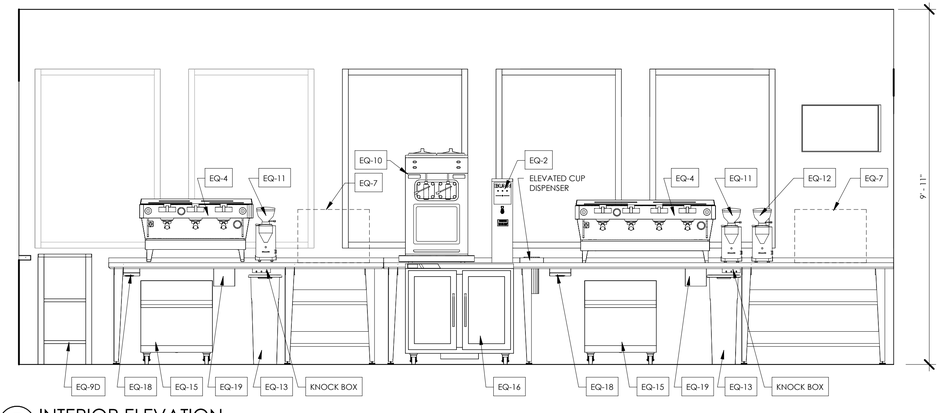
2 INTERIOR ELEVATION
1/2" = 1'-0"



3 INTERIOR ELEVATION
1/2" = 1'-0"



4 INTERIOR ELEVATION
1/2" = 1'-0"



5 INTERIOR ELEVATION
1/2" = 1'-0"

KINETIC DESIGN + DEVELOPMENT
2215 W CHESTERFIELD BLVD, SUITE 01 - SPRINGFIELD, MO 65807 - P (417) 530-4321

FIRM LICENSE NO. 24353

REGISTERED ARCHITECT
ABBYE BOBBETT
No. 912014
11/15/2024
STATE OF ARKANSAS

KINETIC DESIGN AND DEVELOPMENT LLC
COA-01104
REGISTERED ARCHITECT
STATE OF ARKANSAS

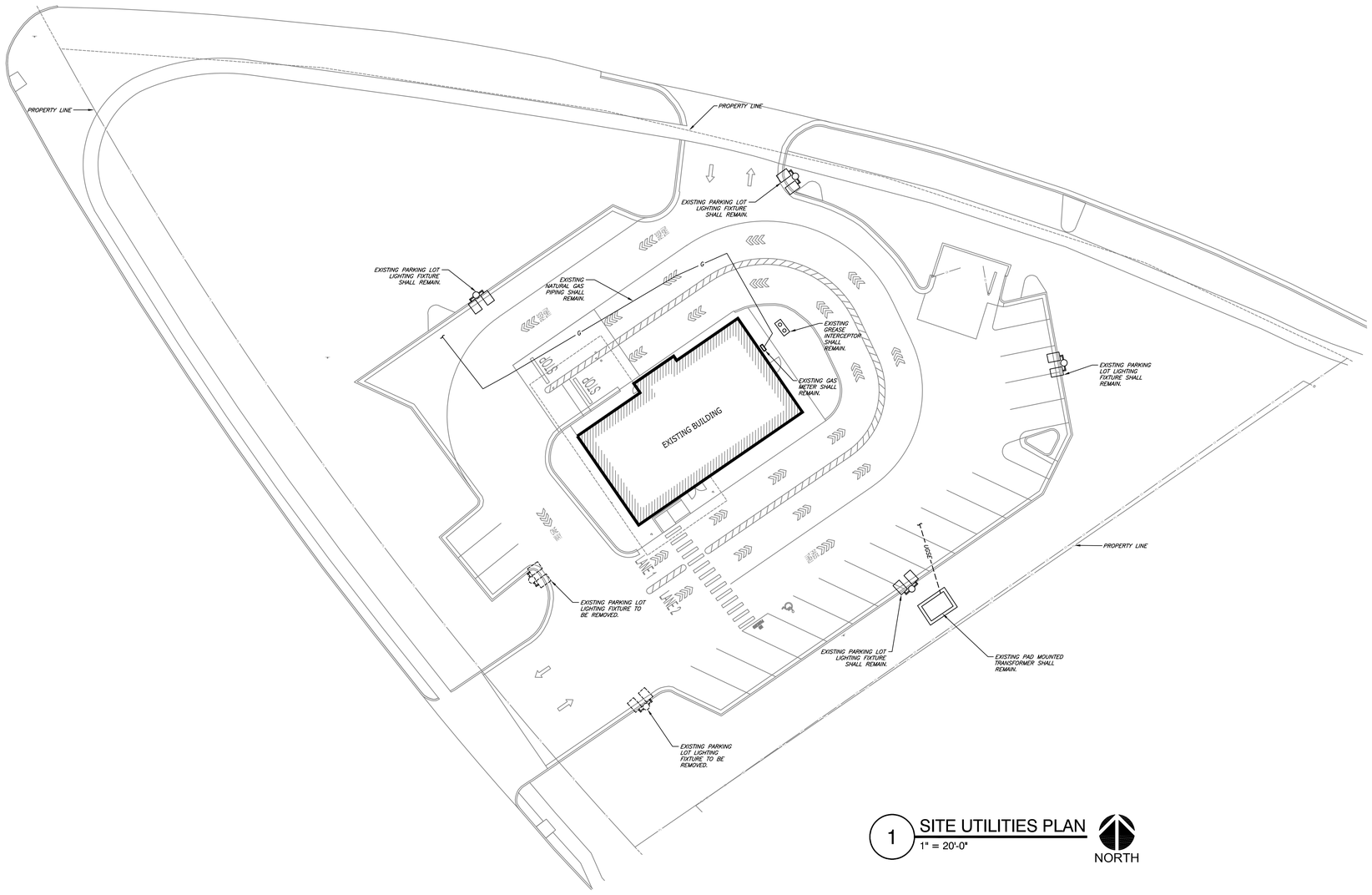
ARCHITECT OF RECORD:
NAME: ABBYE BOBBETT
LICENSE NO. 77051

PROJECT NUMBER: 24198 78BA2
REVISION:

7 BREW COFFEE
BRYANT, AR #2
2006 N REYNOLDS ROAD
BRYANT, AR 72022

A5.1
INTERIOR ELEVATIONS

DATE: AUGUST 15, 2024



1 SITE UTILITIES PLAN
1" = 20'-0"

NORTH

GENERAL NOTES:

1. UTILITY ROUTINGS ARE DIAGRAMMATIC. ADJUST EXACT ROUTING TO ACCOMMODATE FIELD CONDITIONS. REFER TO CIVIL AND PUBLIC IMPROVEMENT PLANS FOR NEW SEWER, WATER AND STORMWATER PIPING.
2. REFER TO CIVIL AND PUBLIC IMPROVEMENT PLANS FOR LOCATION AND COORDINATION OF ALL EASEMENTS.
3. REVIEW ALL CIVIL AND PUBLIC IMPROVEMENT PLANS AND COORDINATE ALL WORK WITH DIFFERENT DISCIPLINES. REVIEW AND OBTAIN APPROVAL FROM THE CITY OF JOHNSTOWN UTILITY COMPANIES PRIOR TO PERFORMING ANY UTILITY WORK.
4. THE CONTRACTOR SHALL VERIFY ALL EXISTING CONDITIONS PRIOR TO SUBMITTING HIS BID. NO EXTRAS WILL BE PAID DUE TO UNANTICIPATED EXISTING CONDITIONS. PLANS ARE DIAGRAMMATIC AND SHALL NOT BE SCALED. REFER TO ARCHITECTURAL AND CIVIL DRAWINGS FOR DIMENSIONS.
5. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING TEMPORARY TELEPHONE, ELECTRICAL AND WATER SERVICES REQUIRED DURING CONSTRUCTION, AND SHALL PAY ALL ASSOCIATED COSTS.
6. THE CONTRACTOR SHALL BE RESPONSIBLE FOR COORDINATING WITH TELECOMMUNICATIONS AND CABLE TELEVISION SERVICE PROVIDERS TO FACILITATE AND SCHEDULE INSTALLATION OF SERVICES. CONTRACTOR SHALL COORDINATE WITH OWNER FOR SERVICE PROVIDER CONTACT. THE OWNER SHALL BE RESPONSIBLE FOR ALL COSTS, CHARGES, FEES, ETC. INCURRED BY SERVICE PROVIDERS. PROVIDE ALL MATERIALS AS REQUIRED BY LOCAL AUTHORITIES FOR SERVICE INSTALLATION. ALL WORK SHALL BE IN ACCORDANCE WITH THE REQUIREMENTS OF LOCAL AUTHORITIES.
7. ALL SITE ELECTRICAL INSTALLATIONS AND CONSTRUCTION SHALL BE PER THE MOST RECENT REVISIONS OF THE NATIONAL ELECTRIC SAFETY CODE (NESC) AND THE NATIONAL ELECTRIC CODE (NEC) STANDARDS AND SPECIFICATIONS.
8. COORDINATE ALL TRANSFORMER LOCATIONS WITH OTHER UTILITIES INDICATED ON CIVIL PLANS.
9. REFER TO CIVIL PLANS FOR ALL SITE SANITARY SEWER WORK.

SITE UTILITIES SYMBOLS:

——— OHE ———	OVERHEAD ELECTRIC
– – – – UGPE – – – –	UNDERGROUND PRIMARY ELECTRIC
– – – – UGSE – – – –	UNDERGROUND SECONDARY ELECTRIC
– – – – UGT – – – –	UNDERGROUND TELECOMMUNICATIONS
– – – – UGC – – – –	UNDERGROUND CABLE TV

7 BREW COFFEE

BRYANT, AR #2

2006 N REYNOLDS RD
BRYANT, AR 72022

STATE OF ARKANSAS
LICENSED
PROFESSIONAL ENGINEER
No. 16638
RYAN SCOTT JONES

08-15-24

ENGINEER OF RECORD:

NAME: RYAN JONES

LICENSE NO. PE-16638

PROJECT NUMBER: 24045 7BBA

REVISION:

CJD
Engineering | Energy | Innovation
2225 West Chesterfield Boulevard, Suite 200, Springfield, MO 65807
P: 417.877.1700 F: 417.324.7735 www.cjd-eng.com
Arkansas State Certificate of Authority #800094966

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SU1.1

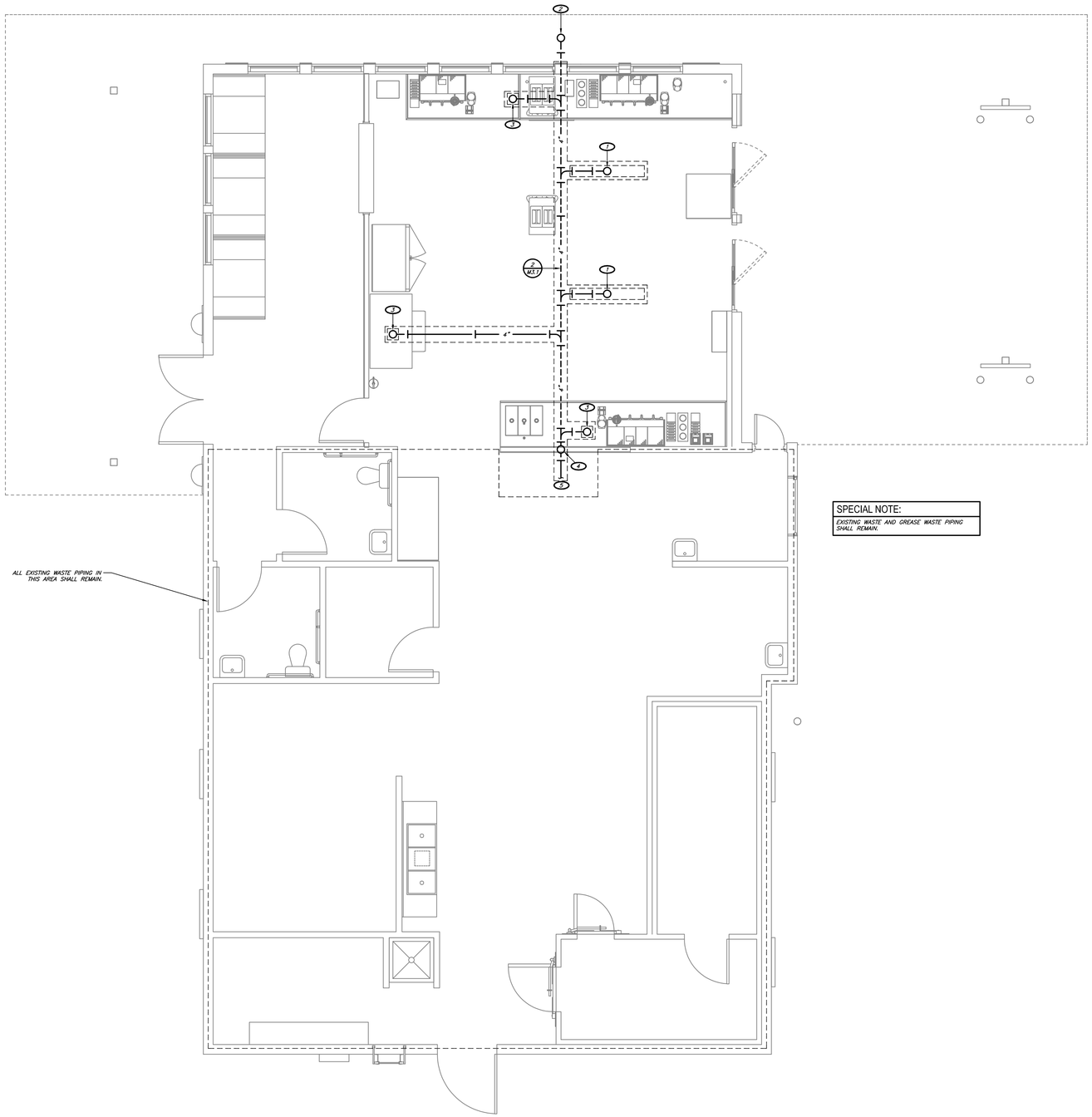
SITE UTILITIES PLAN

DATE: AUGUST 15, 2024

SPECIAL NOTE:

COORDINATE THE REMOVAL AND REPLACEMENT OF THE FLOOR SLAB AS INDICATED BY THE DASHED LINE AND AS OTHERWISE NEEDED FOR THE NEW WASTE PIPING INSTALLATION. FIELD VERIFY EXACT LOCATIONS AND REQUIREMENTS.

CONTRACTOR TO FIELD VERIFY LOCATIONS AND CONDITIONS PRIOR TO STARTING WORK.



SPECIAL NOTE:

EXISTING WASTE AND GREASE WASTE PIPING SHALL REMAIN.

ALL EXISTING WASTE PIPING IN THIS AREA SHALL REMAIN.

1 UNDERSLAB PLUMBING PLAN
1/4" = 1'-0"

NORTH

KEYNOTES:

1. 4" TRAPPED GREASE WASTE UP TO TRENCH DRAIN.
2. 4" GREASE WASTE UP TO FINISH GRADE CLEANOUT.
3. 4" TRAPPED GREASE WASTE UP TO FLOOR SINK.
4. 3" VENT UP.
5. CONNECT NEW 4" GREASE WASTE TO EXISTING 4" (OR LARGER) GREASE WASTE IN THIS AREA. FIELD VERIFY EXACT LOCATION AND REQUIREMENTS. MODIFY/EXTEND PIPING AS REQUIRED.

7 BREW COFFEE DRIVE THRU

STATE OF ARKANSAS
LICENSED
PROFESSIONAL ENGINEER
No. 16638
RYAN SCOTT JONES

08-15-24

ENGINEER OF RECORD:

NAME: RYAN JONES

LICENSE NO. PE-16638

PROJECT NUMBER: 24045 7BBA

REVISION:

7 BREW COFFEE

BRYANT, AR #2

2006 N REYNOLDS RD
BRYANT, AR 72022

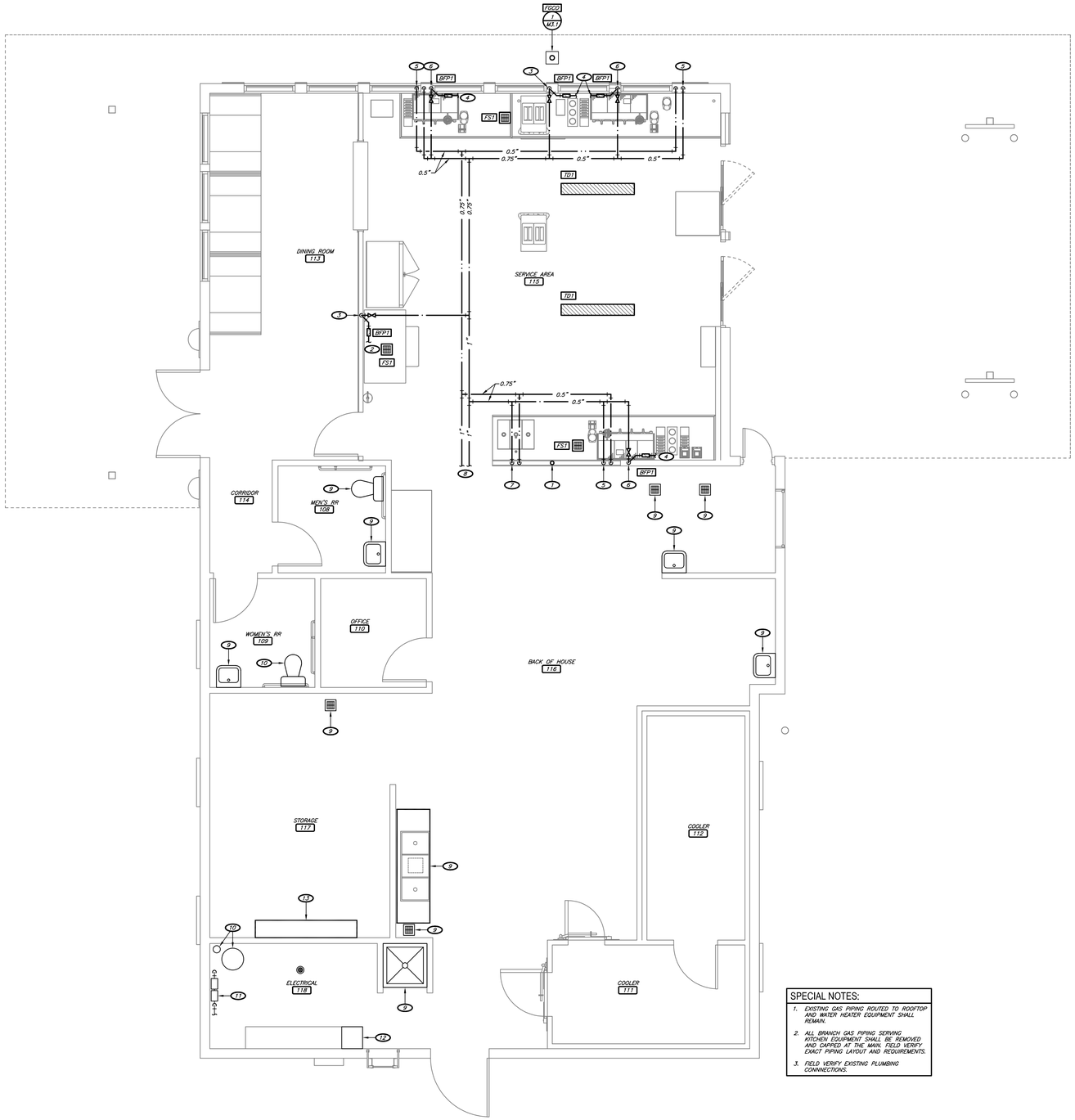
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P: 417.877.1700 F: 417.324.7735 www.cjd-eng.com
Arkansas State Certificate of Authority #800094966

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M1.1

UNDERSLAB PLUMBING PLAN

DATE: AUGUST 15, 2024



SPECIAL NOTES:

1. EXISTING GAS PIPING ROUTED TO ROOFTOP AND WATER HEATER EQUIPMENT SHALL REMAIN.
2. ALL BRANCH GAS PIPING SERVING KITCHEN EQUIPMENT SHALL BE REMOVED AND CAPPED AT THE MAIN. FIELD VERIFY EXACT PIPING LAYOUT AND REQUIREMENTS.
3. FIELD VERIFY EXISTING PLUMBING CONNECTIONS.

1 GROUND LEVEL PLUMBING PLAN
1/4" = 1'-0"

NORTH

KEYNOTES:

1. 3" VENT DOWN. CONTINUE 3" VENT UP THROUGH ROOF.
2. PROVIDE 0.5" FILTERED WATER WITH SHUT-OFF VALVE TO ICE MAKER WITH BACKFLOW PREVENTER. PROVIDE 0.75" INDIRECT DRAIN FROM ICE-MAKER TO FLOOR SINK AS REQUIRED.
3. 0.5" FILTERED WATER DOWN.
4. CONNECT FILTERED WATER PIPING TO KITCHEN EQUIPMENT. PROVIDE BACKFLOW PREVENTER AS REQUIRED.
5. 0.5" HOT AND FILTERED COLD WATER DOWN. CAP BELOW COUNTER FOR OWNER PROVIDED EQUIPMENT.
6. 0.5" FILTERED WATER DOWN TO ESPRESSO MACHINE. PROVIDE SHUT-OFF VALVE AND BACKFLOW PREVENTER PRIOR TO CONNECTION TO ESPRESSO MACHINE.
7. 0.5" HOT AND COLD WATER DOWN TO SINK. TERMINATE WASTE PIPING AT ADJACENT FLOOR SINK.
8. CONNECT TO EXISTING 1" (OR LARGER) HOT AND 1" (OR LARGER) FILTERED COLD WATER IN THIS AREA. FIELD VERIFY EXISTING LOCATION AND REQUIREMENTS. MODIFY/EXTEND PIPING AS NECESSARY.
9. EXISTING PLUMBING FIXTURE SHALL REMAIN.
10. EXISTING WATER HEATER AND THERMAL EXPANSION TANK SHALL REMAIN.
11. EXISTING BACKFLOW PREVENTER ASSEMBLY SHALL REMAIN.
12. EXISTING GAS RESET EQUIPMENT TO BE ABANDONED IN PLACE.
13. CONTRACTOR TO FIELD VERIFY CONDITION OF EXISTING WATER FILTRATION SYSTEM AND COORDINATE REPLACEMENT SCOPE WITH OWNER.

7 BREW COFFEE DRIVE THRU

STATE OF ARKANSAS
LICENSED PROFESSIONAL ENGINEER
No. 16638
RYAN SCOTT JONES
08-15-24

ENGINEER OF RECORD:
NAME: RYAN JONES
LICENSE NO. PE-16638

PROJECT NUMBER: 24045 7BBA
REVISION:

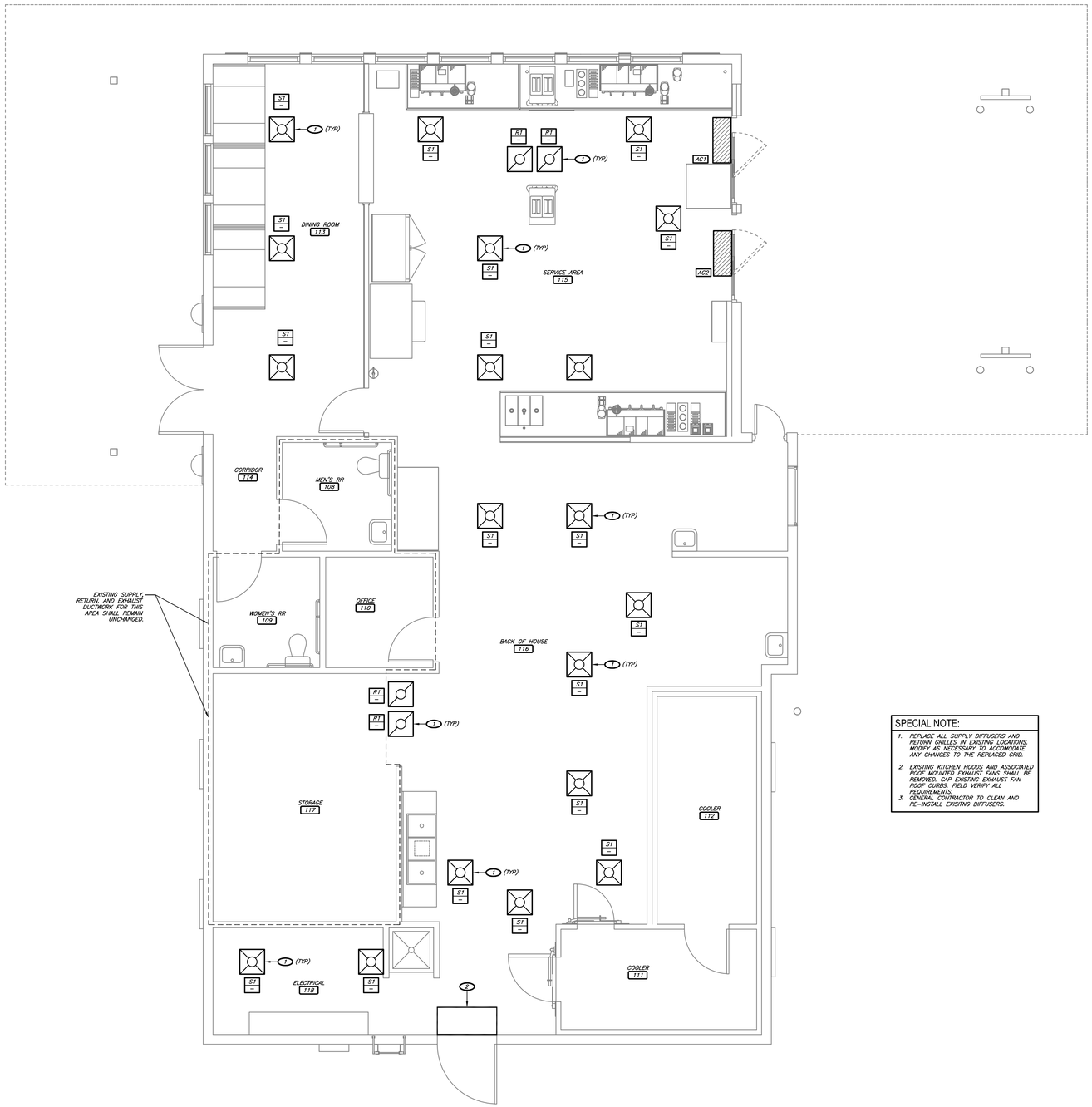
7 BREW COFFEE
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M1.2
PLUMBING PLAN

DATE: AUGUST 15, 2024



1 GROUND LEVEL HVAC PLAN
1/4" = 1'-0"

NORTH

KEYNOTES:

1. REPLACE EXISTING DIFFUSER/GRILLE WITH NEW. FIELD VERIFY SIZE AND REQUIREMENTS.
2. EXISTING AIR CURTAIN TO REMAIN.

SPECIAL NOTE:

1. REPLACE ALL SUPPLY DIFFUSERS AND RETURN GRILLES IN EXISTING LOCATIONS. MODIFY AS NECESSARY TO ACCOMODATE ANY CHANGES TO THE REPLACED GRID.
2. EXISTING KITCHEN HOODS AND ASSOCIATED ROOF MOUNTED EXHAUST FANS SHALL BE REMOVED. CAP EXISTING EXHAUST FAN ROOF CURBS. FIELD VERIFY ALL REQUIREMENTS.
3. GENERAL CONTRACTOR TO CLEAN AND RE-INSTALL EXISTING DIFFUSERS.

7 BREW COFFEE DRIVE THRU

STATE OF ARKANSAS
REGISTERED PROFESSIONAL ENGINEER
No. 16638
RYAN SCOTT JONES

08-15-24

ENGINEER OF RECORD:
NAME: RYAN JONES
LICENSE NO. PE-16638

PROJECT NUMBER: 24045 7BBA
REVISION:

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M2.1
HVAC PLAN

DATE: AUGUST 15, 2024

PIPING MATERIAL SCHEDULE

SYSTEM	PIPING						FITTINGS		MAXIMUM WORKING		FIELD TEST		NOTES
	SIZE	TYPE	SCHEDULE	GRADE	ASTM	MATERIAL	MATERIAL	TYPE	PRESSURE (PSI)	TEMP (DEG. F)	PRESSURE (PSI)	TIME (HOURS)	
CONDENSATE DRAIN ABOVE GRADE	ALL	DWV	40	-	2665	PVC	PVC	DR/SW	10 FT	50-180	10 FT	1	1
DOMESTIC WATER ABOVE AND BELOW GRADE	0.5"-2"	PEX	-	-	A877	PEX	BRONZE	MJ	120	40-180	150	1	-
GREASE WASTE AND VENT ABOVE GRADE	ALL	DWV	40	-	2665	PVC	PVC	DR/SW	10 FT	50-180	10 FT	1	1
GREASE WASTE BELOW GRADE	ALL	DWV	40	-	2665	PVC	PVC	DR/SW	10 FT	50-180	10 FT	1	1
NATURAL GAS ABOVE GRADE	0.5" - 2.5"	CW	40	A	A53	CS / BLK	MI	THRD	1	--	100	1 HR	-
SANITARY WASTE BELOW GRADE	ALL	DWV	40	-	2665	PVC	PVC	DR/SW	10 FT	50-180	10 FT	1	1
SANITARY WASTE & VENT ABOVE GRADE	ALL	DWV	40	-	2665	PVC	PVC	DR/SW	10 FT	50-180	10 FT	1	1
TEMPERATURE & PRESSURE RELIEF DRAIN	ALL	M	-	-	B88	COPPER	COPPER	DR/SJ	10 FT	40-70	10 FT	1	-

NOTES:
1. USE OF CELLULAR CORE DWV PIPING IS STRICTLY PROHIBITED.

ABBREVIATIONS:

CI	- CAST IRON	DR	- DRAINAGE FITTING	NH	- NO-HUB
CS	- CARBON STEEL	DWV	- DRAINAGE WASTE AND VENT	SJ	- 95-5 TIN-ANTIMONY SOLDER JOINT
CW	- CONTINUOUS WELD	MI	- MALLEABLE IRON	SS	- STANDARD STRENGTH / SERVICE WEIGHT
DI	- DUCTILE IRON	MJ	- MECHANICAL JOINT	SW	- SOLVENT WELD

PLUMBING FIXTURE & EQUIPMENT SCHEDULE

MARK	DESCRIPTION	MANUFACTURER	MODEL NUMBER	ACCESSORIES	PIPING CONNECTION SIZES				NOTES	EQUIVALENT MANUFACTURERS
					COLD WATER	HOT WATER	WASTE	VENT		
BFP1	BACKFLOW PREVENTER	WATTS	SD-3	DUAL CHECK VALVE WITH ATMOSPHERIC PORT AND STRAINER FOR CARBONATED BEVERAGE MACHINES	0.5"	-	-	-	6	FEBCO
TD1	TRENCH DRAIN	ZURN	ZS665-AR-C-DB-ES-G	HEAVY DUTY, ACID RESISTING EPOXY COATED, 3'-0" LENGTH TRENCH DRAIN	-	-	SEE PLAN	SEE PLAN	2	JAY R. SMITH, WADE
FGCO	FINISH GRADE CLEANOUT	ZURN	ZN1400-HD	-	-	-	SEE PLAN	-	-	SIOUX CHIEF, SMITH, WADE
FS1	FLOOR SINK	OATEY	42721	PVC, 9 1/4"x9 1/4" INTERIOR, PROVIDE WITH 1/2 GRATE	-	-	3"	SEE PLAN	1	-

NOTES:
1. ACCESSORIES SHALL BE SAME MANUFACTURER AS FIXTURE / EQUIPMENT UNLESS NOTED OTHERWISE.
2. REFER TO ARCHITECTURAL DRAWINGS FOR MOUNTING HEIGHT.
3. INSTALL ACCESSORIES AS RECOMMENDED BY MANUFACTURER FOR ADA COMPLIANCE.
4. FIELD COORDINATE/VERIFY FRAMING ROUGH-IN DIMENSIONS WITH ASSOCIATED CONTRACTOR BEFORE ORDERING.
5. PROVIDE WALL CARRIER OR BRACKET AS RECOMMENDED BY MANUFACTURER FOR WALL MOUNTED INSTALLATION.
6. PROVIDED BY ONSITE CONTRACTOR.

AIR DEVICE SCHEDULE

MARK	MANUF	MODEL	DUCT CONNECTION SIZE	SERVICE	MODULE SIZE	FRAME	FINISH	DAMPER	MAX. NC	THROW (FT)	DELTA P (STATIC)	NOTES
S1	KRUEGER	PLQ	6": 0-110 CFM 8": 111-225 CFM 10": 226-420 CFM	SUPPLY	24x24	LAY-IN	WHITE	-	30	15	0.1"	1,3
R1	KRUEGER	6690	6": 0-110 CFM 8": 111-225 CFM 10": 500 CFM	RETURN	24x24	LAY-IN	WHITE	-	30	-	0.1"	1,3

NOTES:
1. GRILLE/DIFFUSER NECK SHALL BE SAME SIZE AS BRANCH DUCTWORK UNLESS NOTED OTHERWISE ON PLAN.
2. PROVIDE PLASTER FRAME KIT FOR MOUNTING IN GYP BOARD CEILINGS AS REQUIRED.
3. VERIFY FINISH WITH ARCHITECT.

AIR CURTAIN SCHEDULE

MARK	MANUFACTURER	MODEL #	MOUNTING	HEATING (KW)	AMCA LAB AIRFLOW (SCFM)	NOZZLE WIDTH	MAX. VELOCITY @ NOZZLE (FPM)	VOLTAGE/ PHASE	MCA	MOCP	NOTES
AC1	STRONGWAY	49947	WALL	-	816	36"	3,937	120/1	2.9	15	1 THRU 8
AC2	STRONGWAY	49947	WALL	-	816	36"	3,937	120/1	2.9	15	1 THRU 8
AC3	STRONGWAY	49947	WALL	-	816	36"	3,937	120/1	2.9	15	1 THRU 8

NOTES:
1. PROVIDE FACTORY INSTALLED DISCONNECT.
2. FACTORY INSTALLED UNIT MOUNTED CONTROLS WITH TWO SPEED CONTROL.
3. MAGNETIC DOOR LIMIT SWITCH.
4. FACTORY MOUNTED MOTOR CONTROL PANEL.
5. CLEANABLE FILTER.
6. FIELD COORDINATE EXACT MOUNTING REQUIREMENTS AND PROVIDE ALL REQUIRED ACCESSORIES
7. UNIT SHALL BE RATED FOR OUTDOOR CONDITIONS
8. COORDINATE FINISH WITH OWNER.

PLUMBING SYMBOLS:

- GW — GREASE WASTE PIPING BELOW SLAB
- GW — GREASE COMBINATION WASTE AND VENT PIPING
- SANITARY WASTE PIPING BELOW SLAB
- SANITARY COMBINATION WASTE AND VENT PIPING
- DOMESTIC COLD WATER PIPING
- FW — DOMESTIC FILTERED COLD WATER PIPING
- DOMESTIC HOT WATER PIPING
- PLUMBING VENT PIPING
- D — CONDENSATE DRAIN PIPING
- SHUT-OFF VALVE
- UNION
- TEE / ELBOW DOWN WITH VALVE IN VERTICAL PIPE
- FPH1 HB1 — FREEZEPROOF WALL HYDRANT / HOSE BIBB
- BFP1 — BACKFLOW PREVENTER
- FD1 — FLOOR DRAIN / FLOOR SINK
- FGCO — FINISH GRADE CLEANOUT
- FFCO — FINISH FLOOR CLEANOUT

HVAC SYMBOLS:

- FLEXIBLE DUCTWORK
- CEILING RETURN/EXHAUST GRILLE
- CEILING SUPPLY DIFFUSER
- T — TEMPERATURE SENSOR
- 14x18 — DUCTWORK (WIDTH/HEIGHT) WITH DAMPER
- FLEXIBLE CONNECTION
- S1 / 100 — DIFFUSER TYPE AND CFM
- RECTANGULAR TO ROUND TAKE-OFF

GENERAL MECHANICAL NOTES:

GENERAL

1. GENERAL MECHANICAL NOTES APPLY TO ALL MECHANICAL SHEETS.
2. CJD ENGINEERING LLC, BEING THE AUTHOR OF THESE CONSTRUCTION DOCUMENTS RESERVES THE RIGHT OF FINAL INTERPRETATION AS TO THEIR INTENT AND MEANING. ANY ADDITIONAL WORK OR COSTS RESULTING FROM THE CONTRACTOR'S OWN INTERPRETATION AS TO THE INTENT OR MEANING WITHOUT CONSULTATION WITH CJD ENGINEERING LLC SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR AT NO COST TO OWNER OR A/E.
3. THE INTENT OF THE WORK INDICATED ON THESE CONSTRUCTION DOCUMENTS IS TO PROVIDE A FULLY FUNCTIONING SYSTEM IN COMPLETE WORKING ORDER. IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR AND THE CONTRACTOR'S SUPPLIERS TO INCLUDE ALL ACCESSORIES, COMPONENTS, PARTS, ETC. THAT MAY NOT BE INDICATED ON THESE CONSTRUCTION DOCUMENTS TO PROVIDE BUILDING CODE COMPLIANT SYSTEMS AND EQUIPMENT THAT OPERATE SATISFACTORILY AS DESIGNED AND INTENDED.
4. DRAWINGS ARE NOT SET UP SPECIFICALLY ACCORDING TO TRADE AND EACH CONTRACTOR AND SUB-CONTRACTOR OR TRADE IS REQUIRED TO REVIEW THE CONSTRUCTION DOCUMENTS AS A WHOLE AND PROVIDE ANY MISC. ITEMS, MATERIALS, WORK, ETC. REQUIRED TO COMPLETE THE WORK AS SHOWN ON ALL DOCUMENTS. THIS REQUIREMENT APPLIES TO ALL TRADES. STRUCTURAL, MECHANICAL, ELECTRICAL, AND PLUMBING REQUIREMENTS AND RELATED WORK ARE INDICATED THROUGHOUT THE DOCUMENTS AND SHOULD BE REVIEWED WITH EACH FOR OVERALL SCOPE OF WORK.
5. ALL MECHANICAL WORK SHALL BE PERFORMED BY LICENSED PLUMBING AND MECHANICAL CONTRACTORS AND SHALL BE IN ACCORDANCE WITH REQUIREMENTS OF THE 2018 INTERNATIONAL BUILDING, PLUMBING, FUEL GAS AND MECHANICAL CODES, AND ALL APPLICABLE LOCAL CODES AS ADOPTED BY LOCAL AUTHORITIES.
6. THE CONTRACTOR SHALL INCLUDE ALL PERMIT AND INSPECTION FEES IN BID.
7. THE PLANS ARE DIAGRAMMATIC AND SHALL NOT BE SCALED. REFER TO CIVIL, STRUCTURAL, AND ARCHITECTURAL DRAWINGS AND EXISTING CONDITIONS FOR DIMENSIONS. FIELD VERIFY ALL DIMENSIONS.
8. PIPING AND DUCTWORK LAYOUTS ARE DIAGRAMMATIC. FIELD COORDINATE EXACT LOCATIONS AND ROUTINGS WITH STRUCTURE, LIGHT FIXTURES, CONDUITS, ETC. FINAL RESULT SHALL BE EQUIVALENT TO THAT INDICATED ON DRAWINGS.
9. COOPERATE CLOSELY WITH ALL OTHER TRADES TO EXPEDITE CONSTRUCTION AND AVOID INTERFERENCES AND CONFLICTS. BEFORE ANY PIPING, DUCTWORK, CONDUIT, ETC. IS INSTALLED, IT SHALL BE COORDINATED CAREFULLY BETWEEN ALL TRADES.
10. MAINTAIN ALL CLEARANCES REQUIRED BY PLUMBING AND HVAC EQUIPMENT. COORDINATE WITH ELECTRICAL CONTRACTOR TO MAINTAIN ALL CLEARANCES REQUIRED FOR EQUIPMENT. DO NOT ROUTE PIPING, DUCTWORK, ETC. ABOVE ELECTRICAL PANELS.
11. DRAWINGS REPRESENT FINAL RESULT. REMOVE, RELOCATE, MODIFY EXISTING EQUIPMENT, DUCTWORK, PIPING, ETC. AS REQUIRED. FIELD VERIFY EXISTING CONDITIONS AND EXACT REQUIREMENTS. NO EXTRAS WILL BE PAID DUE TO UNANTICIPATED EXISTING CONDITIONS.
12. IF CONTRACTOR WISHES TO INCORPORATE PRODUCTS OTHER THAN THOSE NAMED IN SPECIFICATIONS IN HIS BID OR PRODUCTS BY MANUFACTURERS OTHER THAN THOSE LISTED AS APPROVED MANUFACTURERS, THE CONTRACTOR SHALL SUBMIT A WRITTEN REQUEST FOR REVIEW AND APPROVAL OF PROPOSED SUBSTITUTIONS TO CJD ENGINEERING LLC NOT LESS THAN FIVE WORKING DAYS PRIOR TO BID DATE. APPROVAL OR ACCEPTANCE OF PROPOSED SUBSTITUTION OF MANUFACTURERS OR ITEMS IS FOR THE PURPOSES OF BIDDING ONLY AND DOES NOT RELIEVE THE PROPOSED SUBSTITUTION FROM THE SUBMITTAL/SHOP DRAWING REVIEW AND DOES NOT CONSTITUTE PROOF APPROVAL OF PROPOSED SUBSTITUTIONS.
13. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE COSTS OF LARGER WIRING, CONDUIT, ENCLOSURES, CONTROL AND OVERCURRENT PROTECTIVE DEVICES, ETC. RESULTING FROM SUBSTITUTION OF EQUIPMENT OTHER THAN THAT WHICH WAS THE BASIS OF DESIGN AT NO COST TO OWNER OR A/E.
14. THE CONTRACTOR SHALL PROVIDE ELECTRONIC SHOP DRAWINGS/SUBMITTALS OF ALL FIXTURES AND EQUIPMENT FURNISHED UNDER THIS CONTRACT.
15. THE CONTRACTOR SHALL PERFORM A PRELIMINARY FUNCTIONAL TEST AND BALANCE FOR ALL EQUIPMENT INSTALLED UNDER THIS CONTRACT. THE CONTRACTOR SHALL THEN OBTAIN THE SERVICES OF AN INDEPENDENT FIRM CERTIFIED WITH ASSOCIATED AIR BALANCING COUNCIL OR NATIONAL ENVIRONMENTAL BALANCING BUREAU TO PERFORM THE HVAC SYSTEM TESTING AND BALANCING IN ACCORDANCE WITH AABC OR NEBB NATIONAL STANDARDS.
16. THE CONTRACTOR SHALL GUARANTEE ALL EQUIPMENT, ACCESSORIES, AND MATERIAL FURNISHED BY HIM FOR A PERIOD OF ONE YEAR FROM FINAL ACCEPTANCE AGAINST ALL DEFECTS.
17. THE CONTRACTOR SHALL BE RESPONSIBLE FOR ENSURING COSTS TO CUT, PATCH AND REPAIR EXISTING WALL, FLOOR AND CEILING CONSTRUCTION AS REQUIRED TO INSTALL NEW PLUMBING FIXTURES, DUCTWORK, EQUIPMENT, PIPING, ETC. ARE INCLUDED IN THE BID PRICE.

GENERAL MECHANICAL NOTES (CONT'D):

PRODUCTS

1. ALL SHUTOFF VALVES ON DOMESTIC WATER SHALL BE BRONZE FULL-PORT BALL VALVE TYPE.
2. P-TRAPS SHALL INCLUDE INTEGRAL CLEANOUT.
3. DUCT CONSTRUCTION:

   ALL DUCTWORK SHALL BE FABRICATED OF G90 GALVANIZED STEEL AND INSTALLED IN ACCORDANCE WITH THE SMACNA HVAC DUCT CONSTRUCTION STANDARDS - METAL AND FLEXIBLE MANUAL. ALL SUPPLY AND RETURN AIR DUCT PRESSURE CLASSES SHALL BE THE SAME AS THE EXTERNAL STATIC PRESSURE OF THE EQUIPMENT SUPPLYING THE DUCT. THE EQUIPMENT ESP SHALL BE THE PRESSURE CLASS FOR THE ENTIRE SUPPLY DUCT SYSTEM.

   CONCEALED ROUND SUPPLY AIR DUCT - 3" PRESSURE CLASS OR LESS: GALVANIZED SNAP-LOCK PIPE WITH TRANSVERSE JOINTS AND CONNECTIONS SEALED. WRAP SUPPLY AND OUTSIDE AIR DUCTS WITH SPECIFIED INSULATION.

   CONCEALED ROUND RETURN AND EXHAUST DUCT - 3" PRESSURE CLASS OR LESS: GALVANIZED SNAP-LOCK PIPE WITH TRANSVERSE JOINTS AND CONNECTIONS SEALED WITH SPECIFIED INSULATION.

   RECTANGULAR SUPPLY AND RETURN AIR DUCT - 3" PRESSURE CLASS OR LESS: GALVANIZED SHEET METAL LINE SUPPLY, RETURN, OUTDOOR AIR AND MAKE-UP AIR DUCTWORK WITH SPECIFIED INSULATION.

   FLEXIBLE DUCTWORK: FLEXMASTER USA TYPE 8B, UL 181 CLASS 1 RATED PRE-INSULATED ACOUSTICAL FLEX DUCT WITH MECHANICAL LOCK HELIX CONSTRUCTION, 25/50 FLAME SMOKE RATING, AND R-6.0 THERMAL BARRIER. RUNS OF FLEXIBLE DUCT SHALL NOT EXCEED 5 LINEAR FEET. FLEXIBLE DUCT SHALL NOT BE USED ON SYSTEMS WITH PRESSURE CLASS GREATER THAN 1".

   EXTERIOR DUCTWORK SHALL HAVE FLANGED AND GASKETED JOINTS BY DUCTMATE OR EQUIVALENT.

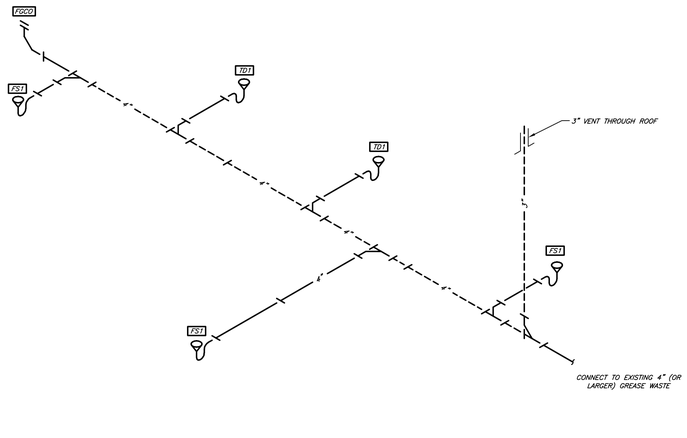
   ALL METAL DUCTWORK SPECIFIED TO RECEIVE INTERIOR THERMAL AND ACOUSTICAL LINER IS NOT SIZED ON PLANS TO INCLUDE THE PROPER THICKNESS OF INSULATION. PROVIDE ADDITIONAL HEIGHT AND WIDTH OF DUCTWORK TO ACCOMMODATE THICKNESS OF INSULATION.
4. DUCT INSULATION:

   RECTANGULAR DUCT (LOCATED WITHIN CONDITIONED SPACE): 1.0" THICK, 2.0 LB. DENSITY DUCT LINER. MINIMUM R-VALUE OF 6.0, OR WRAP WITH 2", 1.0 LB DENSITY FIBERGLASS DUCT WRAP WITH FOIL-SCRIM-KRAFT FACING. MINIMUM R-VALUE OF 6.0.

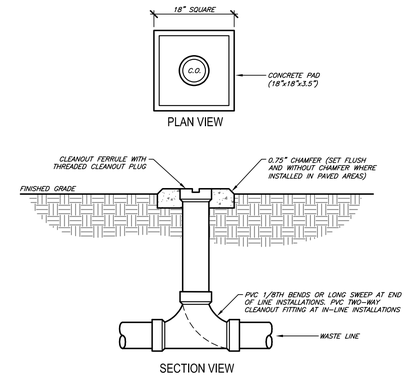
   ROUND DUCT: WRAP WITH 2", 1.0 LB DENSITY FIBERGLASS DUCT WRAP WITH FOIL-SCRIM-KRAFT FACING. MINIMUM R-VALUE OF 6.0.
5. ROUND TAKE-OFF FITTINGS FROM RECTANGULAR DUCTWORK SHALL BE MADE WITH BUCKLEY AIR PRODUCTS MODEL 3300 AND 33000 RECTANGULAR TO ROUND BOOT FITTINGS FITTINGS WITH INTEGRAL VOLUME DAMPERS AND INSULATION STAND-OFFS WHERE INDICATED. EQUIVALENT BY AIR-TITE AND CROWN.
6. PROVIDE AERO-DYNE OR EQUIVALENT DOUBLE WALL TURNING VANES IN ALL RECTANGULAR ELBOWS.
7. BRANCH DUCTS SHALL BE THE SAME SIZE AS DIFFUSER NECK UNLESS NOTED OTHERWISE.
8. EQUIVALENT WATER HEATERS BY A.O. SMITH, BRADFORD WHITE, LOCHINVAR, RHEEM, STATE, OR OTHERS WITH PRIOR APPROVAL.
9. EQUIVALENT GRILLES, DIFFUSERS AND REGISTERS BY CARNES, KRUEGER, NAILOR, PRICE, TITUS, HART & COOLEY, TUTTLE & BAILEY, OR OTHERS WITH PRIOR APPROVAL.
10. EQUIVALENT EXHAUST FANS BY ACME, COOK, GREENHECK, PENN, OR OTHERS WITH PRIOR APPROVAL.
11. EQUIVALENT FURNACES, EVAPORATOR COILS AND CONDENSING UNITS BY CARRIER, TRANE AND YORK, AND SHALL BE THE PRODUCT OF A SINGLE MANUFACTURER.

EXECUTION

1. PROVIDE ALL ACCESSORIES, COMPONENTS, ETC. REQUIRED FOR COMPLETE INSTALLATION OF SPECIFIED EQUIPMENT.
2. PROVIDE UNISTRUTS AND ACCESSORIES AS REQUIRED FOR SUPPORT OF PIPING, EQUIPMENT, ETC.
3. CONTRACTOR SHALL MAKE ALL FINAL CONNECTIONS TO EQUIPMENT. PROVIDE ADAPTERS, FITTINGS, ETC. FOR ALL EQUIPMENT AS REQUIRED. COORDINATE SPECIFIC REQUIREMENTS WITH EQUIPMENT SUPPLIERS. REFER TO SPECIAL EQUIPMENT DRAWINGS FOR ADDITIONAL INFORMATION.
4. INSULATE ALL DOMESTIC WATER WITH 1/2" THICK ARMACELL AP/ARMAFLEX FLEXIBLE ELASTOMERIC THERMAL PIPE INSULATION. EQUIVALENT BY RUBATEX. THE USE OF TUBOLIT OR EQUIVALENT CLOSED CELL POLYETHYLENE FOAM INSULATION IS STRICTLY PROHIBITED.
5. INSULATE ALL REFRIGERANT PIPING WITH 1.5" THICK ARMACELL AP/ARMAFLEX FLEXIBLE ELASTOMERIC THERMAL PIPE INSULATION. EQUIVALENT BY RUBATEX. THE USE OF TUBOLIT OR EQUIVALENT CLOSED CELL POLYETHYLENE FOAM INSULATION IS STRICTLY PROHIBITED.
6. INSTALL TRAPS AT WASTE CONNECTIONS TO ALL FLOOR DRAINS AND OTHER PLUMBING FIXTURES WITHOUT A TRAP INTEGRAL TO THE FIXTURE.
7. INSTALL WATER AND WASTE PIPING BELOW SLAB AND BELOW GRADE ON TOP OF A 6" BED OF PEA GRAVEL, WITH 6" PEA GRAVEL ON SIDES AND TOP OF PIPING.
8. PROVIDE TRAPPED AND VENTED CONDENSATE DRAIN CONNECTION TO ALL HVAC EQUIPMENT WHERE REQUIRED. EXTEND FULL SIZE TO NEAREST ROOF DRAIN, FLOOR DRAIN, OR MOP BASIN.
9. SEAL ALL DUCTWORK IN ACCORDANCE WITH THE LATEST SMACNA METAL AND FLEXIBLE DUCT CONSTRUCTION STANDARDS MANUAL. AT A MINIMUM, LOW STATIC PRESSURE DUCTS SHALL BE SEALED WITH WATER, SOLVENT OR SILICONE BASED SEALANT IN ACCORDANCE WITH SMACNA DUCT SEAL CLASS C. THE USE OF DUCT TAPE IS STRICTLY PROHIBITED.
10. ALL THERMOSTATS, SENSORS, DAMPER CONTROLS, ASSOCIATED ACCESSORIES, AND FINAL WIRING CONNECTIONS SHALL BE PROVIDED BY HVAC CONTRACTOR. ROUGH-IN AND WIRE INSTALLATION SHALL BE PROVIDED BY ELECTRICAL CONTRACTOR.
11. PROVIDE HVAC EQUIPMENT WITH NEW FILTERS DURING CONSTRUCTION AND UPON SUBSTANTIAL COMPLETION.
12. COORDINATE CEILING DIFFUSER/GRILLE LOCATIONS WITH ARCHITECTURAL REFLECTED CEILING PLANS.
13. PROVIDE FLEXIBLE CONNECTION AND TRANSITION TO UNIT OPENING SIZES FOR ALL HVAC EQUIPMENT.
14. INSTALL ALL ROOF EQUIPMENT, PIPE, CONDUIT AND DUCTWORK SUPPORTS, CURBS AND PENETRATIONS IN ACCORDANCE WITH THE REQUIREMENTS OF THE ROOFING SYSTEM MANUFACTURER.
15. PROVIDE FACTORY FABRICATED PIPE CURB ASSEMBLIES FOR MULTIPLE CONDUIT AND PIPING PENETRATIONS THROUGH THE ROOF. PIPE CURB ASSEMBLIES SHALL BE FACTORY FABRICATED, 8" TALL (MINIMUM) GALVANIZED STEEL ROOF CURBS WITH INTEGRAL BASE PLATE, 3 LB. DENSITY INSULATION, WOOD NAILER, ACRYLIC CLAD THERMOPLASTIC COVER, FASTENING SCREWS, AND GRADUATED STEP BOOTS WITH STAINLESS STEEL CLAMPS AS MANUFACTURED BY PATE, THYBAR OR APPROVED EQUIVALENT. PROVIDE PIPE SEAL ASSEMBLIES FOR INDIVIDUAL CONDUIT OR PIPE PENETRATIONS. ALL WORK SHALL BE IN ACCORDANCE WITH ROOFING MANUFACTURER'S RECOMMENDATIONS AND REQUIREMENTS.
16. SUPPORT PIPING ON ROOF WITH PREMANUFACTURERED PIPING SUPPORTS EQUIVALENT TO B-LINE C-SERIES. FIELD FABRICATED SUPPORTS CONSISTING OF LUMBER, ETC. ARE NOT ACCEPTABLE.
17. PROVIDE SLEEVES AT PIPE PENETRATIONS OF EXTERIOR OR FOUNDATION WALLS. SEAL PENETRATIONS WEATHERTIGHT.
18. SEAL ALL PENETRATIONS THROUGH FIRE-RATED ASSEMBLIES AS NECESSARY TO RESTORE FIRE-RESISTANCE RATING OF ASSEMBLY. REFER TO ARCHITECTURAL PLANS AND SPECIFICATIONS FOR RATED ASSEMBLIES, FIRESTOPPING MATERIALS AND REQUIREMENTS.
19. ALL EXPOSED PIPING, DUCTWORK AND EQUIPMENT SHALL BE PRIMED AND PAINTED. REFER TO ARCHITECTURAL DRAWINGS FOR REQUIREMENTS AND COORDINATE WITH GENERAL CONTRACTOR.
20. THE MECHANICAL/PLUMBING CONTRACTOR SHALL SEAL ALL NECESSARY PENETRATIONS OF RATED WALL AND CEILING CONSTRUCTION WITH FIRE CAULK. PROVIDE FIRE PUTTY PAD AROUND LAUNDRY AND ICE-MAKER ROUGH-IN BOXES INSTALLED IN RATED WALL AND CEILING CONSTRUCTION. FIRE CAULK AND PUTTY PADS SHALL BE MANUFACTURED BY 3M OR HILTI, AND SHALL BE INSTALLED IN ACCORDANCE WITH MANUFACTURER'S INSTRUCTIONS.
21. PROVIDE SIOUX CHIEF WATER HAMMER ARRESTERS ON ALL PLUMBING FIXTURES SIZED IN ACCORDANCE WITH PLUMBING AND DRAINAGE INSTITUTE STANDARD P.D.I. WH201. EQUIVALENT BY JONESPEC, J.R. SMITH, OR WADE.



2 GREASE WASTE AND VENT ISOMETRIC
NO SCALE



1 FINISH GRADE CLEANOUT DETAIL
NO SCALE

SEVEN 7 BREW COFFEE DRIVE THRU

STATE OF ARKANSAS — LICENSED PROFESSIONAL ENGINEER — No. 16638 — RYAN SCOTT JONES

08-15-24

ENGINEER OF RECORD:

NAME: RYAN JONES

LICENSE NO. PE-16638

PROJECT NUMBER: 24045 7BBA

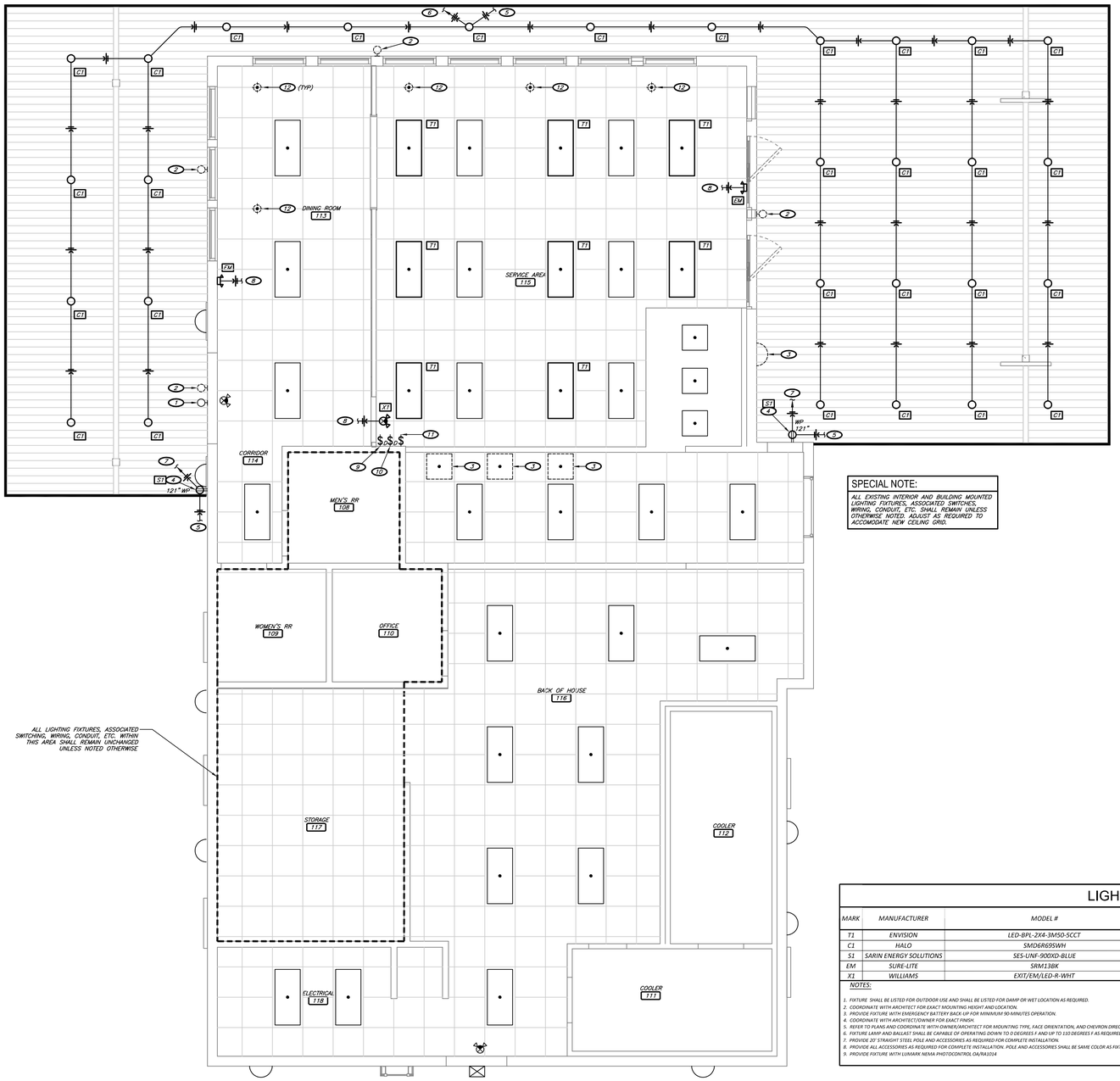
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M3.1
SCHEDULES AND DETAILS
DATE: AUGUST 15, 2024



1 LIGHTING PLAN
1/4" = 1'-0"

NORTH

SPECIAL NOTE:

ALL EXISTING INTERIOR AND BUILDING MOUNTED LIGHTING FIXTURES, ASSOCIATED SWITCHES, WIRING, CONDUIT, ETC. SHALL REMAIN UNLESS OTHERWISE NOTED. ADJUST AS REQUIRED TO ACCOMODATE NEW CEILING GRID.

KEYNOTES:

1. *EXISTING EMERGENCY LIGHT ABOVE DOOR SHALL REMAIN.*
2. *REMOVE EXISTING WALL MOUNTED GOOSENECK LIGHTING FIXTURE, ASSOCIATED WIRING, AND CONDUIT ABOVE NEW CANOPY WILL BE INSTALLED. FIELD VERIFY EXACT REQUIREMENTS.*
3. *REMOVE EXISTING LIGHTING FIXTURE, ASSOCIATED CONDUIT, AND CONDUCTORS. FIELD VERIFY EXACT LOCATION AND REQUIREMENTS.*
4. *PROVIDE RECEPTACLE FOR POWER CONNECTION TO BUILDING LED TAPE LIGHT. REFER TO ARCHITECTURAL ELEVATIONS FOR EXACT LOCATION AND LINEAR FOOTAGE OF FIXTURE. CONNECT POWER TO LED STRIPS PER MANUFACTURE'S INSTRUCTION.*
5. *CIRCUIT TO CORRESPONDING LIGHT SWITCH IN SERVICE 115.*
6. *CIRCUIT TO NEW OR EXISTING SPARE 20-AMP BREAKER IN EXISTING PANELBOARD. FIELD VERIFY EXACT LOCATION AND REQUIREMENTS.*
7. *CIRCUIT TO NEW 20 AMP BREAKER IN EXISTING PANELBOARD. FIELD VERIFY EXACT LOCATION AND REQUIREMENTS. CIRCUIT TO INCLUDE BOTH CANOPY TAPE LIGHTING RECEPTACLES.*
8. *CIRCUIT TO NEAREST LIGHTING CIRCUIT IN THIS AREA. FIELD VERIFY EXACT LOCATION AND REQUIREMENTS. MODIFY/EXTEND WIRING AS REQUIRED.*
9. *CIRCUIT DIMMER LIGHT SWITCH TO CANOPY TAPE LIGHTING CIRCUIT.*
10. *CIRCUIT DIMMER LIGHT SWITCH TO CANOPY CAN LIGHTING CIRCUIT.*
11. *CIRCUIT LIGHT SWITCH TO BUILDING SIGNAGE LIGHTING CIRCUIT.*
12. *REMOVE EXISTING PENDANT LIGHT FIXTURE, ASSOCIATED CONDUIT AND CONDUCTORS. FIELD VERIFY QUANTITY, REQUIREMENTS, AND LOCATIONS.*

ELECTRICAL SYMBOLS:

- SIMPLEX RECEPTACLE; 2P, 3W, 20A, 125V
- 14-30 SIMPLEX RECEPTACLE; NEMA CONFIGURATION AS INDICATED
- DUPLEX RECEPTACLE; 2P, 3W, 20A, 125V
- 42" DUPLEX RECEPTACLE; MOUNTED @ 42" ABOVE FINISHED FLOOR
- AC DUPLEX RECEPTACLE; MOUNTED 6" ABOVE COUNTERTOP BACKSPLASH
- GF DUPLEX RECEPTACLE W/ GROUND FAULT INTERRUPTER
- WP DUPLEX RECPTACLE; WEATHERPROOF
- DOUBLE DUPLEX RECEPTACLE WITH COMMON FACEPLATE
- TELECOMMUNICATIONS OUTLET; ROUGH-IN JUNCTION BOX OR PLASTER RING ONLY. MAY BE USED FOR VOICE, DATA, FAX, MODEM, OR ANY COMBINATION THEREOF. CABLE, COVER PLATE & JACKS PROVIDED BY OTHERS.
- TV CABLE TV OUTLET; ROUGH-IN JUNCTION BOX OR PLASTER RING ONLY. CABLE, COVER PLATE & JACKS PROVIDED BY OTHERS.
- EXIT LIGHT; WALL MOUNTED / CEILING MOUNTED
- EMERGENCY LIGHT
- EXIT/EMERGENCY LIGHT
- LED LIGHT FIXTURE
- NL NIGHT LIGHT FIXTURE
- $ LIGHT SWITCH
- $3 3-WAY LIGHT SWITCH
- $D DIMMER LIGHT SWITCH
- $OS OCCUPANCY SENSOR LIGHT SWITCH
- OS CEILING MOUNTED OCCUPANCY SENSOR
- JUNCTION BOX
- PANEL LIGHTING & POWER PANELBOARD
- CONDUIT CONCEALED IN CEILING OR WALL
- CONDUIT BELOW GRADE
- HOME RUN: TICK MARKS INDICATE NUMBER OF WIRES, ARROWS INDICATE NUMBER OF CIRCUITS
- GROUND WIRE
- F FEEDER PER SCHEDULE
- DISCONNECT SWITCH
- DD DUCT MOUNTED SMOKE DETECTOR

GENERAL ELECTRICAL NOTES:

GENERAL

1. *GENERAL ELECTRICAL NOTES APPLY TO ALL ELECTRICAL SHEETS.*
2. *CJD ENGINEERING LLC, BEING THE AUTHOR OF THESE CONSTRUCTION DOCUMENTS RESERVES THE RIGHT OF FINAL INTERPRETATION AS TO THEIR INTENT AND MEANING. ANY ADDITIONAL WORK OR COSTS RESULTING FROM THE CONTRACTOR'S OWN INTERPRETATION AS TO THE INTENT OR MEANING WITHOUT CONSULTATION WITH CJD ENGINEERING LLC SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR AT NO COST TO OWNER OR A/E.*
3. *THE INTENT OF THE WORK INDICATED ON THESE CONSTRUCTION DOCUMENTS IS TO PROVIDE A FULLY FUNCTIONING SYSTEM IN COMPLETE WORKING ORDER. IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR AND THE CONTRACTORS SUPPLIERS TO INCLUDE ALL ACCESSORIES, COMPONENTS, PARTS, ETC. THAT MAY NOT BE INDICATED ON THESE CONSTRUCTION DOCUMENTS TO PROVIDE BUILDING CODE COMPLIANT SYSTEMS AND EQUIPMENT THAT OPERATE SATISFACTORILY AS DESIGNED AND INTENDED.*
4. *ALL ELECTRICAL WORK SHALL BE PERFORMED BY LICENSED CONTRACTORS IN ACCORDANCE WITH THE 2018 INTERNATIONAL BUILDING CODES, THE 2017 NATIONAL ELECTRICAL CODE, AND ALL LOCAL CODES AS ADOPTED BY THE AUTHORITIES HAVING JURISDICTION.*
5. *THE CONTRACTOR SHALL INCLUDE ALL PERMIT AND INSPECTION FEES IN BID.*
6. *THE CONTRACTOR SHALL VERIFY ALL EXISTING CONDITIONS PRIOR TO SUBMITTING HIS BID. NO EXTRAS WILL BE PAID DUE TO UNANTICIPATED EXISTING CONDITIONS.*
7. *PLANS ARE DIAGRAMMATIC AND SHALL NOT BE SCALED. REFER TO CIVIL, STRUCTURAL AND ARCHITECTURAL DRAWINGS AND EXISTING CONDITIONS FOR DIMENSIONS. FIELD VERIFY ALL DIMENSIONS.*
8. *EQUIPMENT AND CONDUIT/CONDUCTOR LAYOUTS ARE DIAGRAMMATIC. FIELD COORDINATE EXACT LOCATIONS AND ROUTINGS WITH STRUCTURE, PIPING, DUCTWORK, LIGHT FIXTURES, ETC. FINAL RESULT SHALL BE EQUIVALENT TO THAT INDICATED ON DRAWINGS.*
9. *COOPERATE CLOSELY WITH ALL OTHER TRADES TO EXPEDITE CONSTRUCTION AND AVOID INTERFERENCES AND CONFLICTS. BEFORE ANY PIPING, DUCTWORK, CONDUIT, ETC. IS INSTALLED, IT SHALL BE COORDINATED CAREFULLY BETWEEN ALL TRADES.*
10. *MAINTAIN ALL CLEARANCES REQUIRED BY ELECTRICAL EQUIPMENT. COORDINATE WITH PLUMBING, HVAC, AND SPRINKLER CONTRACTORS TO MAINTAIN ALL CLEARANCES REQUIRED FOR EQUIPMENT. DO NOT ROUTE PIPING, DUCTWORK, ETC. ABOVE ELECTRICAL PANELS.*
11. *DRAWINGS REPRESENT FINAL RESULT. REMOVE, RELOCATE, MODIFY EXISTING EQUIPMENT, DUCTWORK, PIPING, ETC. AS REQUIRED. FIELD VERIFY EXISTING CONDITIONS AND EXACT REQUIREMENTS.*
12. *COORDINATE INFORMATION OUTLET, RECEPTACLE, AND OTHER DEVICE LOCATIONS WITH OWNER AND WITH MILLWORK AND WITH OTHER TRADES PRIOR TO ROUGH-IN.*
13. *INFORMATION OUTLET (DATA AND TELEPHONE) DEVICES, WALL PLATES, AND ASSOCIATED WIRING SHALL BE SUPPLIED AND INSTALLED BY OTHERS UNDER A SEPARATE CONTRACT WITH THE OWNER.*
14. *THE CONTRACTOR SHALL PROVIDE ELECTRONIC SHOP DRAWINGS/SUBMITTALS OF ALL FIXTURES AND EQUIPMENT FURNISHED UNDER THIS CONTRACT.*
15. *IF CONTRACTOR WISHES TO INCORPORATE PRODUCTS OTHER THAN THOSE NAMED IN SPECIFICATIONS IN HIS BID OR PRODUCTS BY MANUFACTURERS OTHER THAN THOSE LISTED AS APPROVED MANUFACTURERS, THE CONTRACTOR SHALL SUBMIT A WRITTEN REQUEST FOR REVIEW AND APPROVAL, OF PROPOSED SUBSTITUTIONS TO CJD ENGINEERING LLC NOT LESS THAN FIVE WORKING DAYS PRIOR TO BID DATE. APPROVAL OR ACCEPTANCE OF PROPOSED SUBSTITUTION OF MANUFACTURERS OR ITEMS IS FOR THE PURPOSES OF BIDDING ONLY AND DOES NOT RELIEVE THE PROPOSED SUBSTITUTION FROM SUBMITTAL/SHOP DRAWING REVIEW AND DOES NOT CONSTITUTE PRIOR APPROVAL OF PROPOSED SUBSTITUTIONS.*
16. *THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE COSTS OF LARGER WIRING, CONDUIT, ENCLOSURES, CONTROL AND OVERCURRENT PROTECTIVE DEVICES, ETC. RESULTING FROM SUBSTITUTION OF EQUIPMENT OTHER THAN THAT WHICH WAS THE BASIS OF DESIGN AT NO COST TO OWNER OR A/E.*
17. *THE CONTRACTOR SHALL GUARANTEE ALL EQUIPMENT, ACCESSORIES, AND MATERIAL FURNISHED BY HIM FOR A PERIOD OF ONE YEAR FROM FINAL ACCEPTANCE AGAINST ALL DEFECTS.*
18. *THE CONTRACTOR SHALL BE RESPONSIBLE FOR ENSURING COSTS TO CUT, PATCH AND REPAIR EXISTING WALL, FLOOR AND CEILING CONSTRUCTION AS REQUIRED TO INSTALL NEW FIXTURES, CONDUIT, WIRING, ETC. ARE INCLUDED IN THE BID PRICE.*

PRODUCTS

1. *LIGHT SWITCHES SHALL BE EQUIVALENT TO HUBBELL 1220 SERIES, 20-AMP, 120/277-VOLT, IN COLOR SELECTED BY THE ARCHITECT/INTERIOR DESIGNER.*
2. *DUPLEX RECEPTACLES SHALL BE EQUIVALENT TO HUBBELL 5300 SERIES, 20A, 125V, NEMA CONFIGURATION 5-20R, IN COLOR SELECTED BY THE ARCHITECT/INTERIOR DESIGNER.*
3. *ALL RECEPTACLES THROUGHOUT SHALL BE TAMPER-RESISTANT TYPE, TO COMPLY WITH N.E.C.*
4. *ELECTRICAL DEVICE WALL PLATES SHALL BE HIGH IMPACT NYLON PLASTIC IN COLOR AS SELECTED BY THE ARCHITECT/INTERIOR DESIGNER.*
5. *FEEDER AND BRANCH CIRCUIT WIRING SHALL BE COPPER, 600V WITH THHN/THWN INSULATION. BRANCH CIRCUIT WIRING SHALL BE #12 AWG MINIMUM. HOMERUNS FOR BRANCH CIRCUITS OVER 75 FEET LONG SHALL BE #10 AWG, OVER 100 FEET LONG, #8 AWG UNLESS INDICATED OTHERWISE.*
6. *EQUIVALENT WIRING DEVICES BY BRYANT, COOPER, HUBBELL, LEVITON, OR AS APPROVED BY OWNER.*
7. *EQUIVALENT PANELBOARDS, LIGHTING CONTACTORS AND DISCONNECT SWITCHES BY CUTLER HAMMER, GENERAL ELECTRIC, SIEMENS, SQUARE D, OR AS APPROVED BY OWNER.*

EXECUTION

1. *PROVIDE ALL ACCESSORIES, COMPONENTS, ETC. REQUIRED FOR COMPLETE INSTALLATION OF SPECIFIED EQUIPMENT.*
2. *PROVIDE UNISTRUTS AND ACCESSORIES AS REQUIRED FOR SUPPORT OF PIPING, EQUIPMENT, ETC.*
3. *COORDINATE LIGHTING AND CEILING DEVICE LOCATIONS WITH ARCHITECTURAL REFLECTED CEILING PLANS.*
4. *ALL WIRING SHALL BE INSTALLED IN EMT CONDUIT AND SHALL BE CONCEALED UNLESS OTHERWISE NOTED. PVC CONDUIT WILL BE ALLOWED BELOW SLAB. ALL TRANSITIONS FROM PVC TO STEEL CONDUIT SHALL BE MADE BELOW GRADE. MINIMUM CONDUIT SIZE FOR LIGHTING AND POWER BRANCH CIRCUITS ABOVE GRADE SHALL BE 1/2". MINIMUM CONDUIT SIZE FOR LIGHTING AND POWER BRANCH CIRCUITS BELOW GRADE SHALL BE 3/4". CONTRACTOR SHALL HAVE THE OPTION TO USE METALLIC CLAD (M/C) CABLE FOR CONCEALED BRANCH CIRCUIT WIRING.*
5. *MINIMUM CONDUIT SIZE FOR INFORMATION OUTLETS SHALL BE 3/4". CONDUIT STUBS SHALL BE TERMINATED WITH INSULATING BUSHINGS.*
6. *ALL LIGHTING AND POWER CIRCUITS SHALL HAVE A GROUNDING CONDUCTOR.*
7. *ALL RECEPTACLES, TELECOMMUNICATIONS OUTLETS, AND TELEVISION OUTLETS SHALL BE INSTALLED AT 18" AFF TO CENTER UNLESS NOTED OTHERWISE. ALL SWITCHES SHALL BE INSTALLED AT 48" AFF TO CENTER UNLESS NOTED OTHERWISE.*
8. *PROVIDE TYPED CIRCUIT DIRECTORIES FOR ALL PANELBOARDS. DIRECTORY INFORMATION SHALL INCLUDE CIRCUIT NUMBER AND EQUIPMENT SERVED.*
9. *INSTALL ALL ROOF EQUIPMENT, PIPE, AND CONDUIT SUPPORTS, CURBS AND PENETRATIONS IN ACCORDANCE WITH THE REQUIREMENTS OF THE ROOFING SYSTEM MANUFACTURER.*
10. *SUPPORT CONDUIT ON ROOF WITH PREMANUFACTURERED PIPING SUPPORT EQUIVALENT TO B-LINE C-SERIES. FIELD FABRICATED SUPPORTS CONSISTING OF LUMBER, ETC. ARE NOT ACCEPTABLE.*
11. *PROVIDE FACTORY FABRICATED PIPE CURB ASSEMBLIES FOR MULTIPLE CONDUIT AND PIPING PENETRATIONS THROUGH THE ROOF. PIPE CURB ASSEMBLIES SHALL BE FACTORY FABRICATED, 8" TALL (MINIMUM) GALVANIZED STEEL ROOF CURBS WITH INTEGRAL BASE PLATE, 3 LB. DENSITY INSULATION, WOOD NAILER, ACRYLIC CLAD THERMOPLASTIC COVER, FASTENING SCREWS, AND GRADUATED STEP BOOTS WITH STAINLESS STEEL CLAMPS AS MANUFACTURED BY PATE, THYBAR OR APPROVED EQUIVALENT. PROVIDE PIPE SEAL ASSEMBLIES FOR INDIVIDUAL CONDUIT OR PIPE PENETRATIONS. ALL WORK SHALL BE IN ACCORDANCE WITH ROOFING MANUFACTURER'S RECOMMENDATIONS AND REQUIREMENTS.*
12. *PROVIDE SLEEVES AT CONDUIT PENETRATIONS OF EXTERIOR OR FOUNDATION WALLS. SEAL PENETRATIONS WEATHERTIGHT.*
13. *SEAL ALL PENETRATIONS THROUGH FIRE-RATED ASSEMBLIES AS NECESSARY TO RESTORE FIRE-RESISTANCE RATING OF ASSEMBLY. REFER TO ARCHITECTURAL PLANS AND SPECIFICATIONS FOR RATED ASSEMBLIES, FIRESTOPPING MATERIALS AND REQUIREMENTS.*
14. *CONTRACTOR SHALL MAKE ALL FINAL CONNECTIONS TO SPECIAL EQUIPMENT. PROVIDE ADAPTERS, FITTINGS, ETC. FOR ALL EQUIPMENT AS REQUIRED. COORDINATE SPECIFIC REQUIREMENTS WITH EQUIPMENT SUPPLIERS. REFER TO SPECIAL EQUIPMENT DRAWINGS FOR ADDITIONAL INFORMATION.*
15. *ELECTRICAL CONTRACTOR SHALL PROVIDE ROUGH-IN FOR THERMOSTATS AND SENSORS. PROVIDE SINGLE-GANG BOX WITH 0.75" CONDUIT TO ABOVE ACCESSIBLE CEILING OR TO ASSOCIATED EQUIPMENT. THERMOSTATS, SENSORS, AND WIRING SHALL BE PROVIDED BY MECHANICAL CONTRACTOR. REFER TO HVAC PLANS FOR THERMOSTAT AND CONTROL LOCATIONS.*

LIGHTING FIXTURE SCHEDULE

MARK	MANUFACTURER	MODEL #	FINISH	MOUNTING	LAMPS			FIXTURE	VOLTAGE	APPROVED MANUFACTURERS	NOTES
					TYPE	CODE	QTY.	WATTS			
T1	ENVISION	LED-BPL-2X4-3M50-5CCT	WHITE	SURFACE	LED	WITH FIXTURE	-	50	120	SUBMIT	-
C1	HALO	SMD6R695WH	WHITE	SURFACE	LED	WITH FIXTURE	-	10	UNV	SUBMIT	1,2,4,6
S1	SARIN ENERGY SOLUTIONS	SES-UNF-900XD-BLUE	WHITE	SURFACE	LED	WITH FIXTURE	-	3/FT	UNV	SUBMIT	1,2,6
EM	SURE-LITE	SRM138K	WHITE	SURFACE	LED	WITH FIXTURE	-	10	UNV	SUBMIT	3
X1	WILLIAMS	EXIT/EM/LED-R-WHT	WHITE	SURFACE	LED	WITH FIXTURE	-	10	120	SUBMIT	3

NOTES:

1. *FIXTURE SHALL BE LISTED FOR OUTDOOR USE AND SHALL BE LISTED FOR DAMP OR WET LOCATION AS REQUIRED.*
2. *COORDINATE WITH ARCHITECT FOR EXACT MOUNTING HEIGHT AND LOCATION.*
3. *PROVIDE FIXTURE WITH EMERGENCY BATTERY BACK-UP FOR MINIMUM 90 MINUTES OPERATION.*
4. *COORDINATE WITH ARCHITECT/OWNER FOR EXACT FINISH.*
5. *REFER TO PLANS AND COORDINATE WITH OWNER/ARCHITECT FOR MOUNTING TYPE, FACE ORIENTATION, AND CHEVRON DIRECTION AS APPLICABLE.*
6. *FIXTURE LAMP AND BALLAST SHALL BE CAPABLE OF OPERATING DOWN TO 0 DEGREES F AND UP TO 110 DEGREES F AS REQUIRED.*
7. *PROVIDE 20' STRAIGHT STEEL POLE AND ACCESSORIES AS REQUIRED FOR COMPLETE INSTALLATION.*
8. *PROVIDE ALL ACCESSORIES AS REQUIRED FOR COMPLETE INSTALLATION. POLE AND ACCESSORIES SHALL BE SAME COLOR AS FIXTURE HEAD.*
9. *PROVIDE FIXTURE WITH LUMARK NEMA PHOTOCONTROL OA/RA1014*

ABBREVIATIONS:
OSFCI - OWNER FURNISHED, CONTRACTOR INSTALLED
TBD - TO BE DETERMINED

SEVEN BREW COFFEE DRIVE THRU

STATE OF ARKANSAS
Registered
PROFESSIONAL ENGINEER
No. 16638
RYAN SCOTT JONES

08-15-24

ENGINEER OF RECORD:
NAME: RYAN JONES
LICENSE NO. PE-16638

PROJECT NUMBER: 24045 7BBA
REVISION:

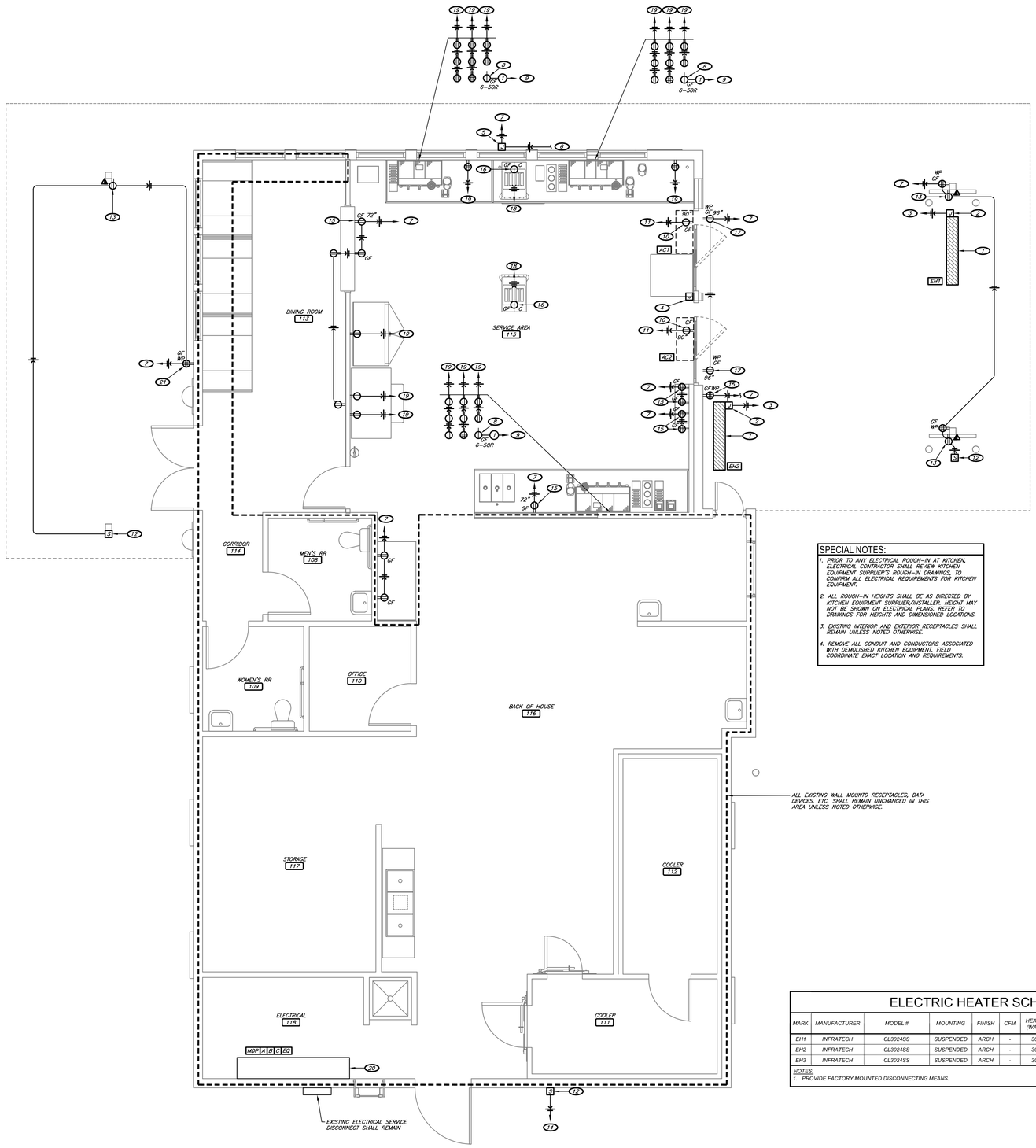
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E1.1
LIGHTING PLAN

DATE: AUGUST 15, 2024



1 POWER PLAN
1/4" = 1'-0"

NORTH

SPECIAL NOTES:

1. PRIOR TO ANY ELECTRICAL ROUGH-IN AT KITCHEN, ELECTRICAL CONTRACTOR SHALL REVIEW KITCHEN EQUIPMENT SUPPLIER'S ROUGH-IN DRAWINGS, TO CONFIRM ALL ELECTRICAL REQUIREMENTS FOR KITCHEN EQUIPMENT.
2. ALL ROUGH-IN HEIGHTS SHALL BE AS DIRECTED BY KITCHEN EQUIPMENT SUPPLIER/INSTALLER. HEIGHT MAY NOT BE SHOWN ON ELECTRICAL PLANS. REFER TO DRAWINGS FOR HEIGHTS AND DIMENSIONED LOCATIONS.
3. EXISTING INTERIOR AND EXTERIOR RECEPTACLES SHALL REMAIN UNLESS NOTED OTHERWISE.
4. REMOVE ALL CONDUIT AND CONDUCTORS ASSOCIATED WITH DEMOLISHED KITCHEN EQUIPMENT. FIELD COORDINATE EXACT LOCATION AND REQUIREMENTS.

ELECTRIC HEATER SCHEDULE

MARK	MANUFACTURER	MODEL #	MOUNTING	FINISH	CFM	HEATING (WATTS)	VOLTAGE/ PHASE	MCA	MOCP	NOTES
EH1	INFRATECH	CL3024SS	SUSPENDED	ARCH	-	3000	240/1	12.5	20	1
EH2	INFRATECH	CL3024SS	SUSPENDED	ARCH	-	3000	240/1	12.5	20	1
EH3	INFRATECH	CL3024SS	SUSPENDED	ARCH	-	3000	240/1	12.5	20	1

NOTES:
1. PROVIDE FACTORY MOUNTED DISCONNECTING MEANS.

KEYNOTES:

1. ELECTRIC HEATER. COORDINATE MOUNTING HEIGHT WITH OWNER.
2. POWER CONNECTION FOR ELECTRIC HEATER. COORDINATE INSTALLATION HEIGHT WITH OWNER.
3. CIRCUIT TO NEW OR UNUSED 20-AMP, 2-POLE HACR BREAKER IN EXISTING PANELBOARD.
4. PROVIDE JUNCTION BOX FOR OUTDOOR HEATER CONTROLS 6" ABOVE SLIDING GLASS DOOR. COORDINATE ROUGH-IN AND WIRING REQUIREMENTS WITH OWNER.
5. PROVIDE WEATHER PROOF JUNCTION BOX AND TOGGLE SWITCH LOCATED ON SIGN IN CONCEALED LOCATION FOR EXTERIOR SIGNAGE PER NEC. COORDINATE EXACT LOCATION OF JUNCTION BOX WITH THE SIGNAGE PROVIDER PRIOR TO INSTALLATION. CONTRACTOR SHALL PULL ALL WIRING TO THE JUNCTION BOXES AND MAKE FINAL CONNECTIONS. COORDINATE ALL REQUIREMENTS WITH THE SIGNAGE PROVIDER.
6. CIRCUIT TO CORRESPONDING LIGHT SWITCH IN SERVICE 115. REFER TO 1/E1.1 FOR LOCATIONS OF LIGHT SWITCHES.
7. CIRCUIT TO NEW OR UNUSED EXISTING 20-AMP BREAKER IN EXISTING PANELBOARD.
8. RECEPTACLE FOR ESPRESSO MACHINE. PROVIDE CORD AND PLUG CONNECTION.
9. CIRCUIT TO NEW OR UNUSED EXISTING 50-AMP, 2-POLE GFCI BREAKER IN EXISTING PANELBOARD.
10. POWER CONNECTION FOR AIR CURTAIN. COORDINATE ROUGH-IN, WIRING REQUIREMENTS, AND MOUNTING HEIGHT WITH OWNER.
11. CIRCUIT TO NEW OR UNUSED EXISTING 20-AMP HACR BREAKER IN EXISTING PANELBOARD.
12. POWER CONNECTION FOR EXTERIOR SPEAKER. COORDINATE LOCATION AND POWER REQUIREMENTS WITH EQUIPMENT PROVIDER.
13. PROVIDE RECEPTACLE AND DATA OUTLET FOR TV. COORDINATE/VERIFY EXACT LOCATION, MOUNTING HEIGHT, AND REQUIREMENTS OF TELEVISION AND RECEPTACLE WITH OWNER PRIOR TO ROUGH-IN.
14. CIRCUIT TO NEAREST RECEPTACLE CIRCUIT IN THIS AREA. FIELD VERIFY EXISTING LOCATION AND REQUIREMENTS.
15. RECEPTACLE FOR IPAD. COORDINATE INSTALLATION HEIGHT AND LOCATION WITH OWNER.
16. COORDINATE LOCATION AND RECEPTACLE TYPE WITH EQUIPMENT PROVIDER.
17. RECEPTACLE FOR EXTERIOR FAN. COORDINATE INSTALLATION HEIGHT AND LOCATION WITH OWNER.
18. CIRCUIT TO NEW OR UNUSED EXISTING 20-AMP, 2-POLE GFCI BREAKER IN EXISTING PANELBOARD.
19. CIRCUIT TO NEW OR UNUSED EXISTING 20-AMP, GFCI BREAKER IN EXISTING PANELBOARD.
20. EXISTING 800-AMP, 120/208-VOLT, 3PHASE ELECTRICAL EQUIPMENT AND PANELBOARDS SHALL REMAIN.
21. COORDINATE RECEPTACLE LOCATION WITH OWNER.

CONDUIT & CONDUCTOR SCHEDULE:

1. (2) #8 AND (1) #10 GROUND IN 0.75" CONDUIT

SEVEN BREW COFFEE DRIVE THRU

STATE OF ARKANSAS
RYAN SCOTT JONES
LICENSED PROFESSIONAL ENGINEER
No. 16638

08-15-24

ENGINEER OF RECORD:
NAME: RYAN JONES
LICENSE NO. PE-16638

PROJECT NUMBER: 24045 7BBA
REVISION:

7 BREW COFFEE
BRYANT, AR #2
2006 N REYNOLDS RD
BRYANT, AR 72022

CJD
Engineering | Energy | Innovation
2225 West Chesterfield Boulevard, Suite 200, Springfield, MO 65807
P: 417.877.1700 F: 417.324.7735 www.cjd-eng.com
Arkansas State Certificate of Authority #800094966

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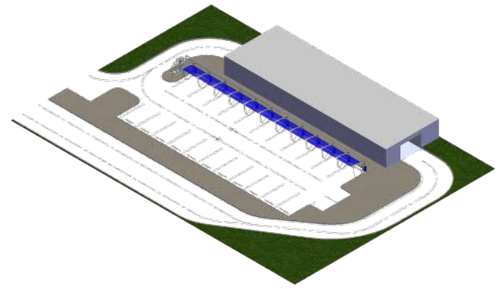
E2.1
POWER PLAN

DATE: AUGUST 15, 2024

TAKE 5 - 065
240344

3017 MARKETPLACE AVENUE
BRYANT, AR 72022

ELEVATION: 380 FT M.S.L.



THIS DRAWING IS THE PROPERTY OF AUTOVAC. THIS PRELIMINARY DRAWING IS NOT TO BE USED FOR CONSTRUCTION OR INSTALLATION WITHOUT THE WRITTEN CONSENT OF AUTOVAC.

VACUUM SYSTEM PIPING DESIGN NOTES:

INDOOR/OUTDOOR ABOVE GROUND PIPING:
PIPING SYSTEM SHALL BE EITHER (1) SCHEDULE 40 SOLID CORE PVC OR ABS PLASTIC PIPE D.W.V. (DRAIN, WASTE, AND VENT) FITTINGS. (2) ZINC GALVANIZED OR ALUMINUM TUBING\PIPING AND SHALL HAVE DIRECTIONAL FLOW FITTINGS OF NO LESS THAN 16 GAUGE. NON PLASTIC PIPE\TUBE AND FITTINGS SHALL BE DESIGNED SPECIFICALLY FOR CENTRAL VACUUM SYSTEMS. NON PLASTIC PIPE\TUBE AND FITTING CONNECTIONS SHALL BE SHRINK SLEEVE OR COMPRESSION COUPLINGS. (3) ALUMINUM PIPE\TUBING USED WITH PLASTIC FITTINGS SHALL BE PROPERLY SEALED.

IN-GROUND PIPING:
IN-GROUND PIPING SYSTEM SHALL BE EITHER (1) SCHEDULE 40 SOLID CORE PVC OR ABS PLASTIC PIPE, WITH PLASTIC D.W.V. (DRAIN, WASTE, AND VENT) FITTINGS. (2) ZINC GALVANIZED TUBING\PIPING AND SHALL HAVE DIRECTIONAL FLOW FITTINGS OF NO LESS THAN 16 GAUGE. NON PLASTIC PIPE\TUBE AND FITTINGS SHALL BE DESIGNED SPECIFICALLY FOR CENTRAL VACUUM SYSTEMS. NON PLASTIC PIPE\TUBE AND FITTING CONNECTIONS SHALL BE SHRINK SLEEVE OR COMPRESSION COUPLINGS. PLASTIC PIPE INSTALLED IN-GROUND HAVE A POTENTIAL POSSIBILITY OF CRACKING AND WEAR. AUTOVAC DOES NOT RECOMMEND PLASTIC PIPE FOR IN-GROUND APPLICATIONS. ALL PIPE SYSTEMS IN-GROUND MUST BE BELOW FREEZE LINE.

PIPING PREPARATION:
ALL INTERIOR SURFACES OF PIPE AND FITTINGS SHALL BE FREE OF BURRS AND OBSTRUCTIONS FOR NON-RESTRICTIVE AIR FLOW. ABS AND PVC PIPING SHALL BE CUT STRAIGHT AND BURRS REMOVED. PIPING SHALL BE ATTACHED TOGETHER USING A PRIMER AND CEMENT (CLEAR PVC CEMENT FOR PVC AND BLACK ABS CEMENT FOR ABS) FOR 100% SEAL.

PIPING SUPPORT:
OVERHEAD PIPING SYSTEMS SHALL BE SUPPORTED WITH APPROVED PIPE HANGERS AND SHALL BE INSTALLED AT A MAXIMUM OF SIX FEET O.C. WHEN USING ABS OR PVC PIPE AND TEN FEET WHEN USING ZINC OR ALUMINUM TUBING. ALL FITTINGS SUPPORTING VACUUM DROPS/HOSE ASSEMBLIES SHALL BE SUPPORTED WITHIN ONE FOOT ON EACH SIDE OF THE FITTING CONNECTION. WHEN UTILIZING AUTOVAC'S VACUUM STANCHIONS AND STRUCTURES ALUMINUM PIPE SHOULD BE USED TO PREVENT PIPE SAG BETWEEN STRUCTURES.

PLASTIC PIPE WARNINGS:
PVC PIPE WILL BECOME BRITTLE AT 40° F AND CAN CRACK/SPLIT WHEN MOVING DEBRIS COLLIDES WITH IT. IT IS RECOMMENDED TO USE ZINC OR ALUMINUM TUBING FOR COLDER CONDITIONS. PVC AND ABS PLASTIC PIPE ARE NOT U.V. RATED AND WILL DISCOLOR AND SOFTEN CAUSING PIPE SAG WHEN EXPOSED TO DIRECT SUNLIGHT. IT IS RECOMMENDED THAT ALL EXPOSED PLASTIC PIPE AND FITTINGS TO BE PRIMED AND PAINTED TO HELP PREVENT THIS. IT IS RECOMMENDED TO USE ZINC OR ALUMINUM TUBING WITH ZINC FITTINGS WHEN EXPOSED TO DIRECT SUNLIGHT.

PIPING FOR COMBUSTIBLE DUST CONVEYING SYSTEMS:
WHEN CONVEYING COMBUSTIBLE DUST MATERIAL, THE FOLLOWING STANDARDS MY BE REQUIRED. NFPA 654 - PROCESSING AND HANDLING OF COMBUSTIBLE PARTICULATE. NFPA 68 STANDARD ON EXPLOSION PREVENTION THROUGH DEFLAGRATION. NFPA 69 - STANDARD ON EXPLOSION PREVENTION SYSTEMS. NFPA 77 - RECOMMENDED PRACTICE ON STATIC ELECTRICITY. NFPA 70 - NATIONAL ELECTRIC CODE. PLEASE CONSULT WITH AUTOVAC'S ENGINEERING DEPARTMENT IF REQUIREMENTS ARE APPLICABLE. ADDITIONAL FEES APPLY FOR EACH COMPLIANCE REQUEST.

VACUUM SYSTEM EQUIPMENT DESIGN NOTES: (IF APPLICABLE)

VACUUM PRODUCER:
VACUUM PRODUCER EQUIPMENT PAD MUST BE FLAT AND LEVEL. VACUUM PRODUCER SHALL NOT BE "HARD" MOUNTED TO THE FLOOR. ISOLATOR PADS ARE TO BE USED UNDER FRAME FEET. VACUUM PRODUCER SHALL BE PROPERLY VENTILATED. IF LOCATED IN ANY EQUIPMENT ROOM THAT IS ENCLOSED, PROPER FRESH AIR VENTS SHALL BE INSTALLED. ENCLOSURE DOOR MUST BE LOUVERED AND A PROPERLY SIZED EXHAUST FAN MUST BE INSTALLED TO TURN OVER AIR EVERY 3 MINUTES. AMBIENT ROOM TEMPERATURE CANNOT EXCEED 105° F. VACUUM PRODUCER EXHAUST MUST BE EXHAUSTED OUTSIDE WITH A METALLIC PIPE NO SMALLER THAN 6". EXHAUST PIPING SHALL NOT EXCEED 25 FEET. EXHAUST PIPE OPENING SHALL BE PROTECTED FROM ELEMENTS.

ELECTRICAL REQUIREMENTS:
ELECTRICAL COMPONENTS SHALL MEET NEC CODE REQUIREMENTS. IF UL OR NFPA REQUIREMENTS ARE TO BE MET THEN IT SHOULD BE REQUESTED IN ADVANCE. ALL CODE VERIFICATION AND CONFORMATION ARE RESPONSIBILITY OF OWNER. AUTOVAC CAN SUPPLY NEEDED ITEMS TO MEET CODE REQUIREMENTS FOR A FEE. IF CODE REQUIREMENTS ARE NOT LISTED IN THIS DRAWING THEY ARE NOT A PART OF THE SCOPE.

VACUUM IQ MOTOR CONTROL CENTER (VARIABLE FREQUENCY DRIVE (VFD):
EACH VFD MUST BE WIRED FROM MAIN DISTRIBUTION PANEL WITH APPROPRIATE SIZED WIRE AND CONDUIT (SIZED PER CODE: BASED ON TURBINE H.P. AND VOLTAGE) TO EACH VFD AND FROM EACH VFD TO MOTOR. A SEPARATE CONDUIT (SIZED PER CODE) MUST ALSO BE INSTALLED FROM MOTOR CONTROL PANEL TO VACUUM PRESSURE TRANSDUCER INSTALLED ON FILTER SEPARATOR. VFD MUST BE INSTALLED IN A DRY AND CLEAN, CLIMATE CONTROLLED ENVIRONMENT.

VACUUM SYSTEM INSTALLATION NOTES

INSTALLATION BY OTHERS:
AUTOVAC PROVIDES INSTALLATION AND REFERENCE DRAWINGS FOR ALL PROJECTS IN WHICH AUTOVAC SUPPLIES THE VACUUM AND PIPING SYSTEM. ALL REFERENCE TO INFORMATION CONTAINED HEREIN IS FOR REFERENCE ONLY AND SHOULD BE VERIFIED TO MEET LOCAL AND APPLICABLE CODES AND RULES. WHEN REQUESTED, AUTOVAC CAN ESTIMATE THE NUMBER OF DAYS REQUIRES FOR INSTALLATION. PIPING SIZES, LENGTHS AND ROUTING CONTAINED HEREIN ARE ENGINEERED FOR THE SPECIFIC SITE AND USER REQUIREMENTS DESIGNATED BY THE PURCHASER. ANY CHANGE TO PIPE SIZING, LENGTH OR ROUTING WILL VOID ALL WARRANTIES EXPRESSED BY AUTOVAC EITHER WRITTEN IN THIS DOCUMENT OR IN ANY OTHER DOCUMENT OR CONTRACT.

INSTALLATION BY AUTOVAC:
AUTOVAC OFFERS INSTALLATION OF ITS EQUIPMENT AS A SEPARATE CHARGE PER CONTRACT. AUTOVAC OFFERS ITS INSTALLATION AND IS LIMITED TO LISTED ITEMS NOTED IN THE INSTALLATION DOCUMENTS. ALL COMPONENTS REQUIRING A LICENSED INDIVIDUAL TO INSTALL WILL BE INSTALLED BY OTHER ENTITIES.

VACUUM SYSTEM START UP AND COMMISSIONING:
AUTOVAC OFFERS VACUUM COMMISSIONING AS AN OPTION FOR ITS CLIENTS. AUTOVAC CAN EITHER BE PRESENT ONSITE OR COMPLETE THE STARTUP PROCEDURES REMOTELY VIA VIDEO CONFERENCE. CERTAIN REQUIREMENTS APPLY SO PLEASE CONTACT YOUR AUTOVAC REPRESENTATIVE FOR INFORMATION

VACUUM SYSTEM ENGINEERING, LICENSING, PERMITS AND FEES

VACUUM SYSTEM \ STRUCTURAL ENGINEERING:
AUTOVAC ENGINEERS ALL OF ITS VACUUM SYSTEMS IN HOUSE. THIS CONSISTS OF VACUUM USAGE ANALYSIS, PIPE SIZING AND PIPE ROUTING. STRUCTURAL ENGINEERING ON ANY OF AUTOVAC PRODUCTS IS AVAILABLE AT AN ADDITIONAL FEE AND IS NOT INCLUDED IN THE QUOTED PRICE OR DOCUMENT SET UNLESS SPECIFICALLY NOTED AS "***STRUCTURAL*** ENGINEERING INCLUDED". STRUCTURAL ENGINEERING IS COMPLETED BY A LICENSED STRUCTURAL ENGINEER IN THE MUNICIPALITY OF THE JOB SITE.

VACUUM SYSTEM INSTALLATION BY LICENSEE:
AUTOVAC HOLDS A CLASS B GENERAL CONTRACTING LICENSE AND CAN INSTALL ON A CONTRACT BASIS IN 50 STATES EITHER DIRECTLY OR THROUGH AFFILIATE LICENSEE SUBCONTRACTORS. LICENSED INSTALLATION IS AN OPTION THROUGH THE INSTALLATION PROCESS. UNLESS OTHERWISE NOTED, ALL INSTALLATION IS CONSIDERED THROUGH THE MANUFACTURER WHEN A LICENSEE IS NOT REQUIRED. IT IS THE RESPONSIBILITY OF THE PURCHASER TO DETERMINE THE CORRECT REQUIREMENTS FOR THE INSTALLATION.

VACUUM SYSTEM INSTALLATION PERMITS AND FEES:
AUTOVAC DOES NOT INCLUDE ANY PERMITS, TAXES OR FEES IN ANY OF ITS INVOICING OR DRAWINGS. ALL SUCH ITEMS WILL BE AN ADDITIONAL CHARGE IF REQUIRED.

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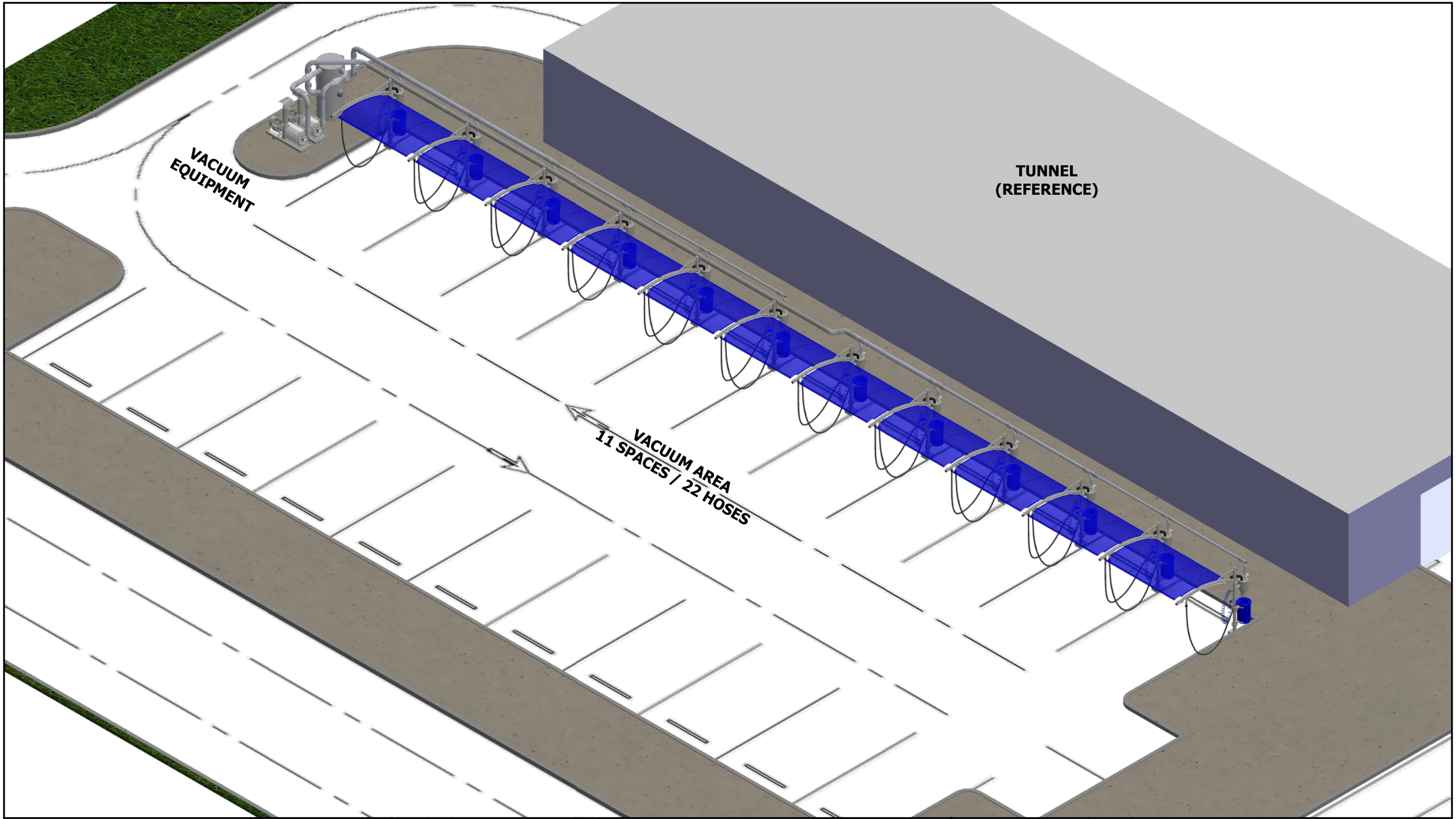
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240344	Take 5 - 065	
DISCLAIMER		WV-001

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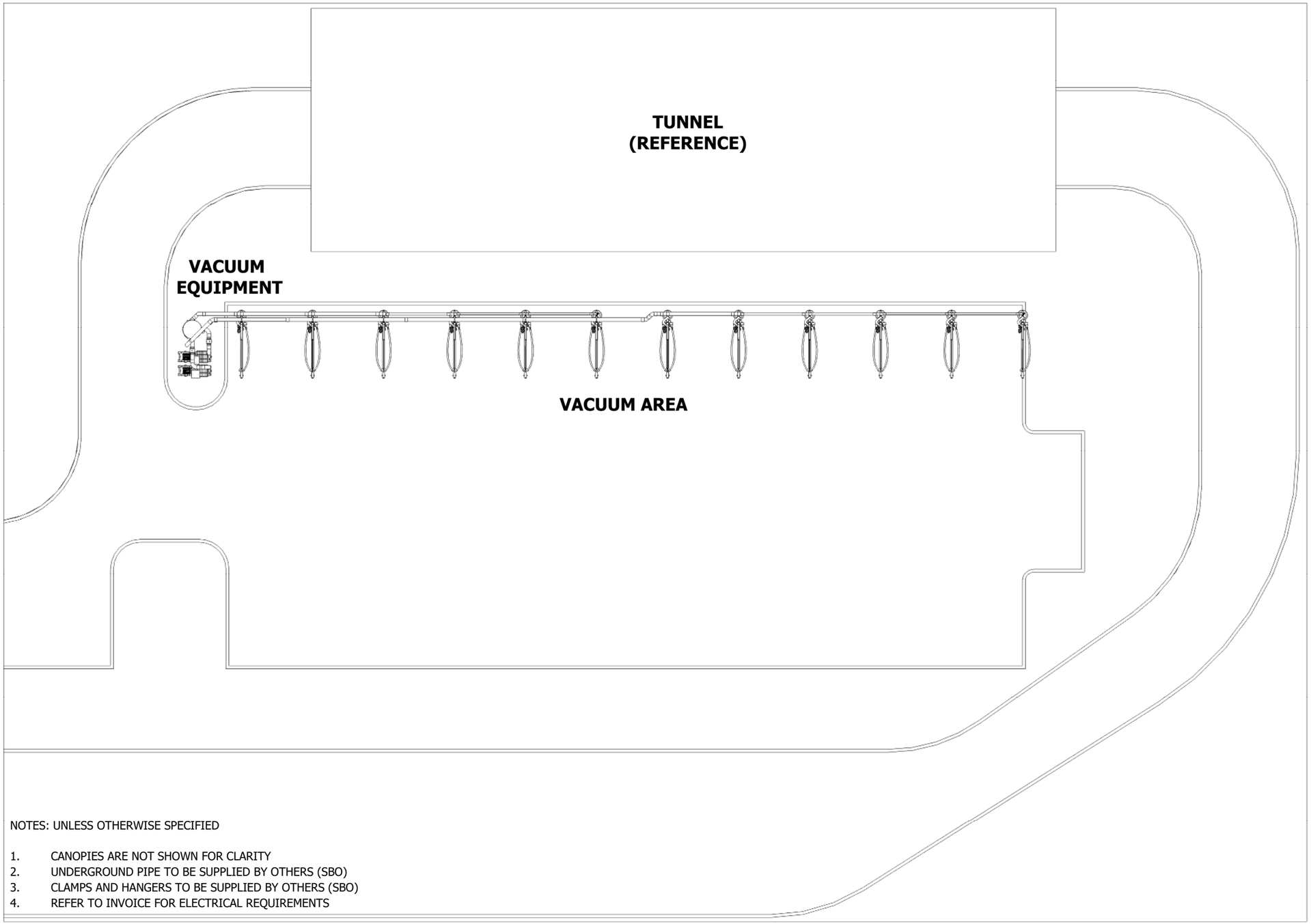
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OVERVIEW

WV-002

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NOTES: UNLESS OTHERWISE SPECIFIED

1. CANOPIES ARE NOT SHOWN FOR CLARITY
2. UNDERGROUND PIPE TO BE SUPPLIED BY OTHERS (SBO)
3. CLAMPS AND HANGERS TO BE SUPPLIED BY OTHERS (SBO)
4. REFER TO INVOICE FOR ELECTRICAL REQUIREMENTS

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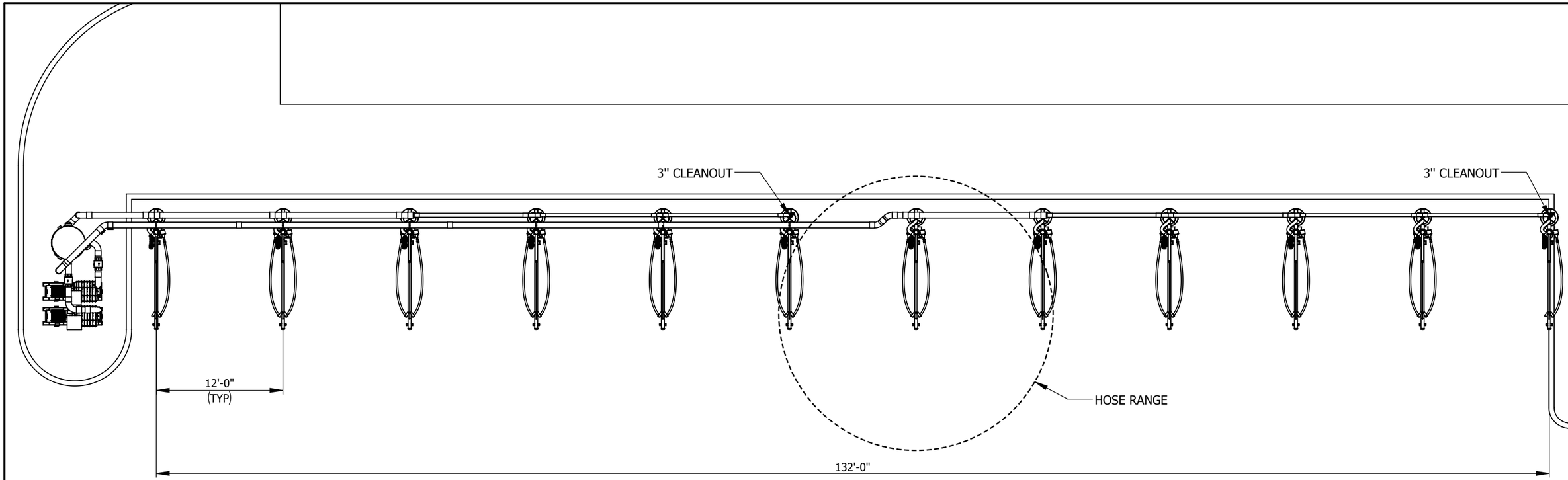
SITE PLAN VIEW

WV-003

CITY:	STATE/COUNTRY:	DATE:	SCALE:	REV:
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NOTES: UNLESS OTHERWISE SPECIFIED

1. ALL DIMENSIONS TO BE FIELD VERIFIED
2. CANOPIES ARE NOT SHOWN FOR CLARITY
3. UNDERGROUND PIPE TO BE SUPPLIED BY OTHERS (SBO)
4. CLAMPS AND HANGERS TO BE SUPPLIED BY OTHERS (SBO)
5. REFER TO INVOICE FOR ELECTRICAL REQUIREMENTS
6. IF THE EQUIPMENT IS IN AN ENCLOSED ROOM, REFER TO VACUUM SYSTEM EQUIPMENT DESIGN NOTES UNDER DISCLAIMER INFORMATION

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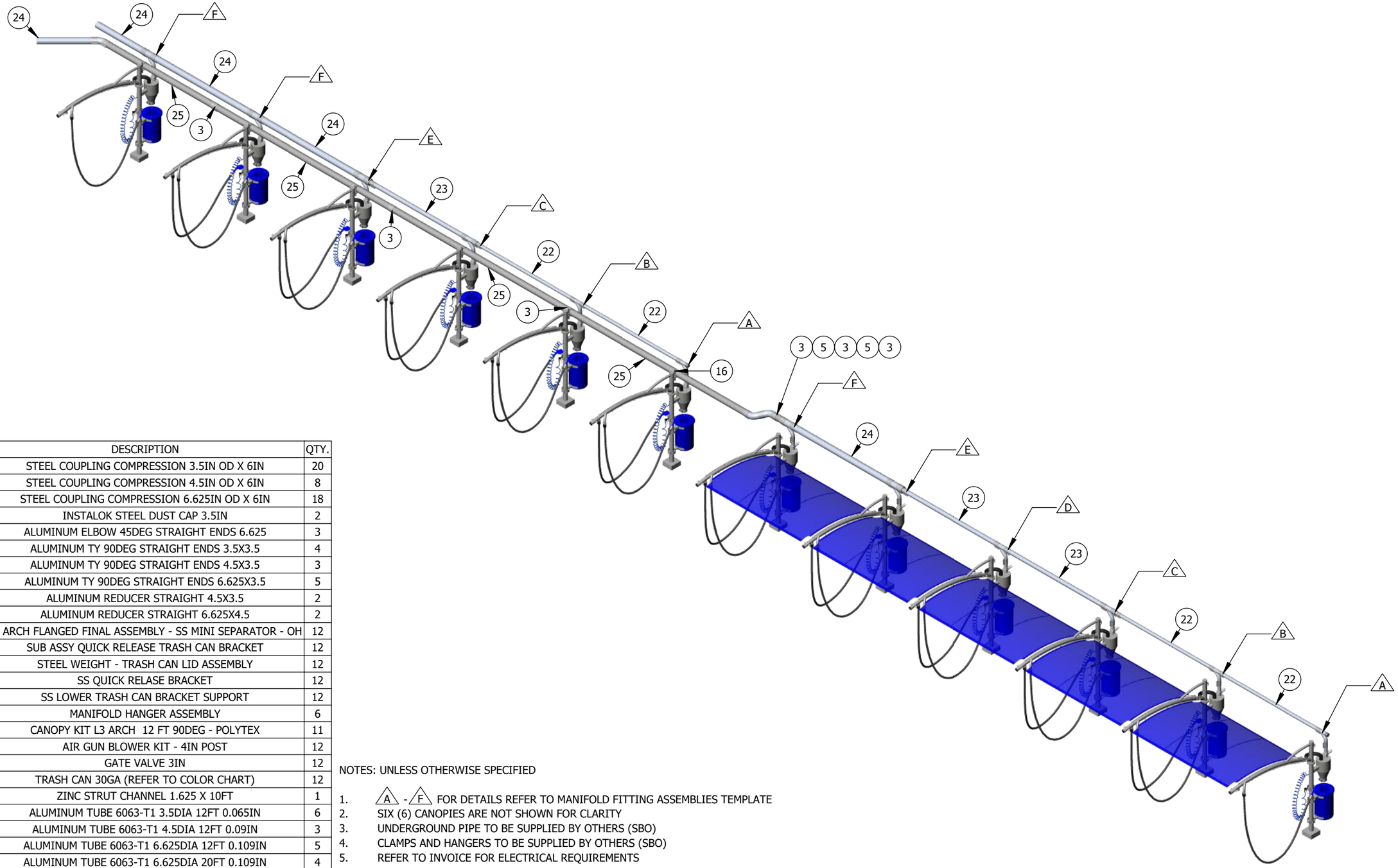
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VACUUM SYSTEM PLAN VIEW

WV-004

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ITEM NO.	PART NUMBER	DESCRIPTION	QTY.
1	522-5431	STEEL COUPLING COMPRESSION 3.5IN OD X 6IN	20
2	522-5441	STEEL COUPLING COMPRESSION 4.5IN OD X 6IN	8
3	522-5461	STEEL COUPLING COMPRESSION 6.625IN OD X 6IN	18
4	523-0034	INSTALOK STEEL DUST CAP 3.5IN	2
5	551-2466	ALUMINUM ELBOW 45DEG STRAIGHT ENDS 6.625	3
6	551-6233	ALUMINUM TY 90DEG STRAIGHT ENDS 3.5X3.5	4
7	551-6243	ALUMINUM TY 90DEG STRAIGHT ENDS 4.5X3.5	3
8	551-6263	ALUMINUM TY 90DEG STRAIGHT ENDS 6.625X3.5	5
9	555-0234	ALUMINUM REDUCER STRAIGHT 4.5X3.5	2
10	555-0246	ALUMINUM REDUCER STRAIGHT 6.625X4.5	2
11	712-790X	L3 ARCH FLANGED FINAL ASSEMBLY - SS MINI SEPARATOR - OH	12
12	789-0004	SUB ASSY QUICK RELEASE TRASH CAN BRACKET	12
13	789-0034	STEEL WEIGHT - TRASH CAN LID ASSEMBLY	12
14	799-0042	SS QUICK RELASE BRACKET	12
15	799-0093	SS LOWER TRASH CAN BRACKET SUPPORT	12
16	801-2010X	MANIFOLD HANGER ASSEMBLY	6
17	803-95103	CANOPY KIT L3 ARCH 12 FT 90DEG - POLYTEX	11
18	804-10001	AIR GUN BLOWER KIT - 4IN POST	12
19	842-14001	GATE VALVE 3IN	12
20	881-100X	TRASH CAN 30GA (REFER TO COLOR CHART)	12
21	927-102100	ZINC STRUT CHANNEL 1.625 X 10FT	1
22	952-316207	ALUMINUM TUBE 6063-T1 3.5DIA 12FT 0.065IN	6
23	952-319210	ALUMINUM TUBE 6063-T1 4.5DIA 12FT 0.09IN	3
24	952-325213	ALUMINUM TUBE 6063-T1 6.625DIA 12FT 0.109IN	5
25	952-325513	ALUMINUM TUBE 6063-T1 6.625DIA 20FT 0.109IN	4

NOTES: UNLESS OTHERWISE SPECIFIED

1. A - F FOR DETAILS REFER TO MANIFOLD FITTING ASSEMBLIES TEMPLATE
2. SIX (6) CANOPIES ARE NOT SHOWN FOR CLARITY
3. UNDERGROUND PIPE TO BE SUPPLIED BY OTHERS (SBO)
4. CLAMPS AND HANGERS TO BE SUPPLIED BY OTHERS (SBO)
5. REFER TO INVOICE FOR ELECTRICAL REQUIREMENTS

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VACUUM AREA PARTS LIST

WV-005

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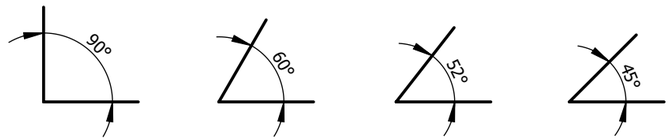
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VACUUM AREA (1)

ARCH SERIES A1 ☐ A2 ☐ L1 ☐ L3 ☒ V-ARCH ☐ L3 TELLER ☐ I7 ☐

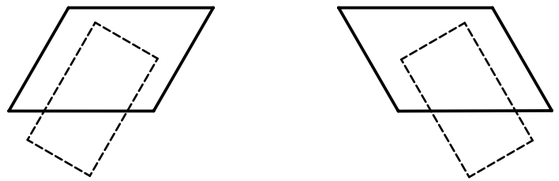
ANGLE



90 ☒ 60 ☐ 52 ☐ 45 ☐

CUSTOM ANGLE ☐

DIRECTION



LEFT ☐ RIGHT ☐

WIDTH (ft) 11 ☐ 11.5 ☐ 12 ☒ 12.5 ☐ 13 ☐ 13.5 ☐ 14 ☐ 14.5 ☐ 15 ☐ 15.5 ☐ CUSTOM DIM ☐

AMOUNT 11

COLORS



CAFE NOIR · RED · GRAPE · BRONZE · ORANGE · SANDSTONE · CAPPUCCINO · PORCELAIN · LEMON · LIME · WOODLAND GRAY · SAGE · MIDNIGHT GREEN · NAVY BLUE · AQUAMARINE · WHITE · SILVER · SLATE GRAY · BLACK · MANOR RED · MONUMENT · PAPERBARK

MORE INFO CLICK HERE

Technical Specifications		Warp	Weft
Breaking Force (per ASTM D-5034)	lbs	120	296
Elongation at Break (per ASTM D-5034)	%	75	61
Tearing strength (per ASTM D-2261)	lbs	17	25
Mullen Burst (per ASTM D-3786)	lbs/in	Face	444
Ball Burst (per ASTM D-3787)	lbf	Face	293

Polytex®+ provides maximum people protection against the sun's heat and strong Ultra Violet (UV) rays and utilizes the best UV stabilizers from BASF. It also provides good protection against wind, rain and hail.

• The above information represents the results sourced from third party testing authorities, and tolerances may vary by as much as 10%.

• The Manufacturer reserves the right to alter or modify product specifications and colors without notice, and assumes no obligation or liability for the suitability and use of its products other than those applications intended by the manufacturer.

• Outdoor fabrics are subject to harsh conditions and degradation over time is to be expected. Polytex®+ is supported with a 12 year UV warranty. During this period the
fabric will remain serviceable and fit for purpose. Color fading is normal over time. Colors containing red and yellow pigments have a tendency to fade more than others.
This is not a loss of strength caused by UV breakdown and is not covered by the product warranty. For more details refer to the supporting Polyfab product warranty.

• Polyfab USA assumes no liability in the event of negligent installation /fabrication or application or choice of cloth.

• During installation, Polyfab shadecloth should not be subject to "pre-stressed" loading in excess of 20%.

NOTES: UNLESS OTHERWISE SPECIFIED

1. COLORS SHOWN MAY NOT BE AN EXACT REPRESENTATION OF THE ACTUAL PRODUCT.
2. CANOPIES ABOVE 15.5FT LINEAR LENGTH ARE CONSIDERED OVERSIZE, AND COULD REQUIRE SPECIAL APPROVE.

INSTRUCTIONS:
Please circle each option that applies to your project

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240344 | Take 5 - 065

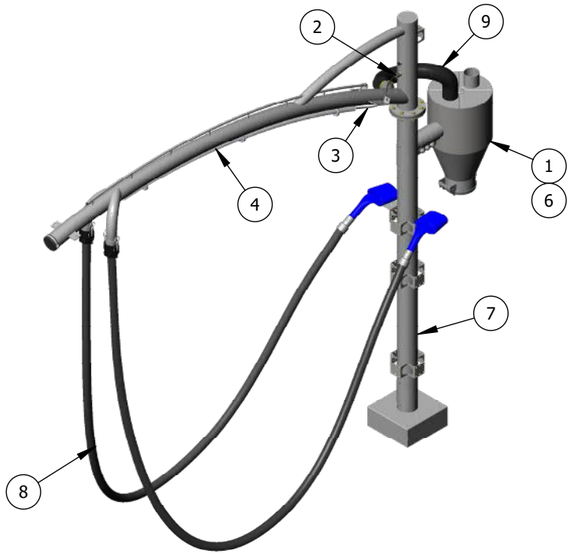
CANOPY DETAILS CHART
POLYFAB HEAVY DUTY - POLYTEX+

WV-006

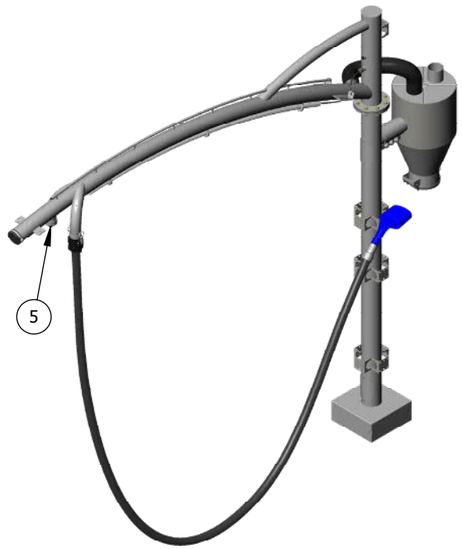
WEIGHT:	DATE:	SCALE:	REV:
lbs.	1/9/2024	NTS	A

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L3 ARCH - DOUBLE DROP ASSEMBLY - 712-7902
(10 TOTAL REQUIREMENTS)



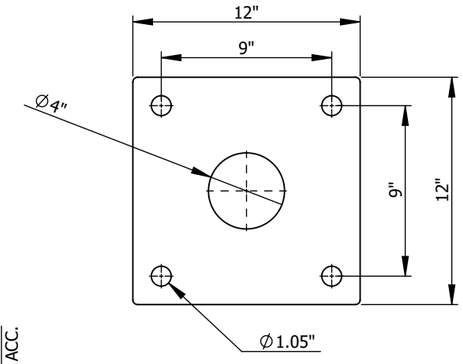
L3 ARCH - SINGLE DROP ASSEMBLY - 712-7901
(2 TOTAL REQUIREMENTS)

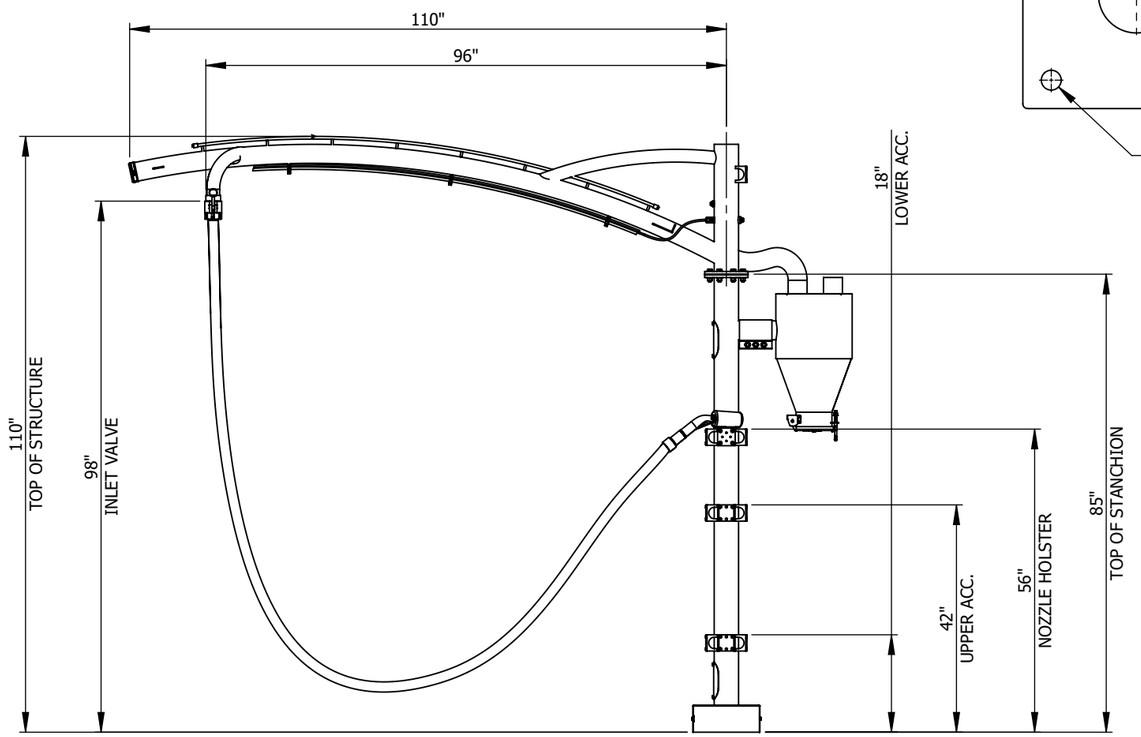


ITEM NO.	PART NUMBER	DESCRIPTION	712-7901/QTY.	712-7902/QTY.
1	370-39301	SS MINI SEPARATOR - 14X25 - REAR POST MOUNT - OH - ARCH	1	1
2	415-00001	STRAIN RELIEF CORD GRIP - PLASTIC - FOR 0.20 - 0.472	1	1
3	418-10001	10' LED POWER CORD FOR USE T8 LEDS W/ P/N 431-XXXXX	1	1
4	431-6000X	6' LED 2650 LUMENS T8 W/ INTEGRATED DRIVER	1	1
5	517-6822	ABS PLUG THREADED 2	1	-
6	522-5431	STEEL COUPLING COMPRESSION 3.5IN OD X 6IN	1	1
7	712-7000	L3 ARCH FLANGED FINAL ASSEMBLY - OH	1	1
8	802-110XX	VACUUM HOSE KIT 1.5IN X 15FT - FOR DETAILS REFER TO INVOICE	1	2
9	848-341XX	HOSE VACUUM 3IN - FOR DETAILS REFER TO INVOICE	1	1

NOTES: UNLESS OTHERWISE SPECIFIED
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L3 BASE PLATE





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240344	Take 5 - 065	
L3 ARCH FINAL ASSEMBLY 712-7901/712-7902 - SS MINI SEPARATOR - OH		WV-007

WEIGHT:	DATE:	SCALE:	REV:
289 lbs.	1/15/2024	NTS	A

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GENERAL STRUCTURAL NOTES:

CODE:

INTERNATIONAL BUILDING CODE, 2018 EDITION.

LOADS:

SEISMIC: NOT CRITICAL.
WIND: 115-MPH (EXP. C)
FABRIC DEAD LOAD: 1-PSF
ROOF LIVE LOAD: 5-PSF

FOUNDATIONS:

SEE SOILS REPORT BY: NOVA GEOTECHNICAL, G-17-152
DESIGN SOIL BEARING PRESSURE: 2500 PSF

FOOTINGS SHALL BEAR ON FIRM, UNDISTURBED SOIL

CONCRETE:

MINIMUM 28 DAY STRENGTH TO BE 3000 PSI
MAXIMUM SLUMP: 5 IN. TYPE II -V
MECHANICALLY VIBRATE ALL CONCRETE WHEN PLACED

REINFORCING:

ASTM A-615 GRADE 60 (Fy = 60 KSI)
CLEAR CONCRETE COVERAGE AS FOLLOWS:
CAST AGAINST EARTH . . . . . 3 IN

STRUCTURAL STEEL:

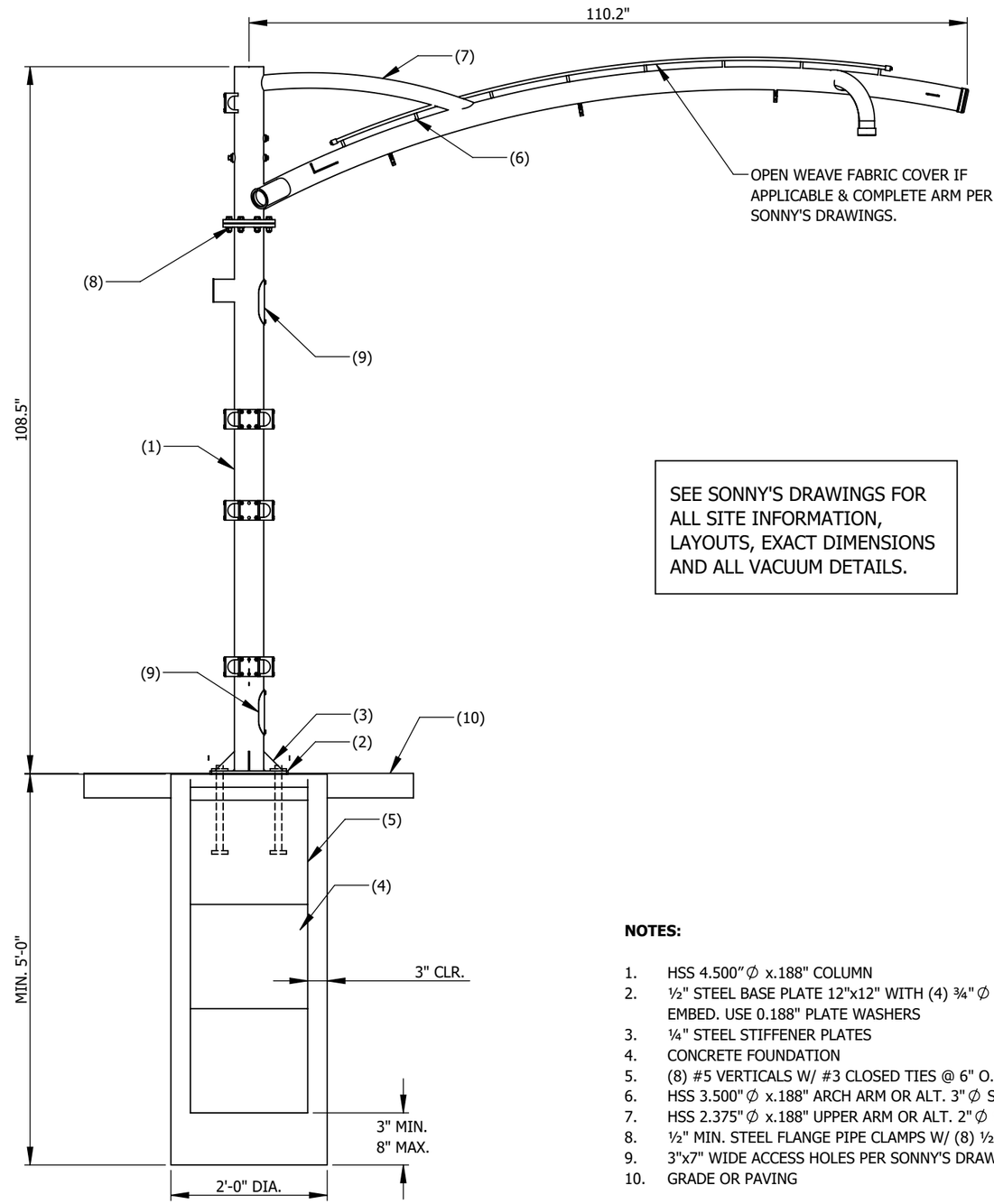
FABRICATED AND ROLLED SHAPES U.N.O. ASTM A36 (Fy = 36 KSI)
ROUND HSS . . ASTM A500 (Fy = 42 KSI)
PIPE: ASTM A53 GR. 'B'
DETAILING,FABRICATION AND CONSTRUCTION PER LATEST AISC MANUAL
FINISH PER SONNY'S
ANCHOR BOLTS TO BE ASTM A36 EQUIV. OR F1554-36
PIPE FLANGE BOLTS TO BE GRADE 5 EQUAL

WELDING:

PER LATEST AWS STANDARDS BY CERTIFIED WELDERS
USE E70 SERIES UNLESS NOTED OTHERWISE

DISCLAIMER:

THE INFORMATION ON THIS PAGE HAS BEEN DESIGNED AND ANALYZED BY A STRUCTURAL ENGINEER. HOWEVER, THIS INFORMATION IS PROVIDED FOR REFERENCE ONLY. STRUCTURAL ENGINEERING SHOULD BE COMPLETED BY A LICENSED STRUCTURAL ENGINEER IN THE MUNICIPALITY OF THE JOB SITE.
THIS INFORMATION IS NOT TO BE USED ON OTHER PROJECTS WITHOUT OUR CONSENT.



SEE SONNY'S DRAWINGS FOR ALL SITE INFORMATION, LAYOUTS, EXACT DIMENSIONS AND ALL VACUUM DETAILS.

NOTES:

1. HSS 4.500"∅ x.188" COLUMN
2. ½" STEEL BASE PLATE 12"x12" WITH (4) ¾"∅ HEAVY HEX A36 BOLTS W/ 12" MIN. EMBED. USE 0.188" PLATE WASHERS
3. ¼" STEEL STIFFENER PLATES
4. CONCRETE FOUNDATION
5. (8) #5 VERTICALS W/ #3 CLOSED TIES @ 6" O.C. AND (2) TIES @ TOP
6. HSS 3.500"∅ x.188" ARCH ARM OR ALT. 3"∅ STD PIPE (3.5" O.D.)
7. HSS 2.375"∅ x.188" UPPER ARM OR ALT. 2"∅ STD PIPE (2.375" O.D.)
8. ½" MIN. STEEL FLANGE PIPE CLAMPS W/ (8) ½" GR. 8 BOLTS
9. 3"x7" WIDE ACCESS HOLES PER SONNY'S DRAWINGS
10. GRADE OR PAVING

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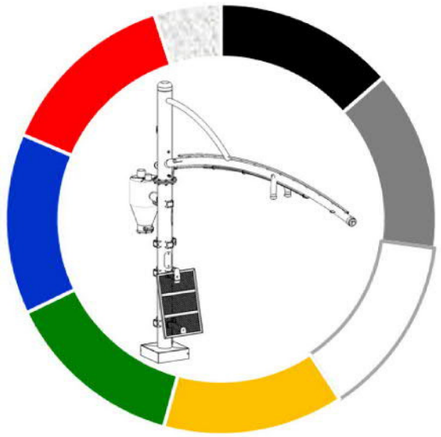
240344	Take 5 - 065			
STRUCTURAL FOOTING DETAIL 712-7XXX - L3 ARCH FINAL ASSEMBLY				WV-008
WEIGHT: lbs.	DATE: 1/15/2024	SCALE: NTS	REV: A	

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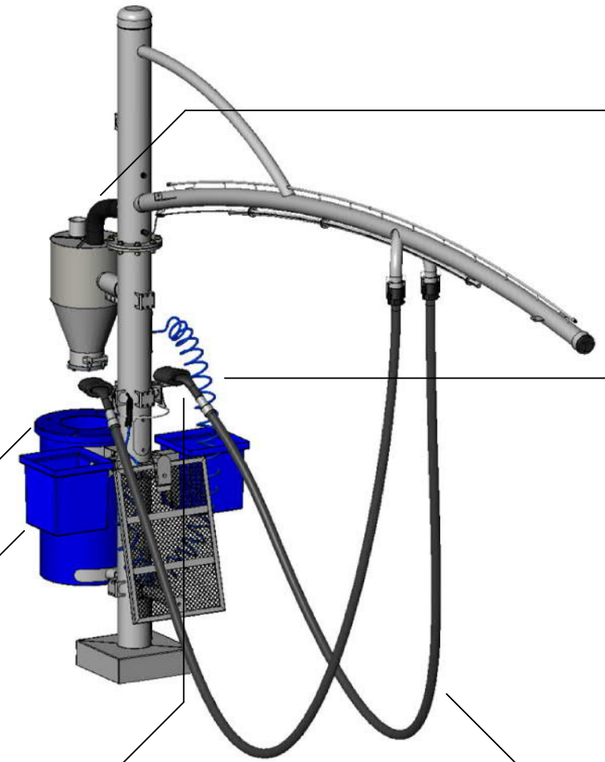
FOR INTERNAL USE ONLY:

CLR#_____

Structure / All metal parts



- Black (Black 2 2X)*
- Autovac Silver
- White (PMS 705)*
- Yellow (Process Yellow)*
- Green (PMS 349)*
- Blue (Reflex Blue)*
- Red (PMS 185)*
- Custom PMS # _____



Cyclonic 3" Hose



- Black
- Grey
- Blue
- Red
- Orange
- Yellow
- Lime Green
- Green

Trash Can / Lid



- Black
- Grey
- Dark Blue
- Blue
- Green
- Yellow
- Orange
- Red

Square Bucket



- Black
- Grey
- Dark Blue
- Blue
- Green
- Yellow
- Orange
- Red

Nozzle / Holster



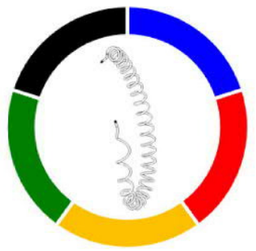
- Black

Vacuum Hose



- Black
- Grey
- Blue
- Red
- Orange
- Yellow
- Lime Green
- Green

Coil Air Hose



- Blue
- Red
- Yellow
- Green
- Black

NOTES:
1. Colors selected above and, in links may not represent actual color due to variations in computer monitor settings.
2. All items shown may not be quoted. Please refer to original invoice and/or contact your Autovac sales representative.
3. Any changes / information noted on this form must match current invoice. If not, a change order will need to be processed, as cost vary depending on selections.
4. Decal packages available featuring your logo.

Instructions:
Please circle the selected color box in each option that applies to your project.

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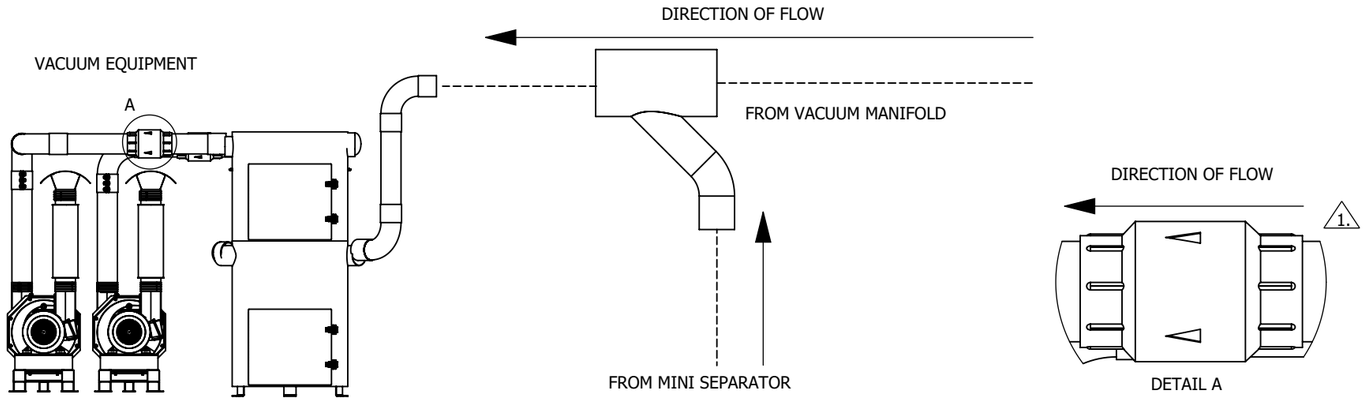
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240344	Take 5 - 065			
COLOR CHART 712-XXXX - L-SERIES ARCH				WV-009
WEIGHT: lbs.	DATE: 01/11/24	SCALE: NTS	REV: B	

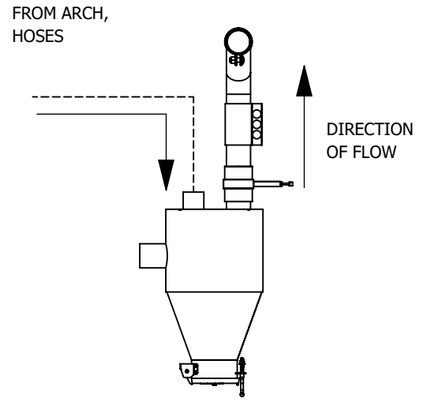
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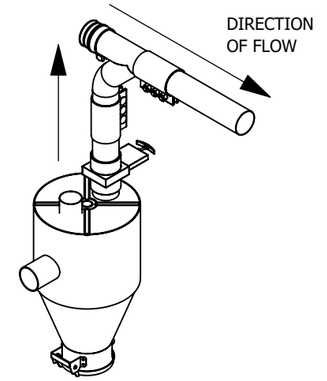
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OVERHEAD PIPING

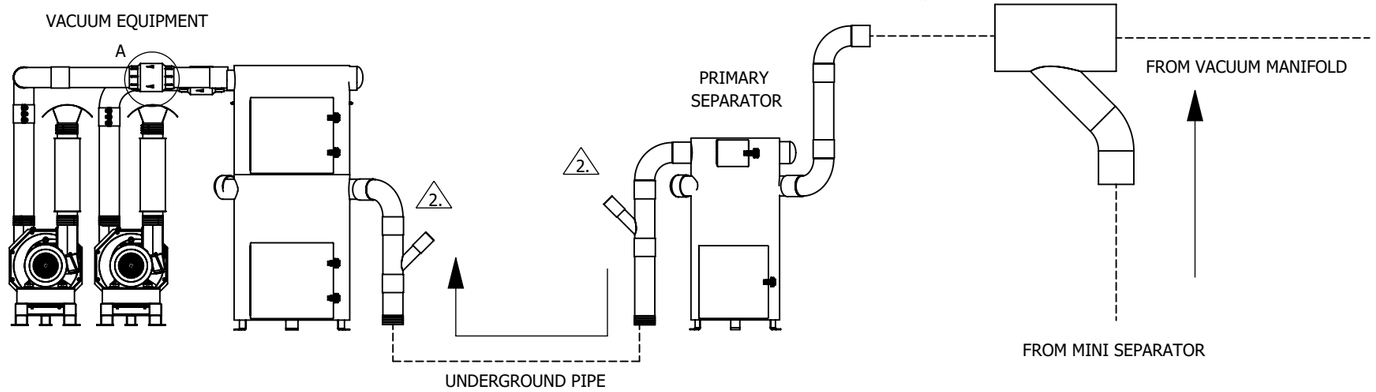


VACUUM FLOW WITH MINI SEPARATOR

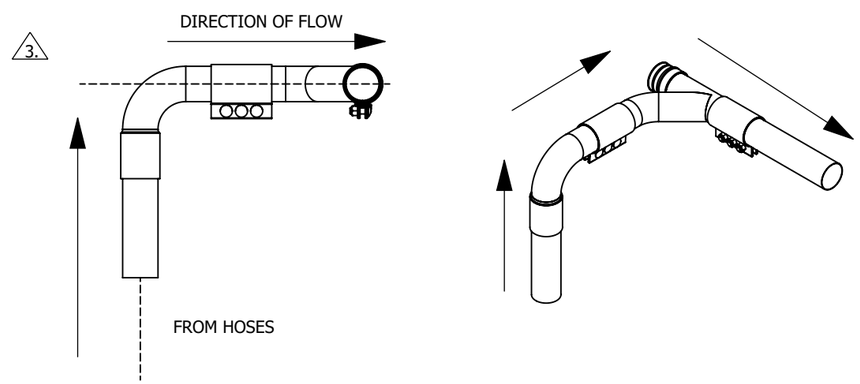




UNDERGROUND PIPING



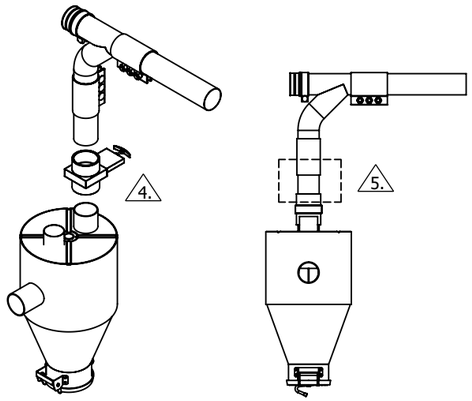
VACUUM FLOW WITHOUT MINI SEPARATOR



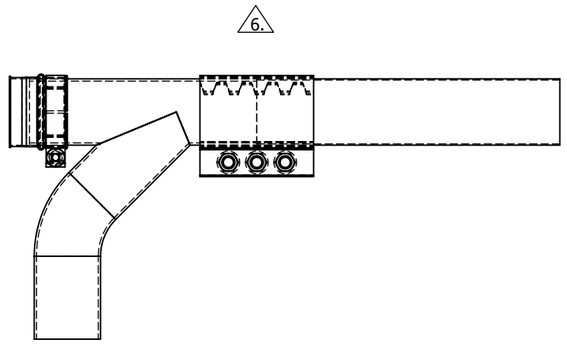
NOTES: UNLESS OTHERWISE SPECIFIED

1. SWING CHECK VALVES MUST BE INSTALLED LEVEL WITH THE FLOOR AND WITH THE VALVES FLOW ARROWS POINTING IN THE DIRECTION OF FLOW.
2. Y-FITTINGS FOR CLEANOUTS MUST BE INSTALLED WITH THE CLEANOUT POINTING UPWARD.
3. Y-FITTINGS MUST BE PLACED LEVEL TO THE FLOOR FOR PROPER DEBRIS EXTRACTION.
4. GATE VALVE MUST BE INSTALLED WITH SILICONE (SUPPLIED BY OTHERS) FOR PROPER ADHESION AND SEALING.
5. MANIFOLD HEIGHT IS ADJUSTED AND LEVELED WITH THE VERTICAL PIPE ATTATCHED TO THE GATE VALVE.
6. ALL COMPRESSION COUPLING JOINTS MUST BE EVENLY SPACED SO BOTH FITTINGS ARE CLAMPED SECURELY. TIGHTEN COUPLER NUTS PARTIALLY IN A UNIFORM MANNER TO ASSURE PROPER SEATING OF THE INNER SLEEVE AND GASKET. FULLY TORQUE NUTS TO 65 FT LBS.

GATE VALVE DETAIL



COMPRESSION COUPLING DETAIL



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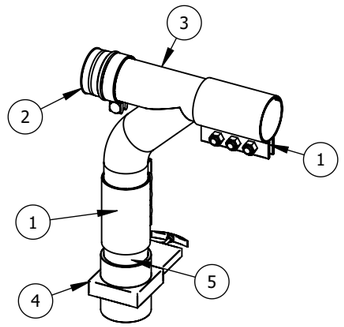
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240344	Take 5 - 065	
VACUUM PLUMBING DETAILS		WV-010
WEIGHT: - -	DATE: 12/6/2023	SCALE: NTS / REV: - -

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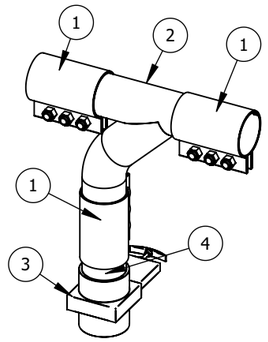
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A 3" X 3" FITTING ASSEMBLY W/CLEANOUT



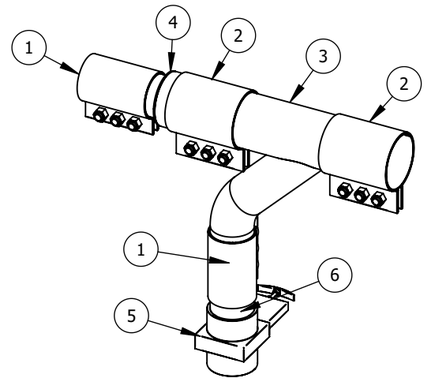
ITEM NO.	PART NUMBER	DESCRIPTION	QTY.
1	522-5431	STEEL COUPLING COMPRESSION 3.5IN OD X 6IN	2
2	523-0034	INSTALOK STEEL DUST CAP 3.5IN	1
3	551-6233	ALUMINUM TY 90DEG STRAIGHT ENDS 3.5X3.5	1
4	842-14001	GATE VALVE 3IN	1
5	952-316207	ALUMINUM TUBE 6063-T1 3.5DIA (SEE VACUUM AREA FOR QTY. TOTAL)	N/A

B 3" X 3" FITTING ASSEMBLY



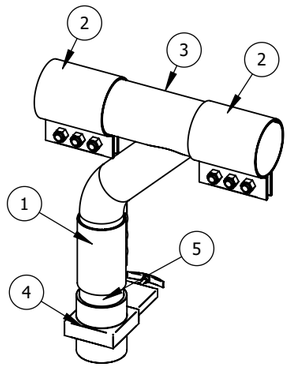
ITEM NO.	PART NUMBER	DESCRIPTION	QTY.
1	522-5431	STEEL COUPLING COMPRESSION 3.5IN OD X 6IN	3
2	551-6233	ALUMINUM TY 90DEG STRAIGHT ENDS 3.5X3.5	1
3	842-14001	GATE VALVE 3IN	1
4	952-316207	ALUMINUM TUBE 6063-T1 3.5DIA (SEE VACUUM AREA FOR QTY. TOTAL)	N/A

C 4" X 3" FITTING ASSEMBLY W/CLEANOUT



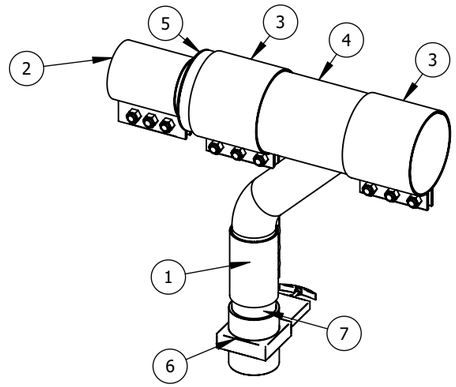
ITEM NO.	PART NUMBER	DESCRIPTION	QTY.
1	522-5431	STEEL COUPLING COMPRESSION 3.5IN OD X 6IN	1
2	522-5441	STEEL COUPLING COMPRESSION 4.5IN OD X 6IN	2
3	551-6243	ALUMINUM TY 90DEG STRAIGHT ENDS 4.5X3.5	1
4	555-0234	ALUMINUM REDUCER STRAIGHT 4.5X3.5	1
5	842-14001	GATE VALVE 3IN	1
6	952-316207	ALUMINUM TUBE 6063-T1 3.5DIA (SEE VACUUM AREA FOR QTY. TOTAL)	N/A

D 4" X 3" FITTING ASSEMBLY



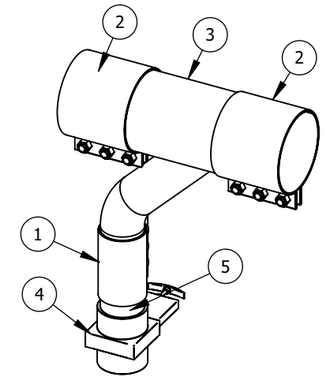
ITEM NO.	PART NUMBER	DESCRIPTION	QTY.
1	522-5431	STEEL COUPLING COMPRESSION 3.5IN OD X 6IN	1
2	522-5441	STEEL COUPLING COMPRESSION 4.5IN OD X 6IN	2
3	551-6243	ALUMINUM TY 90DEG STRAIGHT ENDS 4.5X3.5	1
4	842-14001	GATE VALVE 3IN	1
5	952-316207	ALUMINUM TUBE 6063-T1 3.5DIA (SEE VACUUM AREA FOR QTY. TOTAL)	N/A

E 6" X 3" FITTING ASSEMBLY W/CLEANOUT



ITEM NO.	PART NUMBER	DESCRIPTION	QTY.
1	522-5431	STEEL COUPLING COMPRESSION 3.5IN OD X 6IN	1
2	522-5441	STEEL COUPLING COMPRESSION 4.5IN OD X 6IN	1
3	522-5461	STEEL COUPLING COMPRESSION 6.625IN OD X 6IN	2
4	551-6263	ALUMINUM TY 90DEG STRAIGHT ENDS 6.625X3.5	1
5	555-0246	ALUMINUM REDUCER STRAIGHT 6.625X4.5	1
6	842-14001	GATE VALVE 3IN	1
7	952-316207	ALUMINUM TUBE 6063-T1 3.5DIA (SEE VACUUM AREA FOR QTY. TOTAL)	N/A

F 6" X 3" FITTING ASSEMBLY



ITEM NO.	PART NUMBER	DESCRIPTION	QTY.
1	522-5431	STEEL COUPLING COMPRESSION 3.5IN OD X 6IN	1
2	522-5461	STEEL COUPLING COMPRESSION 6.625IN OD X 6IN	2
3	551-6263	ALUMINUM TY 90DEG STRAIGHT ENDS 6.625X3.5	1
4	842-14001	GATE VALVE 3IN	1
5	952-316207	ALUMINUM TUBE 6063-T1 3.5DIA (SEE VACUUM AREA FOR QTY. TOTAL)	N/A

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Take 5 - 065

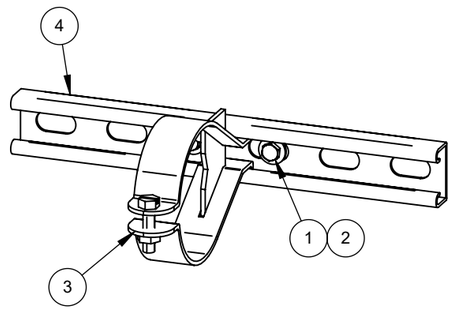
ASSEMBLY TEMPLATE
MANIFOLD FITTINGS - DIRECT GATE VALVE

WV-011

WEIGHT:	DATE:	SCALE:	REV:
- - lbs.	1/10/2024	NTS	B

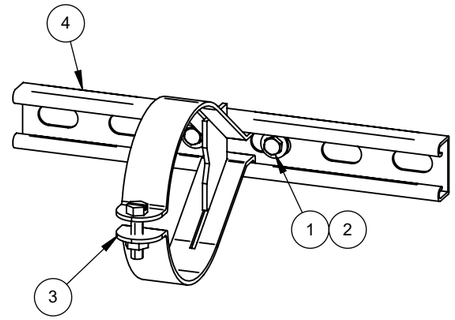
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3" PIPE - 90 DEGREE
(0 TOTAL REQUIREMENTS)



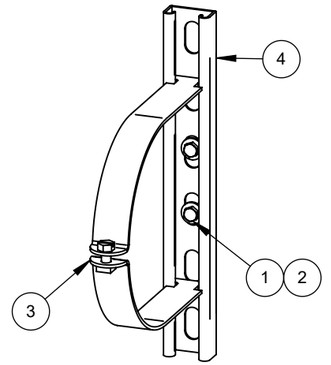
ITEM NO.	PART NUMBER	DESCRIPTION	QTY.
1	813-111907	SS HEX HEAD SCREW 1/4-20 X 3/4	2
2	813-312002	SS FLAT WASHER 1/4 X 3/4	2
3	822-8036	UNISTRUT PARALLEL CLAMP 3.5IN	1
4	927-102100	ZINC STRUT CHANNEL 1.625 X 10FT (SEE VACUUM AREA FOR QTY. TOTAL)	N/A

4" PIPE - 90 DEGREE
(0 TOTAL REQUIREMENTS)



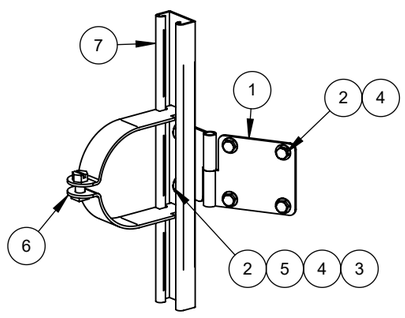
ITEM NO.	PART NUMBER	DESCRIPTION	QTY.
1	813-111907	SS HEX HEAD SCREW 1/4-20 X 3/4	2
2	813-312002	SS FLAT WASHER 1/4 X 3/4	2
3	822-8046	UNISTRUT PARALLEL CLAMP 4.5IN	1
4	927-102100	ZINC STRUT CHANNEL 1.625 X 10FT (SEE VACUUM AREA FOR QTY. TOTAL)	N/A

6" PIPE - 90 DEGREE
(6 TOTAL REQUIREMENTS)



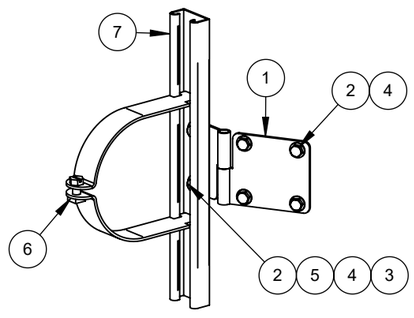
ITEM NO.	PART NUMBER	DESCRIPTION	QTY.
1	813-111907	SS HEX HEAD SCREW 1/4-20 X 3/4	2
2	813-312002	SS FLAT WASHER 1/4 X 3/4	2
3	822-8065	CLAMP STRUT MOUNT 6.625 IN	1
4	927-102100	ZINC STRUT CHANNEL 1.625 X 10FT (SEE VACUUM AREA FOR QTY. TOTAL)	N/A

3" PIPE - ANGLED
(0 TOTAL REQUIREMENTS)



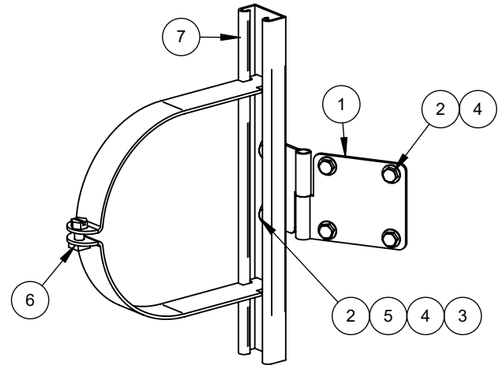
ITEM NO.	PART NUMBER	DESCRIPTION	QTY.
1	789-0038	SS HINGE DUAL OVERHEAD MANIFOLD	1
2	813-111907	SS HEX HEAD SCREW 1/4-20 X 3/4	6
3	813-271900	SS NYLON LOCKNUT 1/4-20	2
4	813-312001	SS FLAT WASHER 1/4 X 5/8	6
5	813-312002	SS FLAT WASHER 1/4 X 3/4	2
6	822-8035	CLAMP STRUT MOUNT 3.5 IN	1
7	927-102100	ZINC STRUT CHANNEL 1.625 X 10FT (SEE VACUUM AREA FOR QTY. TOTAL)	N/A

4" PIPE - ANGLED
(0 TOTAL REQUIREMENTS)



ITEM NO.	PART NUMBER	DESCRIPTION	QTY.
1	789-0038	SS HINGE DUAL OVERHEAD MANIFOLD	1
2	813-111907	SS HEX HEAD SCREW 1/4-20 X 3/4	6
3	813-271900	SS NYLON LOCKNUT 1/4-20	2
4	813-312001	SS FLAT WASHER 1/4 X 5/8	6
5	813-312002	SS FLAT WASHER 1/4 X 3/4	2
6	822-8045	CLAMP STRUT MOUNT 4.5 IN	1
7	927-102100	ZINC STRUT CHANNEL 1.625 X 10FT (SEE VACUUM AREA FOR QTY. TOTAL)	N/A

6" PIPE - ANGLED
(0 TOTAL REQUIREMENTS)



ITEM NO.	PART NUMBER	DESCRIPTION	QTY.
1	789-0038	SS HINGE DUAL OVERHEAD MANIFOLD	1
2	813-111907	SS HEX HEAD SCREW 1/4-20 X 3/4	6
3	813-271900	SS NYLON LOCKNUT 1/4-20	2
4	813-312001	SS FLAT WASHER 1/4 X 5/8	6
5	813-312002	SS FLAT WASHER 1/4 X 3/4	2
6	822-8065	CLAMP STRUT MOUNT 6.625 IN	1
7	927-102100	ZINC STRUT CHANNEL 1.625 X 10FT	N/A

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PRODUCT DATA SHEET
801-2010X - MANIFOLD HANGER ASSEMBLY

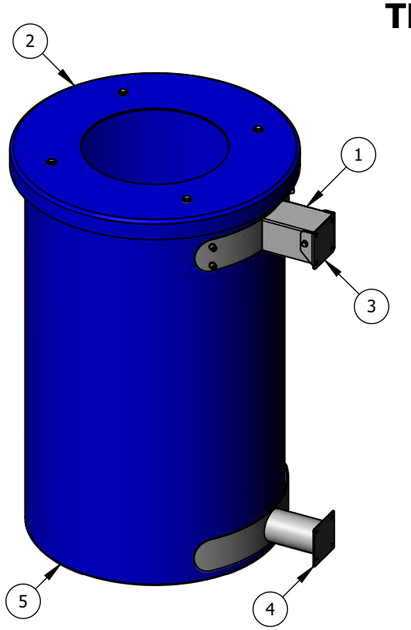
WV-012

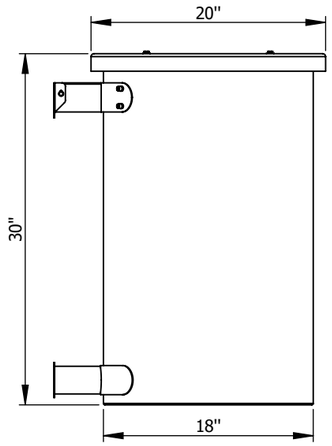
WEIGHT:	DATE:	SCALE:	REV:
lbs.	1/10/2024	NTS	B

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TRASH CAN

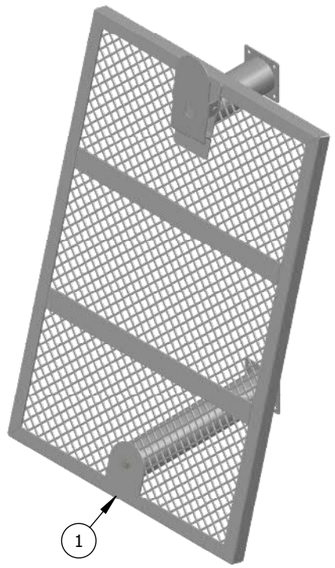


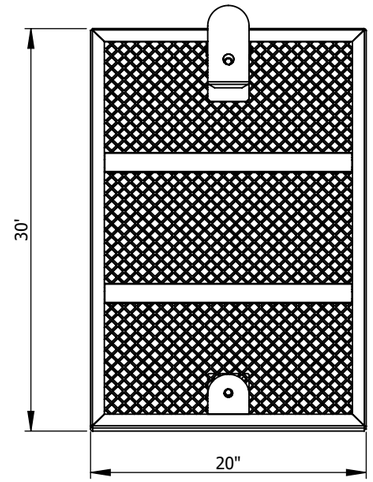


- ONLY ONE (1) UPPER QUICK RELEASE BRACKET REQUIRED FOR TRASH CAN. LOWER BRACKET IS FIXED TO STRUCTURE.

ITEM NO.	PART NUMBER	DESCRIPTION	QTY.
1	789-0004	SUB ASSY QUICK RELEASE TRASH CAN BRACKET	1
2	789-0034	STEEL WEIGHT - TRASH CAN LID ASSEMBLY	1
3	799-0042	SS QUICK RELASE BRACKET	1
4	799-0093	SS LOWER TRASH CAN BRACKET SUPPORT	1
5	881-100X	TRASH CAN 30GA (REFER TO COLOR CHART)	1

MAT HOLDER ASSEMBLY

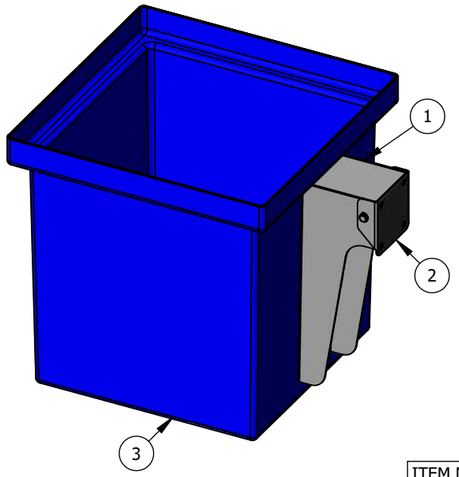


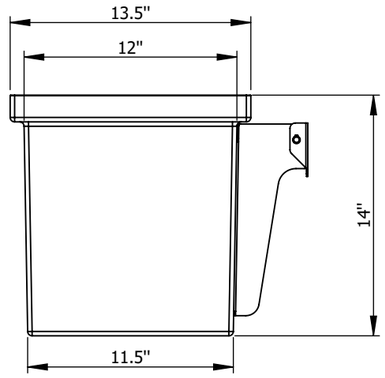


- MAT HOLDER IS FIXED TO STRUCTURE. QUICK RELEASE NOT AVAILABLE.

ITEM NO.	PART NUMBER	DESCRIPTION	QTY.
1	789-2001	SS MAT HOLDER ASSEMBLY	1

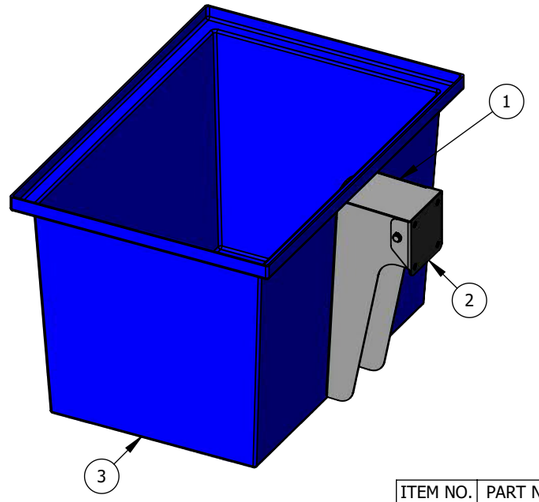
SQUARE BUCKET

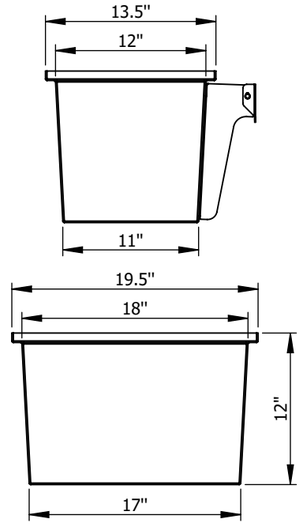




ITEM NO.	PART NUMBER	DESCRIPTION	QTY.
1	789-0035	SS QUICK RELEASE BUCKET BRACKET 2.0	1
2	799-0042	SS QUICK RELASE BRACKET	1
3	882-000X	BUCKET SQUARE 12X12X12 (REFER TO COLOR CHART)	1

RECTANGULAR BUCKET





ITEM NO.	PART NUMBER	DESCRIPTION	QTY.
1	789-0035	SS QUICK RELEASE BUCKET BRACKET 2.0	1
2	799-0042	SS QUICK RELASE BRACKET	1
3	882-001X	BUCKET RECTANGULAR 18X12X12 (REFER TO COLOR CHART)	1

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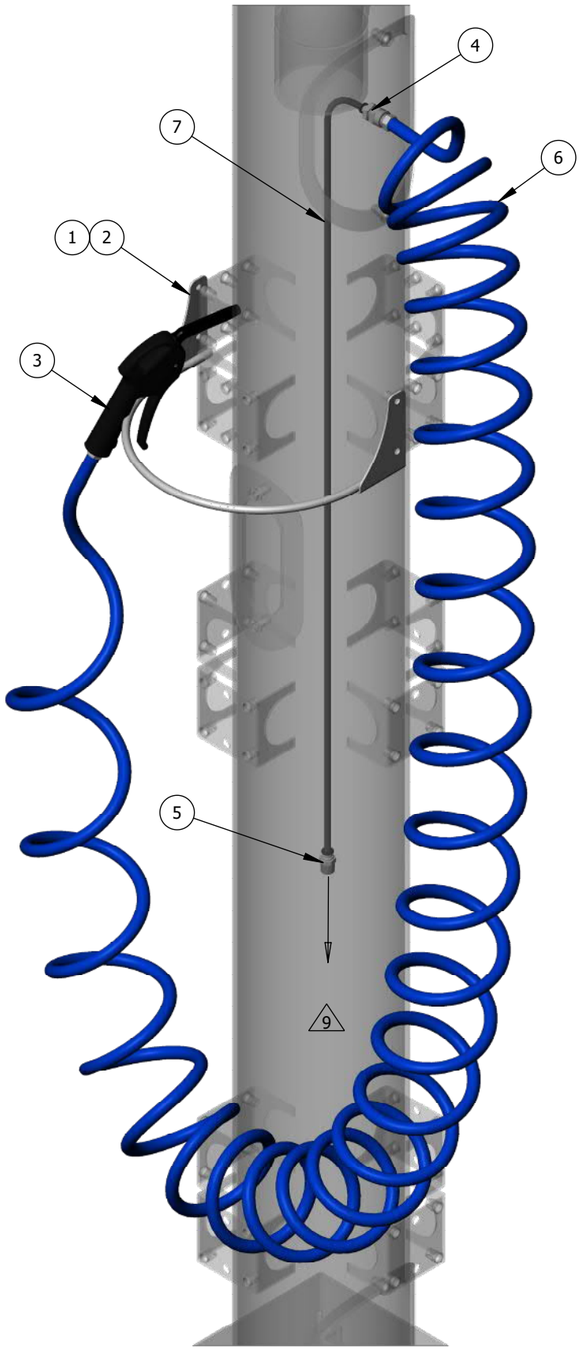
Take 5 - 065

ACCESSORY TEMPLATE

WV-013

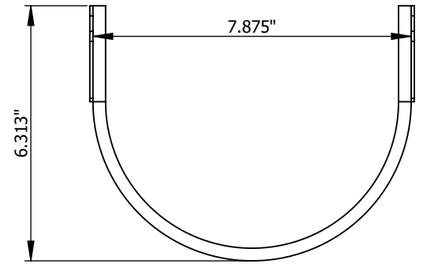
WEIGHT:	DATE:	SCALE:	REV:
lbs.	1/10/2024	NTS	A

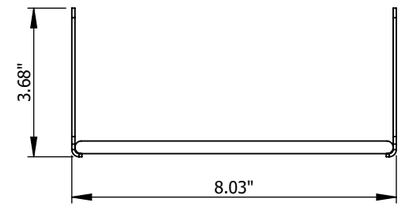
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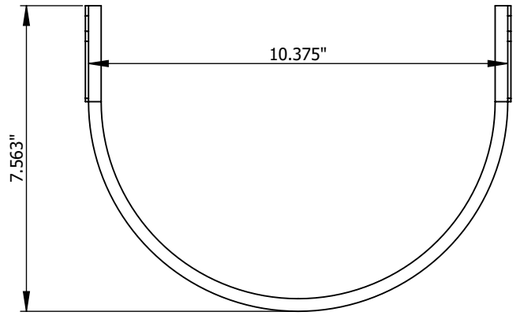
ITEM NO.	PART NUMBER	DESCRIPTION	804-10002/QTY.	804-10001/QTY.
1	729-1001	STEEL AIR-GUN HANGER BRACKET - 4IN STANCHION	-	1
2	729-1002	STEEL AIR-GUN HANGER BRACKET - 6IN STANCHION	1	-
3	842-3110X	AIR BLOWGUN 1/4IN 150PSI - BLACK	1	1
4	843-31002	ADAPTER PUSH-IN 1/4NPT FEMALE STUD STRAIGHT X 1/4 TUBE OD	1	1
5	843-31006	ADAPTER PUSH-IN 1/4NPT MALE STUD STRAIGHT X 1/4 TUBE OD	1	1
6	848-2110X	SELF-RETRACTING POLYURETHANE HOSE 1/4IN X 25FT X 1/4IN	1	1
7	848-31100-120	POLYURETHANE TUBE 1/4OD -CLEAR - 120 IN	1	1

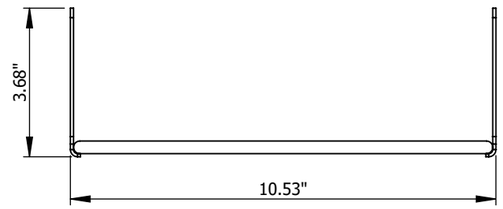
AIR GUN BLOWER KIT - 4IN POST
804-10001





AIR GUN BLOWER KIT - 6IN POST
804-10002





NOTES AND WARNINGS:

1. PER FEDERAL OSHA REQUIREMENTS: AIR PRESSURE MUST NOT EXCEED 30 PSI FOR CLEANING PURPOSES.
2. DO NOT DIRECT THE TIP OF THE AIR GUN AT THE FACE, EYES, OR ANY OTHER PARTS OF THE HUMAN BODY. SERIOUS INJURY OR DEATH MAY OCCUR.
3. DO NOT REMOVE, MODIFY, OR TAMPER WITH AIR GUN SAFETY TIP. IT IS INSTALLED FOR YOUR SAFETY.
4. THIS PRODUCT IS NOT A TOY AND SHALL NOT BE ALLOWED TO BE OPERATED BY CHILDREN.
5. SUPPLY ONLY CLEAN, DRY AIR TO THE BLOW GUN. A PARTICULATE / OIL FILTER, ALONG WITH AN AIR DRYER AND/OR WATER SEPARATOR IS RECOMMENDED.
6. OVERALL HOSE LENGTH IS 25'. DO NOT OVERTIGHTEN FITTINGS, DAMAGE MAY OCCUR.
7. EACH KIT IS SUPPLIED WITH 10' OF 1/4" OD POLYURETHANE TUBE.
8. COLORS AND ACCESSORIES REFLECTED ARE FOR REPRESENTATION PURPOSES ONLY. REFER TO INVOICE FOR SPECIFIC REQUIREMENTS.
9. TO COMPRESSED AIR MANIFOLD. MANIFOLD AND 1/4NPT ADAPTER TO BE SUPPLIED BY OTHERS (SBO)

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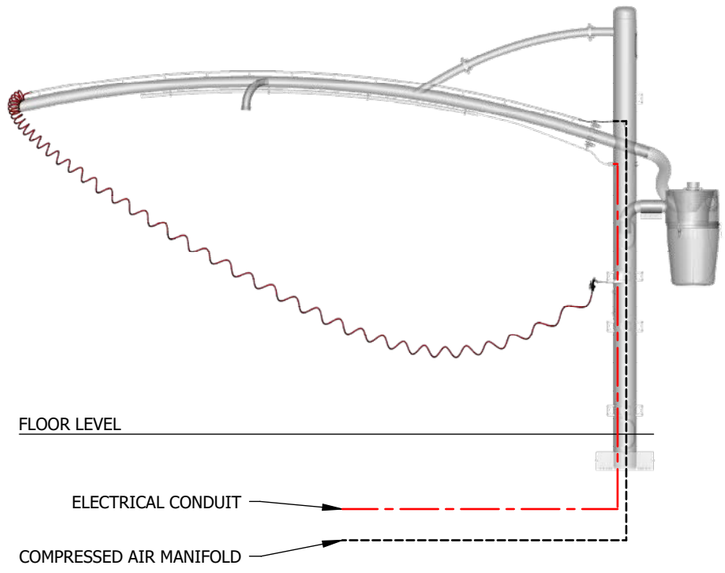
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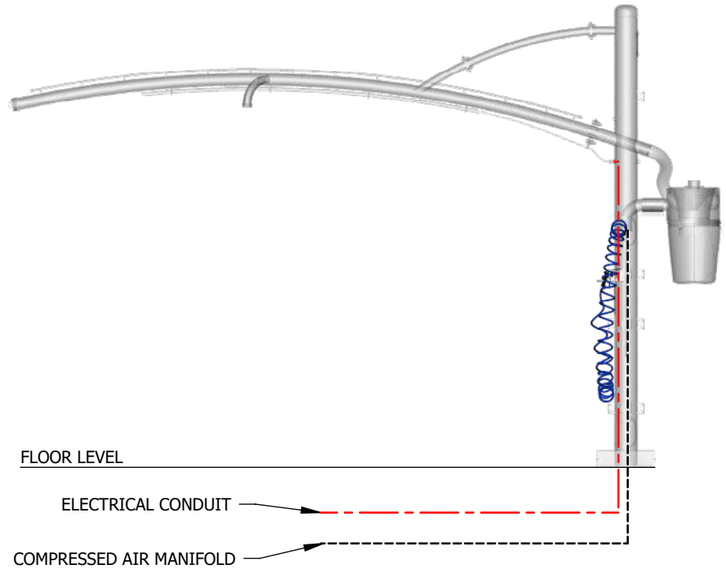
240344	Take 5 - 065			
PRODUCT DATA SHEET 804-1000X - AIR GUN BLOWER KIT - POST				WV-014
WEIGHT: lbs.	DATE: 1/10/2024	SCALE: NTS	REV: A	

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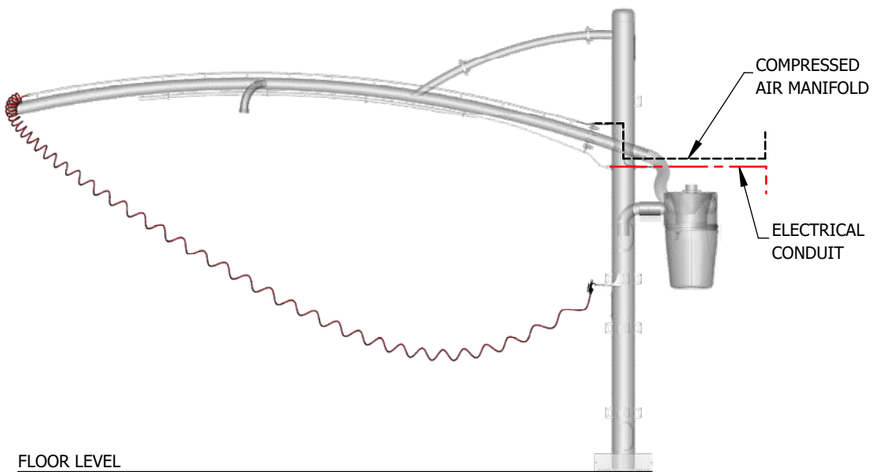
UNDERGROUND MANIFOLD TO ARCH



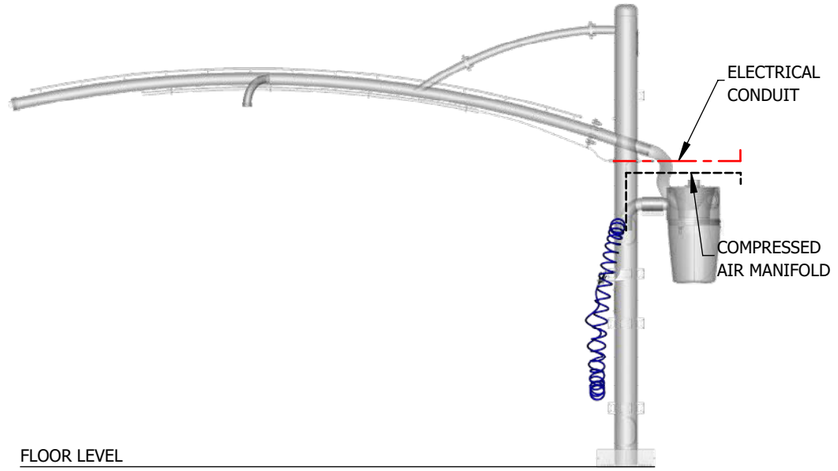
UNDERGROUND MANIFOLD TO POST



OVERHEAD MANIFOLD TO ARCH



OVERHEAD MANIFOLD TO POST



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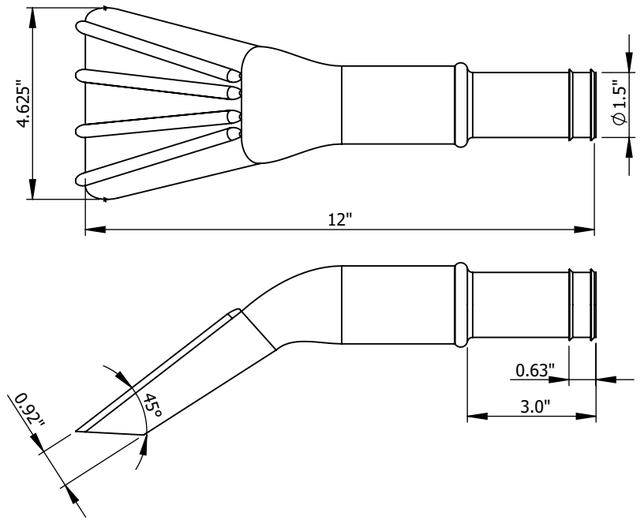
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240344	Take 5 - 065			
PRODUCT DATA SHEET 804-1000X - AIR GUN BLOWER KIT - INSTALL CONFIGURATIONS				WV-015
WEIGHT: lbs.	DATE: 1/10/2024	SCALE: NTS	REV: A	

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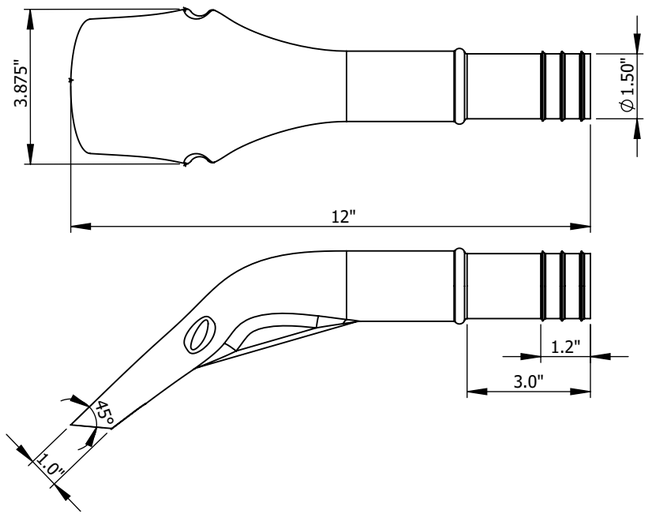
883-001X CLAW NOZZLE
(0) TOTAL REQUIREMENTS





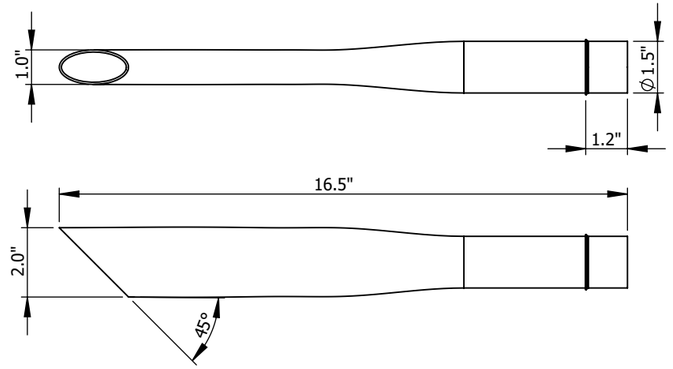
883-002X EXPRESS NOZZLE
(11) TOTAL REQUIREMENTS





883-003X CREVICE NOZZLE
(11) TOTAL REQUIREMENTS





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PRODUCT DATA SHEET
NOZZLE TOOL TEMPLATE

WV-016

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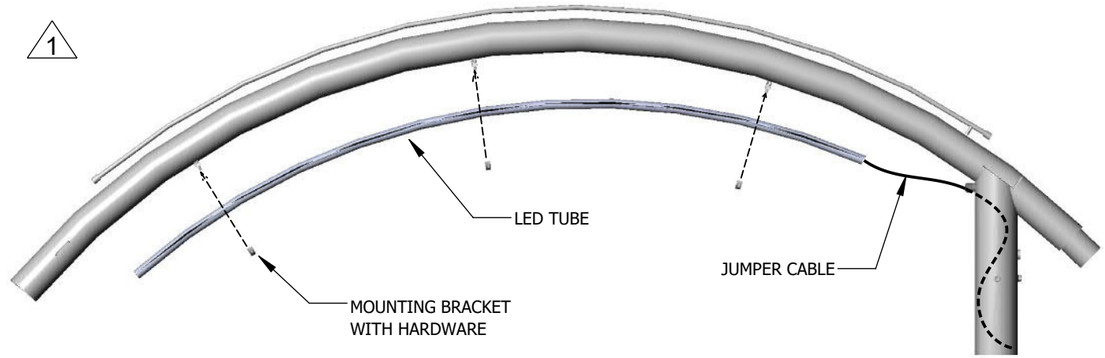
DESCRIPTION	PART NO.
LED TUBE T8 4' 15W / 1800 LUMENS	431-40003
LED TUBE RGBW 4’ 15W / 1800 LUMENS	431-40004
LED TUBE T8 6' 22W / 2650 LUMENS	431-60003
LED TUBE RGBW 6’ 22W / 2650 LUMENS	431-60004
LED TUBE T8 8' 30W / 3600 LUMENS	431-80003
LED TUBE RBGW 8' 30W / 3600 LUMENS	431-80004

INSTALLATION INSTRUCTIONS

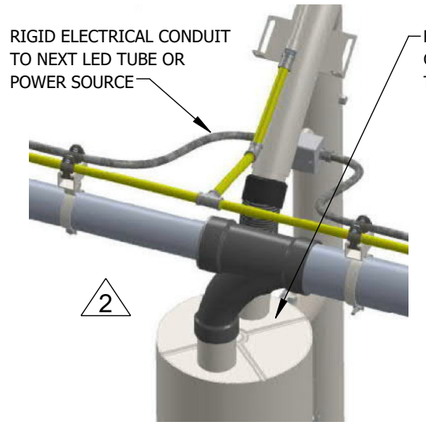
LED TUBE FOR INDOOR AND OUTDOOR APPLICATIONS, INCLUDING WET ENVIRONMENTS.

1. INSTALL LED TUBE INTO MOUNTING COLLARS WITH SUPPLIED HARDWARE. DO NOT FULLY TIGHTEN UNTIL THE LED TUBE IS CENTERED ON THE ARCH.
2. TIGHTEN MOUNTING COLLARS UNTIL THE LED TUBE IS SECURE. DO NOT OVERTIGHTEN. OVERTHIGHTENING MAY BREAK THE LED TUBE AND VOID THE WARRANTY.
3. CONNECT POWER CABLE TO LED TUBE. IF REQUIRED, REMOVE TWO-PRONG PLUG.
   - OVERHEAD ELECTRICAL HOOKUP: FEED CABLE THRU CONDUIT, THEN FISH THRU TWO HOLES ON POST. CONNECT TO *JUNCTION BOX ON BACK SIDE OF POST.
   - UNDERGROUND ELECTRICAL HOOKUP: PRIOR TO ARCH INSTALLATION; RUN TWO SEPARATE ELECTRICAL LINES UP POST AND OUT THE TOP. PLACE ARCH IN POSITION FOR INSTALL AND FEED ONE LEADER CABLE THROUGH FRONT HOLE ON ARCH POST THEN SECOND LEADER CABLE THROUGH REAR ARCH POST HOLE.
4. CUT JUMPER CABLE TO DESIRED LENGTH AND CONNECT TO *JUNCTION BOX.
5. CONNECT (2X) LEADER CABLE TO *ELECTRICAL JUNCTION BOX. REFER TO

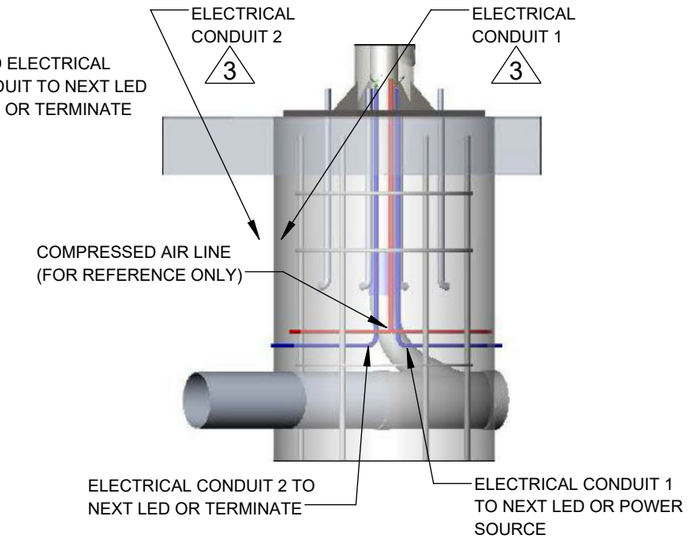
RGB LED TUBE REQUIRE SUPPLEMENTAL INSTRUCTIONS FOR THE LIGHTINING CONTROL APPLICATION TO BE INSTALLED ON YOUR PHONE DEVICE.



OVERHEAD HOOKUP



UNDERGROUND HOOKUP



NOTES: UNLESS OTHERWISE SPECIFIED

1 A-SERIES VACUUM ARCH SHOWN FOR REFERENCE. ALL OTHER ARCH STRUCTURES APPLY THE SAME.

2 SUGGESTED ELECTRICAL CONDUIT AND AIR LINE INSTALLATION FOR OVERHEAD HOOKUP. FOR UNDERGROUND HOOKUP SEE INSTRUCTION STEP 3.

3 CONTINUOUS CONDUIT RUN THROUGH ARCH POST TO ELECTRICAL CONNECTION POINT.

*ELECTRICAL JUNCTION BOX TO BE SUPPLIED BY OTHERS. FOLLOW LOCAL ELECTRICAL CODES FOR PROPER LOCATION AND INSTALLATION.

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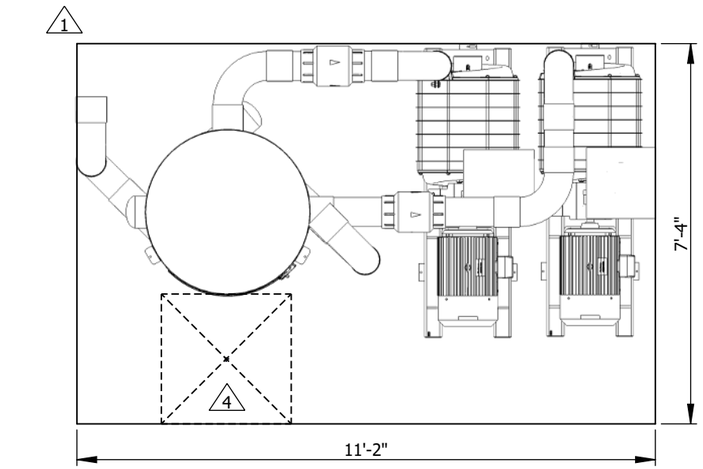
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431-XXXXX - LED TUBE INSTALLATION INSTRUCTIONS

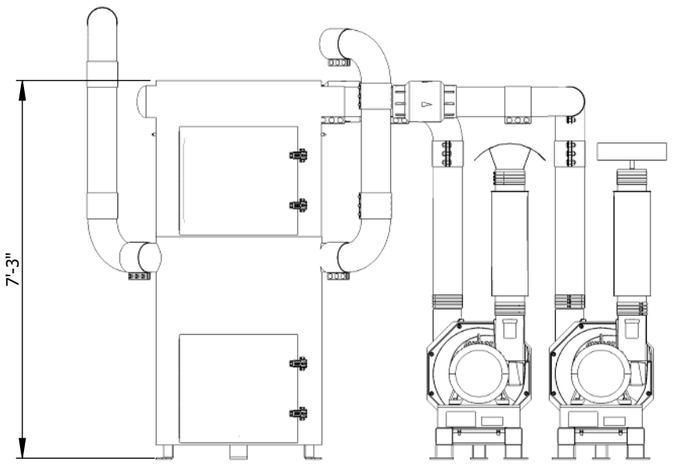
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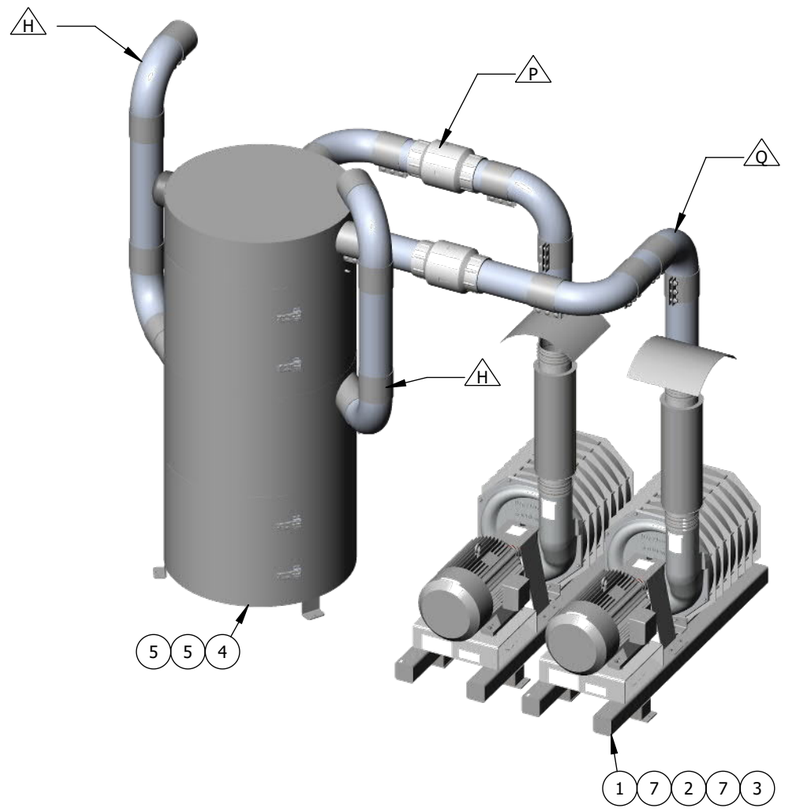
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NOTES: UNLESS OTHERWISE SPECIFIED

1. MINIMUM PAD DIMENSIONS SHOWN. AN ADDITIONAL TWO FEET (2') OF CLEARANCE AROUND EQUIPMENT FOR SERVICE ACCESS IS RECOMMENDED. ALL DIMENSIONS TO BE FIELD VERIFIED
2. REFER TO INVOICE FOR ELECTRICAL REQUIREMENTS
3. IF THE EQUIPMENT IS IN AN ENCLOSED ROOM, REFER TO VACUUM SYSTEM EQUIPMENT DESIGN NOTES UNDER DISCLAIMER INFORMATION
4. 30" X 30" DIRT BUCKET CLEARANCE
5. UNDERGROUND PIPE TO BE SUPPLIED BY OTHERS (SBO)
6. A VFD MOTOR CONTROL PACKAGE IS HIGHLY RECOMMENDED FOR EVERY VACUUM EQUIPMENT UNIT. UNITS WITHOUT A VFD MAY EXPERIENCE OVERHEATING AND WILL REQUIRE A RELIEF VALVE - CONSULT FACTORY FOR DETAILS

ITEM NO.	PART NUMBER	DESCRIPTION	QTY.
1	214-674001	TURBINE 600 SERIES 30HP - 3 PHASE 60Hz 208V/230V/460V - 7STG	2
2	284-000001	EXHAUST MUFFLER 6IN	2
3	284-000002	MUFFLER RAIN CAP 6IN	2
4	311-32501	SS FILTER SEPARATOR, 38X84 600 SERIES (3) IN-OUT	1
5	513-0066	ABS CAP HUB 6IN	2
6	522-5461	STEEL COUPLING COMPRESSION 6.625IN OD X 6IN	17
7	532-0066	SS NO-HUB COUPLING 6IN	6
8	551-4466	ALUMINUM ELBOW 90DEG STRAIGHT ENDS 6.625	8
9	842-36001	SWING CHECK VALVE 6IN	2
10	952-325213	ALUMINUM TUBE 6063-T1 6.625DIA 12FT 0.109IN	2

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VACUUM EQUIPMENT DETAILS

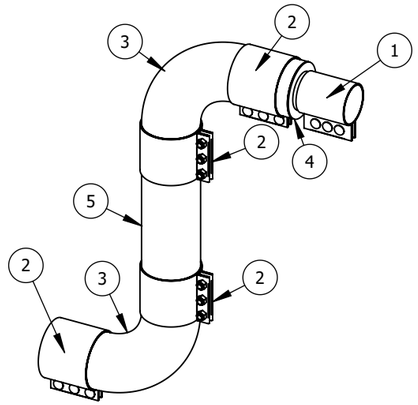
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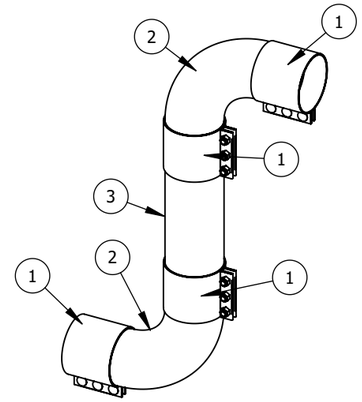
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G 4" OVERHEAD



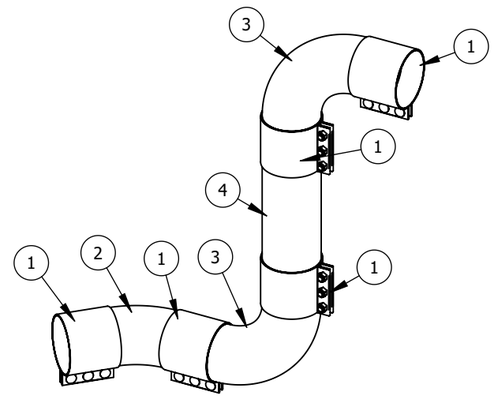
ITEM NO.	PART NUMBER	DESCRIPTION	QTY.
1	522-5441	STEEL COUPLING COMPRESSION 4.5IN OD X 6IN	1
2	522-5461	STEEL COUPLING COMPRESSION 6.625IN OD X 6IN	4
3	551-4466	ALUMINUM ELBOW 90DEG STRAIGHT ENDS 6.625	2
4	555-0246	ALUMINUM REDUCER STRAIGHT 6.625X4.5	1
5	952-325213	ALUMINUM TUBE 6063-T1 6.625 (SEE VACUUM EQUIPMENT FOR QTY. TOTAL)	N/A

H 6" OVERHEAD



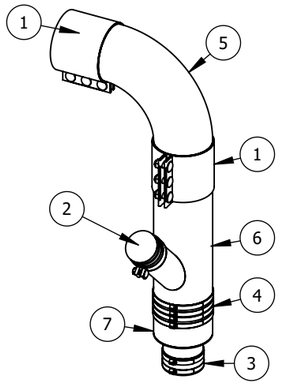
ITEM NO.	PART NUMBER	DESCRIPTION	QTY.
1	522-5461	STEEL COUPLING COMPRESSION 6.625IN OD X 6IN	4
2	551-4466	ALUMINUM ELBOW 90DEG STRAIGHT ENDS 6.625	2
3	952-325213	ALUMINUM TUBE 6063-T1 6.625 (SEE VACUUM EQUIPMENT FOR QTY. TOTAL)	N/A

I 6" 45° OVERHEAD



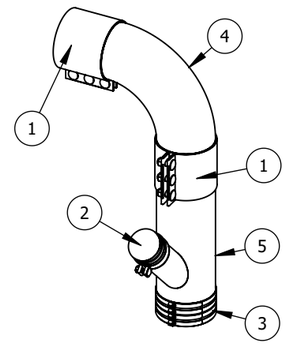
ITEM NO.	PART NUMBER	DESCRIPTION	QTY.
1	522-5461	STEEL COUPLING COMPRESSION 6.625IN OD X 6IN	5
2	551-2466	ALUMINUM ELBOW 45DEG STRAIGHT ENDS 6.625	1
3	551-4466	ALUMINUM ELBOW 90DEG STRAIGHT ENDS 6.625	2
4	952-325213	ALUMINUM TUBE 6063-T1 6.625 (SEE VACUUM EQUIPMENT FOR QTY. TOTAL)	N/A

J 4" UNDERGROUND



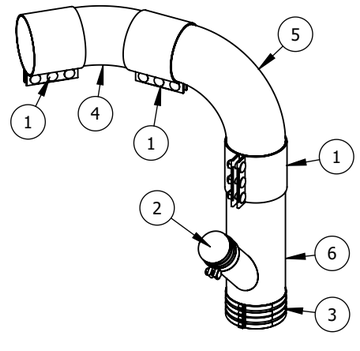
ITEM NO.	PART NUMBER	DESCRIPTION	QTY.
1	522-5461	STEEL COUPLING COMPRESSION 6.625IN OD X 6IN	2
2	523-0034	INSTALOK STEEL DUST CAP 3.5IN	1
3	532-0044	SS NO-HUB COUPLING 4IN	1
4	532-0066	SS NO-HUB COUPLING 6IN	1
5	551-4466	ALUMINUM ELBOW 90DEG STRAIGHT ENDS 6.625	1
6	551-6563	ALUMINUM WYE 45DEG STRAIGHT ENDS 6.625X3.5	1
7	555-0246	ALUMINUM REDUCER STRAIGHT 6.625X4.5	1

K 6" UNDERGROUND



ITEM NO.	PART NUMBER	DESCRIPTION	QTY.
1	522-5461	STEEL COUPLING COMPRESSION 6.625IN OD X 6IN	2
2	523-0034	INSTALOK STEEL DUST CAP 3.5IN	1
3	532-0066	SS NO-HUB COUPLING 6IN	1
4	551-4466	ALUMINUM ELBOW 90DEG STRAIGHT ENDS 6.625	1
5	551-6563	ALUMINUM WYE 45DEG STRAIGHT ENDS 6.625X3.5	1

L 6" 45° UNDERGROUND



ITEM NO.	PART NUMBER	DESCRIPTION	QTY.
1	522-5461	STEEL COUPLING COMPRESSION 6.625IN OD X 6IN	3
2	523-0034	INSTALOK STEEL DUST CAP 3.5IN	1
3	532-0066	SS NO-HUB COUPLING 6IN	1
4	551-2466	ALUMINUM ELBOW 45DEG STRAIGHT ENDS 6.625	1
5	551-4466	ALUMINUM ELBOW 90DEG STRAIGHT ENDS 6.625	1
6	551-6563	ALUMINUM WYE 45DEG STRAIGHT ENDS 6.625X3.5	1

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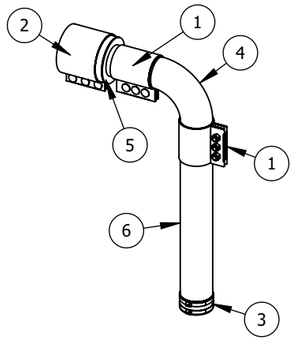
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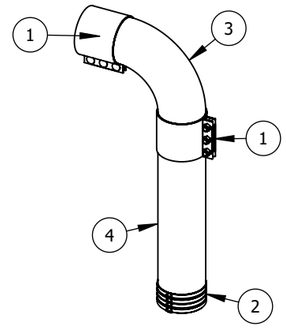
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M 4" SINGLE PRODUCER



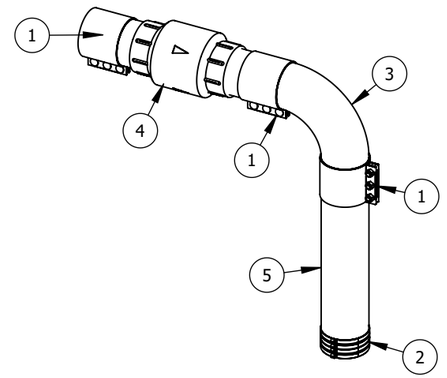
ITEM NO.	PART NUMBER	DESCRIPTION	QTY.
1	522-5441	STEEL COUPLING COMPRESSION 4.5IN OD X 6IN	2
2	522-5461	STEEL COUPLING COMPRESSION 6.625IN OD X 6IN	1
3	532-0044	SS NO-HUB COUPLING 4IN	1
4	551-4444	ALUMINUM ELBOW 90DEG STRAIGHT ENDS 4.5	1
5	555-0246	ALUMINUM REDUCER STRAIGHT 6.625X4.5	1
6	952-319210	ALUMINUM TUBE 6063-T1 4.5DIA (SEE VACUUM EQUIPMENT FOR QTY. TOTAL)	N/A

N 6" SINGLE PRODUCER



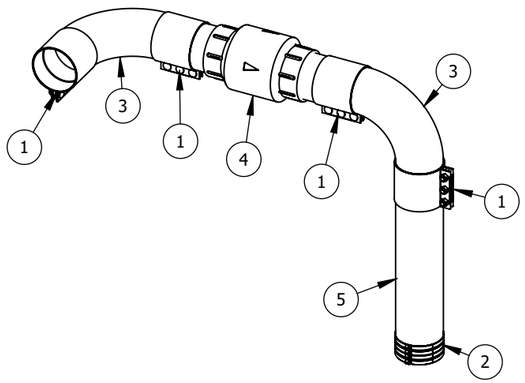
ITEM NO.	PART NUMBER	DESCRIPTION	QTY.
1	522-5461	STEEL COUPLING COMPRESSION 6.625IN OD X 6IN	2
2	532-0066	SS NO-HUB COUPLING 6IN	1
3	551-4466	ALUMINUM ELBOW 90DEG STRAIGHT ENDS 6.625	1
4	952-325213	ALUMINUM TUBE 6063-T1 6.625DIA (SEE VACUUM EQUIPMENT FOR QTY. TOTAL)	N/A

O 6" MULTI PRODUCER



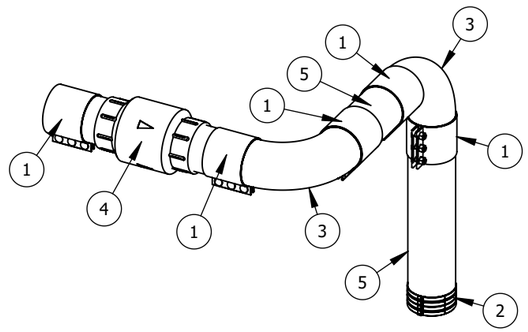
ITEM NO.	PART NUMBER	DESCRIPTION	QTY.
1	522-5461	STEEL COUPLING COMPRESSION 6.625IN OD X 6IN	3
2	532-0066	SS NO-HUB COUPLING 6IN	1
3	551-4466	ALUMINUM ELBOW 90DEG STRAIGHT ENDS 6.625	1
4	842-36001	SWING CHECK VALVE 6IN	1
5	952-325213	ALUMINUM TUBE 6063-T1 6.625DIA (SEE VACUUM EQUIPMENT FOR QTY. TOTAL)	N/A

P 6" MULTI PRODUCER



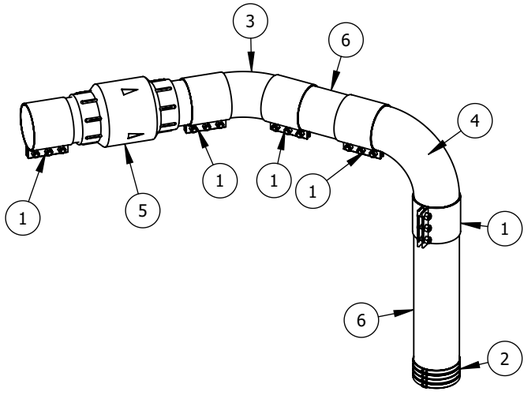
ITEM NO.	PART NUMBER	DESCRIPTION	QTY.
1	522-5461	STEEL COUPLING COMPRESSION 6.625IN OD X 6IN	4
2	532-0066	SS NO-HUB COUPLING 6IN	1
3	551-4466	ALUMINUM ELBOW 90DEG STRAIGHT ENDS 6.625	2
4	842-36001	SWING CHECK VALVE 6IN	1
5	952-325213	ALUMINUM TUBE 6063-T1 6.625DIA (SEE VACUUM EQUIPMENT FOR QTY. TOTAL)	N//A

Q 6" MULTI PRODUCER



ITEM NO.	PART NUMBER	DESCRIPTION	QTY.
1	522-5461	STEEL COUPLING COMPRESSION 6.625IN OD X 6IN	5
2	532-0066	SS NO-HUB COUPLING 6IN	1
3	551-4466	ALUMINUM ELBOW 90DEG STRAIGHT ENDS 6.625	2
4	842-36001	SWING CHECK VALVE 6IN	1
5	952-325213	ALUMINUM TUBE 6063-T1 6.625DIA (SEE VACUUM EQUIPMENT FOR QTY. TOTAL)	N/A

R 6" MULTI PRODUCER



ITEM NO.	PART NUMBER	DESCRIPTION	QTY.
1	522-5461	STEEL COUPLING COMPRESSION 6.625IN OD X 6IN	5
2	532-0066	SS NO-HUB COUPLING 6IN	1
3	551-2466	ALUMINUM ELBOW 45DEG STRAIGHT ENDS 6.625	1
4	551-4466	ALUMINUM ELBOW 90DEG STRAIGHT ENDS 6.625	1
5	842-36001	SWING CHECK VALVE 6IN	1
6	952-325213	ALUMINUM TUBE 6063-T1 6.625DIA (SEE VACUUM EQUIPMENT FOR QTY. TOTAL)	N/A

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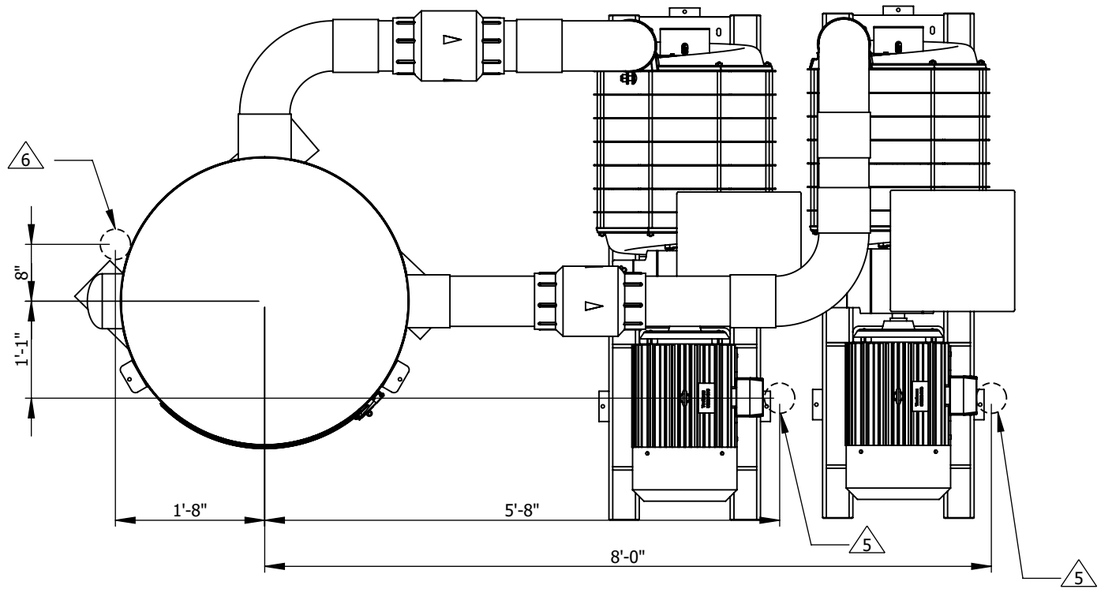
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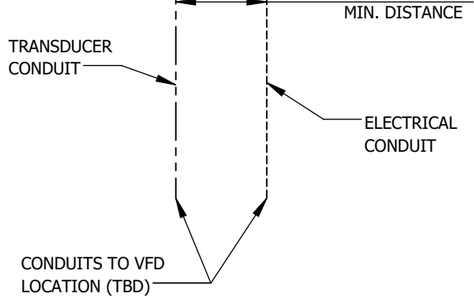
PRODUCT DATA SHEET
SEPARATOR FITTING ASSEMBLIES - OUTLET

WV-020

WEIGHT:	DATE:	SCALE:	REV:
	1/9/2024	NTS	A

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NOTES: UNLESS OTHERWISE SPECIFIED

1. ALL DIMENSIONS TO BE FIELD VERIFIED; PROVIDED MEASURMENTS ARE FOR REFERENCE ONLY
2. CONDUIT TO BE SUPPLIED BY OTHERS (SBO)
3. REFER TO INVOICE FOR ELECTRICAL REQUIREMENTS
4. IF THE EQUIPMENT IS IN AN ENCLOSED ROOM, REFER TO VACUUM SYSTEM EQUIPMENT DESIGN NOTES UNDER DISCLAIMER INFORMATION
5. RECOMMENDED TURBINE MOTOR CONDUIT LOCATION
6. RECOMMENDED TRANSDUCER CONDUIT LOCATION
7. VFD UNITS COME STANDARD WITH 12' OF TRANSDUCER CABLE - ADDITIONAL CABLE CAN BE PURCHASED IF REQUIRED (403-10002)

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NOTES:

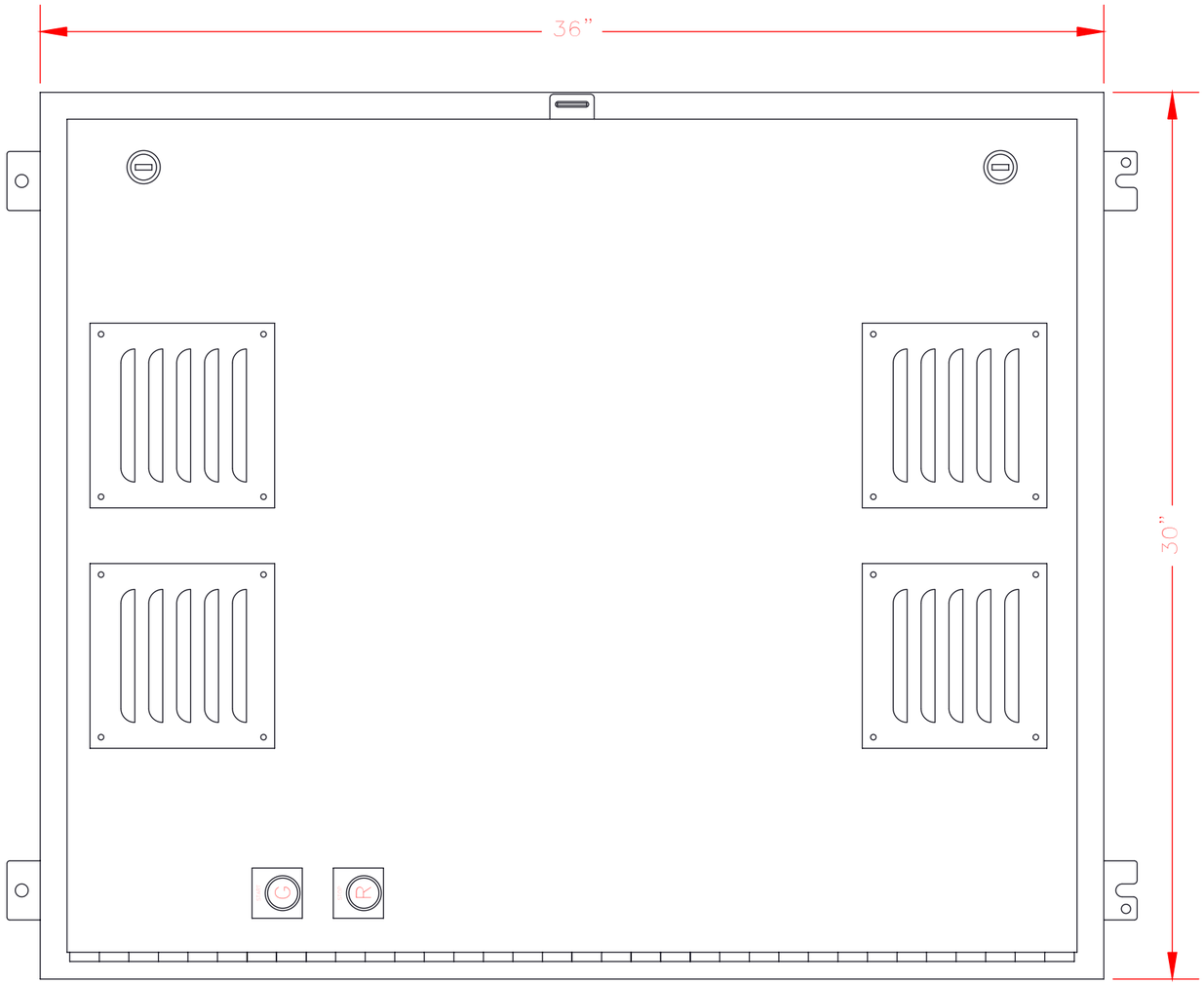
COLORS REFLECTED ARE FOR REPRESENTATION PURPOSES ONLY. REFER TO INVOICE FOR SPECIFIC REQUIREMENTS.

SONNY'S® The CarWash Factory
5870 Hiatus Road, Tamarac, FL 33321 | (800) 327-8723 | SonnysDirect.com

240344	Take 5 - 065			
ELECTRICAL DETAILS SS 84X30 SEPARATOR - (2) 30HP - RIGHT				WV-021
WEIGHT: lbs.	DATE: 1/16/2024	SCALE: NTS	REV: A	

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UL TERMINAL TORQUES

HMCP CIRCUIT BREAKERS	
RATING	WIRE SIZE	TORQUE
15A	14-10 AWG	35 LB-IN
30A	8 AWG	40 LB-IN
50A	6-4 AWG	45 LB-IN
100A 150A	3-4/0 AWG	50 LB-IN
250A 400A 600A	4-250 MCM	275 LB-IN

FUSED DISCONNECTS	
RATING	TORQUE
30A	17 LB-IN
60A	17 LB-IN
100A	180 LB-IN
200A	375 LB-IN
400A	500 LB-IN

NON-FUSED DISCONNECTS	
RATING	TORQUE
60A	18 LB-IN
100A	55 LB-IN
200A	375 LB-IN
400A	500 LB-IN

WIRE TERMINALS	
TYPE	TORQUE
SAK4	9 LB-IN
SAK6	14 LB-IN
SAK10	18 LB-IN
SAK16	21 LB-IN
SAK35	44 LB-IN

POWER DISTRIBUTION BLOCKS	
WIRE SIZE	TORQUE
2/0-3 AWG	120 LB-IN
350-500 MCM	375 LB-IN

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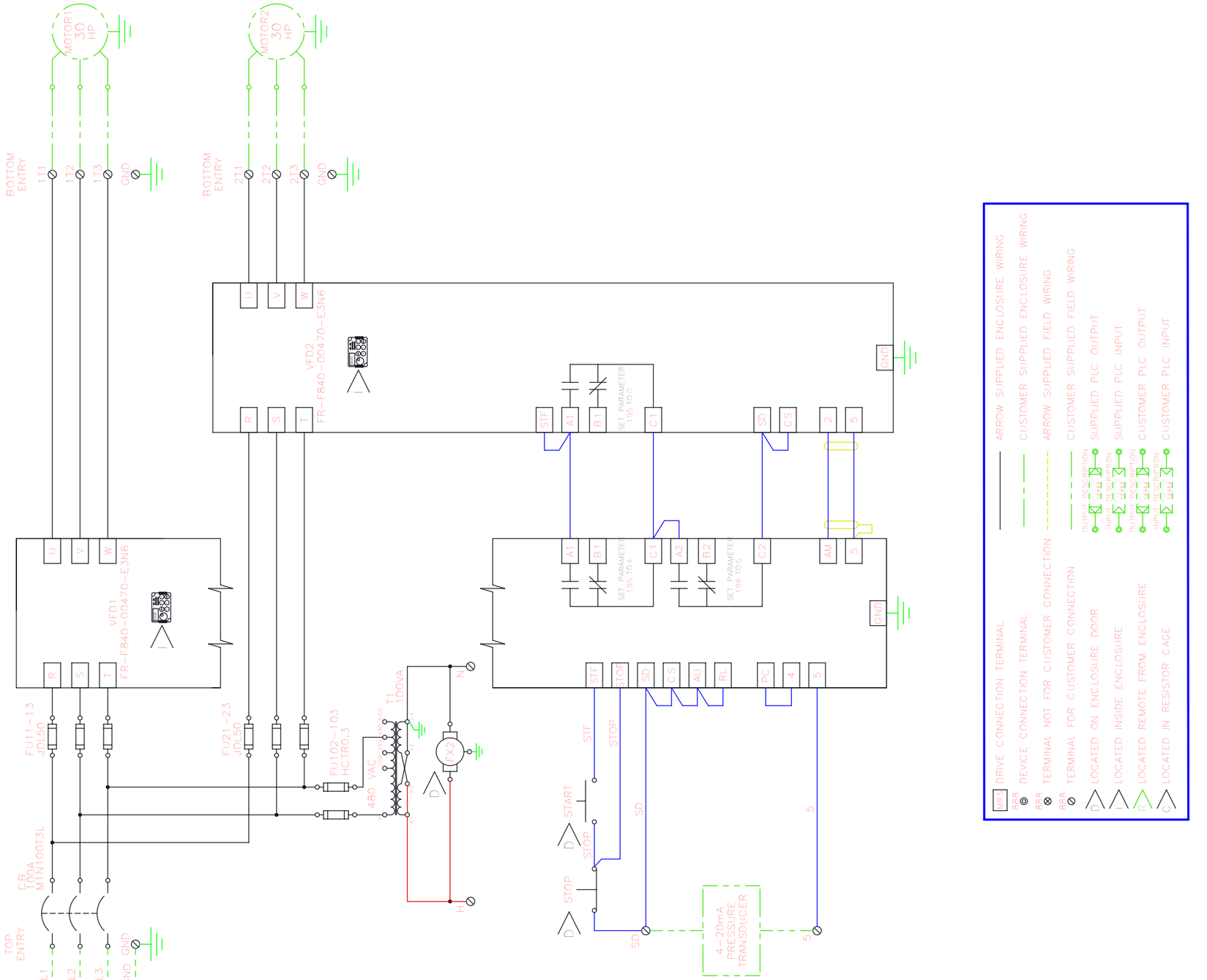
240344 | Take 5 - 065

VFD ENCLOSURE LAYOUT
425-22072 - 2 X 30 HP 460 VAC

WV-022

TYPE:	COOLING:	DATE:	SIZE:	REV:
NEMA 1	FAN COOLED	1/18/2024	36" X 30" X 8"	A

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5870 Hiatus Road, Tamarac, FL 33321 | (800) 327-8723 | SonnysDirect.com

240344

Take 5 - 065

VFD WIRING DIAGRAM
425-22072 - 2 X 30 HP 460 VAC

WV-023

TYPE:	COOLING:	DATE:	SCALE:	REV:
NEMA 1	FAN COOLED	1/18/2024	NTS	A

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① INSTALL THE THREADED ADAPTER INTO THE TRANSDUCER. NEXT, INSTALL THE TRANSDUCER/ADAPTER INTO THE FILTER SEPARATOR WITH TEFLON TAPE. LASTLY, INSTALL THE TRANDSDUCER CABLE INTO THE TRANDSDUCER.

1. HAND TIGHTEN TO LOCK (DO NOT USE POWER OR PNEUMATIC TOOLS). THEN SNUG WITH WRENCH.
2. ENSURE THE GROOVE IS PROPERLY LINED UP ON THE TRANSDUCER AND TRANSDUCER CABLE BEFORE INSERTING.

② ROUTE TRANSDUCER CABLE TO VACUUM IQ (VFD)

1. ROUTE CABLE IN 3/4" CONDUIT AT A MINIMUM DISTANCE OF 12" FROM HIGH VOLTAGE CABLES. (CONDUIT SUPPLIED BY OTHERS)

③ IDENTIFY WHICH TRANSDUCER IS PROVIDED.

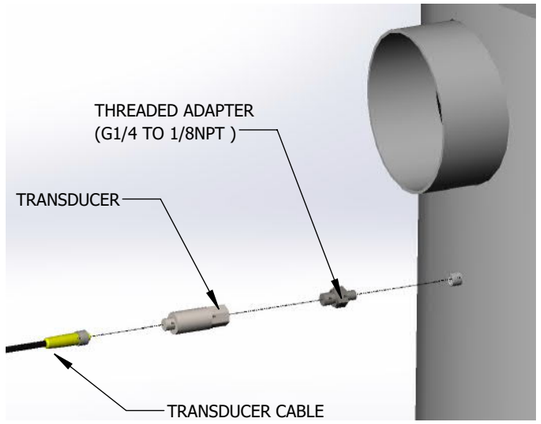
△1 "TURCK" WILL BE PRINTED ON THE SIDE AND WILL BE PROVIDED WITH A YELLOW CABLE END.

△2 "IFM" WILL BE PRINTED ON THE SIDE AND WILL BE PROVIDED WITH AN ORANGE CABLE END.

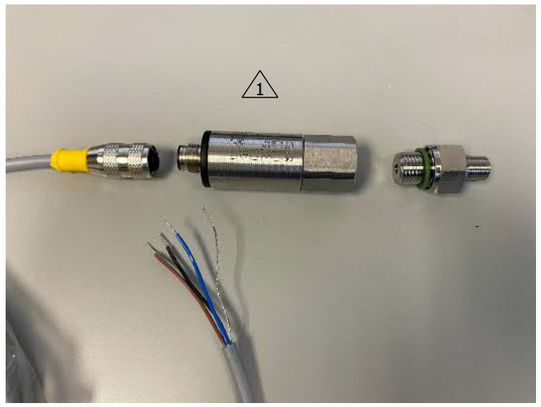
④ USE THE TABLE BELOW TO IDENTIFY WHICH WIRES WILL CORRESPOND TO THE DESIGNATED TERMINAL.

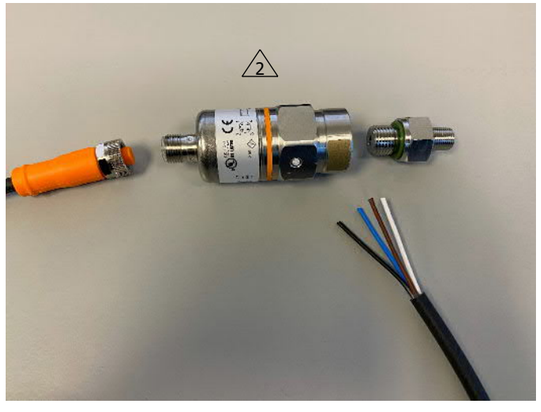
⑤ WIRE THE TRANSDUCER CABLE INTO THE TERMINAL BLOCK LOCATED INSIDE THE VACUUM IQ (VFD)

1

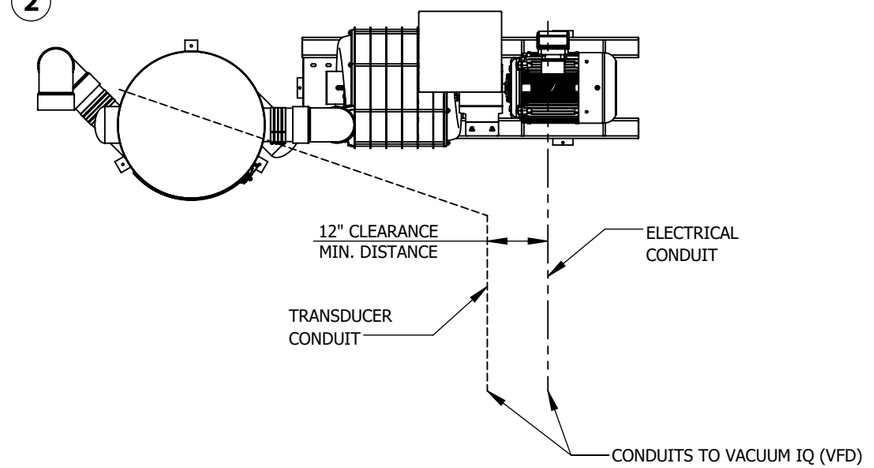


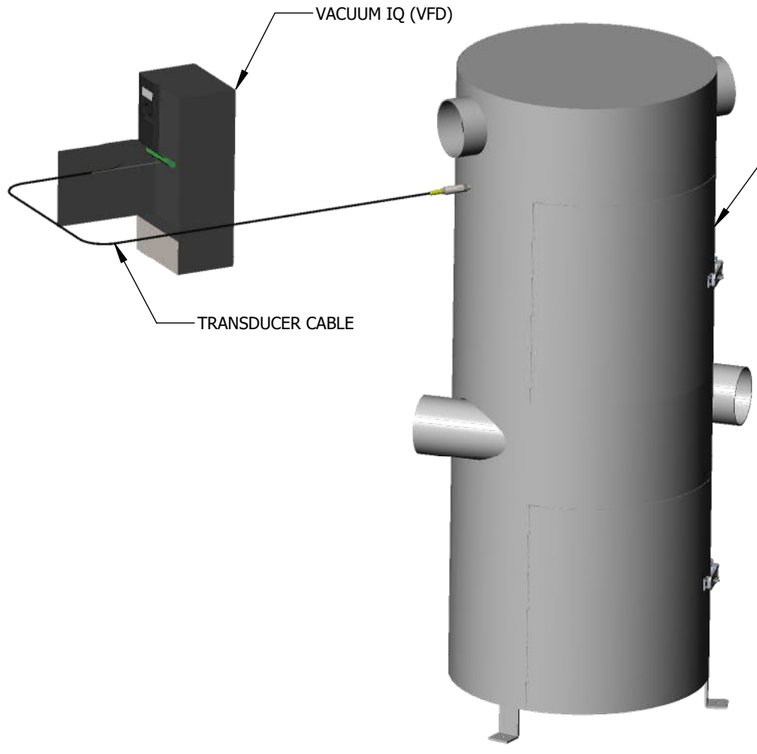
3





2





4

TRANSDUCER TYPE	WIRE COLOR	TERMINAL
△1 TURCK (YELLOW)	BLUE	SD
	BROWN	5
	BLACK	NOT USED
△2 IFM (ORANGE)	WHITE	SD
	BROWN	5
	BLACK	NOT USED
	BLUE	NOT USED

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240344 | Take 5 - 065

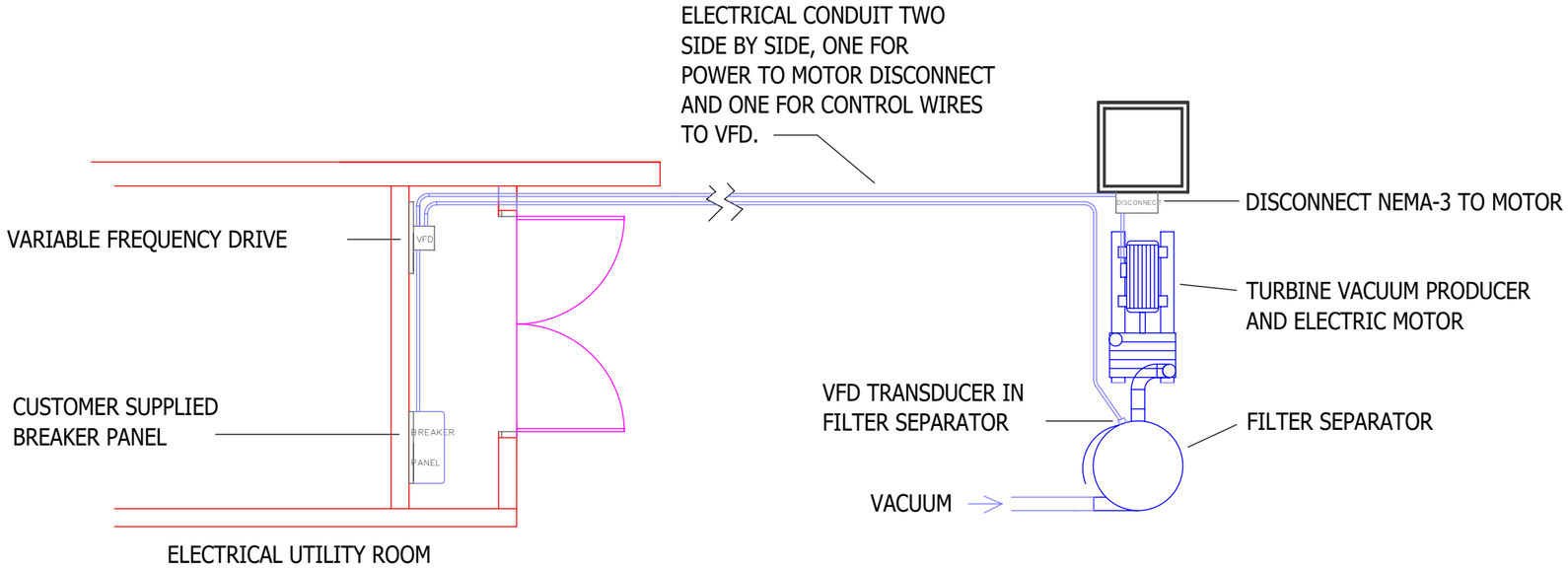
PRODUCT DATA SHEET
TRANSDUCER INSTALLATION

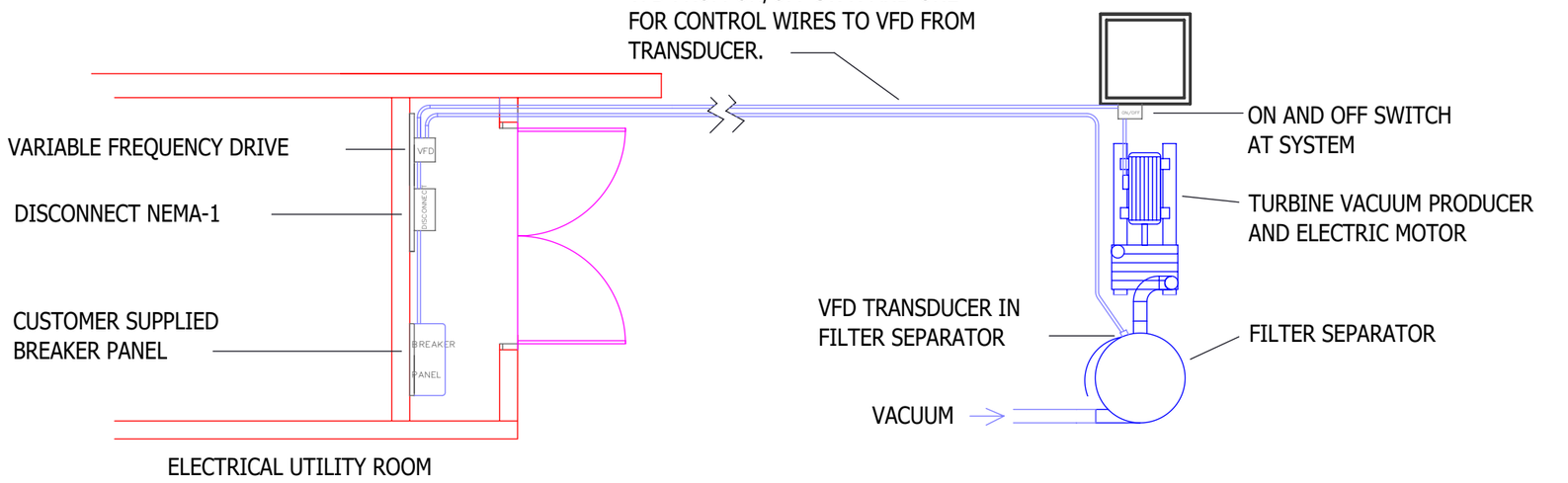
WV-024

WEIGHT:	DATE:	SCALE:	REV:
	1/10/2024	NTS	A

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240344	Take 5 - 065	
PRODUCT DATA SHEET BASIC ELECTRICAL LAYOUT WITH VFD		WV-025

WEIGHT:	DATE:	SCALE:	REV:
	1/10/2024	NTS	A

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Seiz Sign Company
1231 Central Avenue
Hot Springs, AR 71901
(501) 623-3181
seizsigns.com

Job Info

Date	8/20/24
Job #	
Salesperson	Ronny Skipper
Designer	Scott Telfer
email	scott@seizsigns.com

Client/file name

Rookh
Rookh_fusion food sign_PROOF3

Specifications

Quantity	1 ea SF X DF ___
Substrate	
Material	
Color(s)	
Laminate	
Equipment	

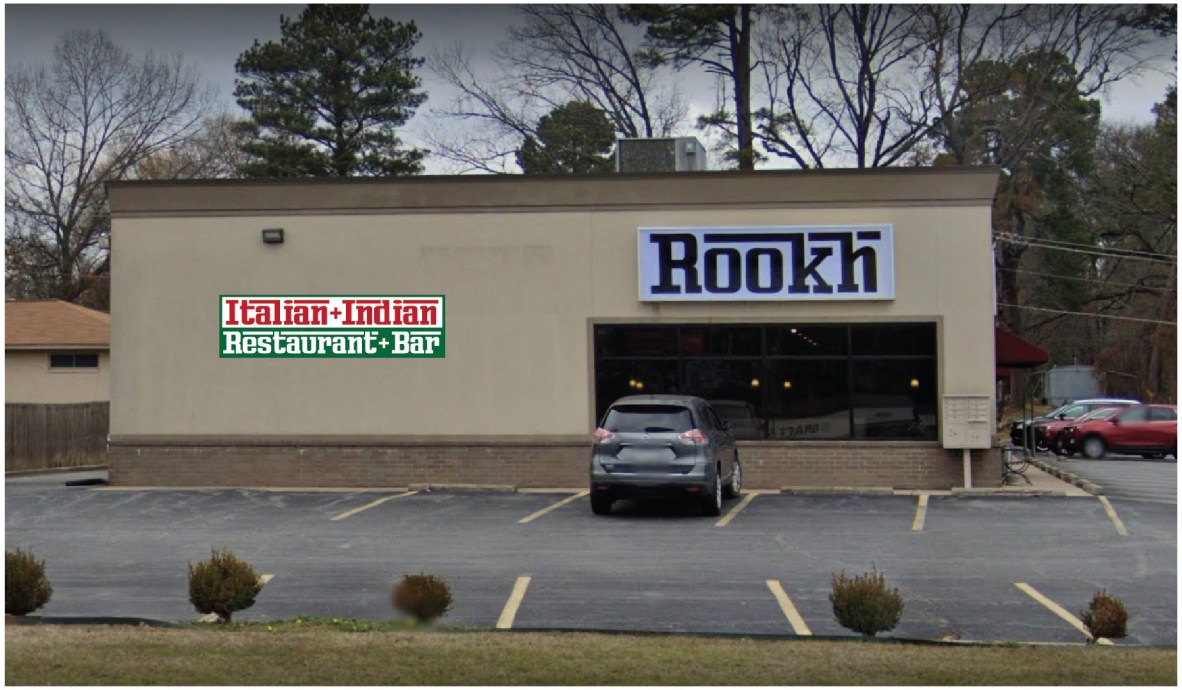
Notes

Client Approval

1. The client is responsible for content accuracy. Please review the text, dimensions, and layout carefully.
2. Colors are representative only. There are variations in color between computer monitors, desktop printers, and sign prints.
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Digitally printed banner with grommets



Signature Required For Approval _____ DATE _____

By signing you agree that all artwork is correct and give Seiz Sign Company permission to begin production.

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

SIGN	Type (Façade, Pole, Monument, other)	Dimensions (Height, Length, Width)	Sqft (Measurement standards found on Pg.7 of Sign Code)	Façade Width (Linear Ft of building façade where wall sign is being installed)	Height	
					To Top	To Bottom
A	WALL	42" x 151"	44	50'	15'	11.5'
B						
C						
D						
E						
F						

EXISTING SIGN ON BUILDING IS 4' x 14'

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: 9/6/2024

Sign Co. or Sign Owner

Name Alicia Walton - Springfield Sign
Address 4825 E. Kearney St
City, State, Zip Springfield MO 65803
Phone 417-862-2454
Email Address aliciaw@springfieldsign.com

Property Owner

Name Michael Lannon
Address 529 N Prince Lane
City, State, Zip Springfield MO 65803
Phone 417-860-4714
Email Address michael.lannon@cmcmod.com

GENERAL INFORMATION

Name of Business Seven Brew
Address/Location of sign 2006 N Reynolds Dr Bryant AR
Zoning Classification C-2

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 Alicia Walton, 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	Front Wall	6' x 6'	28.27	16' 10.2"	10'10.2"	
B	Left side wall	3' 2 1/8 x 10'	31.76	20' 3.8"	12' 4.5"	
C	Right side wall	3' 2 1/8 x 10'	31.76	20' 3.8"	12' 4.5"	
E	Front panel	1' 7 3/8 x 4'9"	7.66	2' 5.375"	10'	
F	Side panel x 2	1' 7 3/8 x 4'9"	7.66	9' 11.3	8'4.5"	
G	Pole sign	9' 4" x 9' 6"	63.62	25'	17	

SEVEN BREW

2006 N REYNOLDS DR
BRYANT, AR 72022

SIGN PACKAGE
ao55275
#21399

springfieldsign.com

Linked In

Facebook



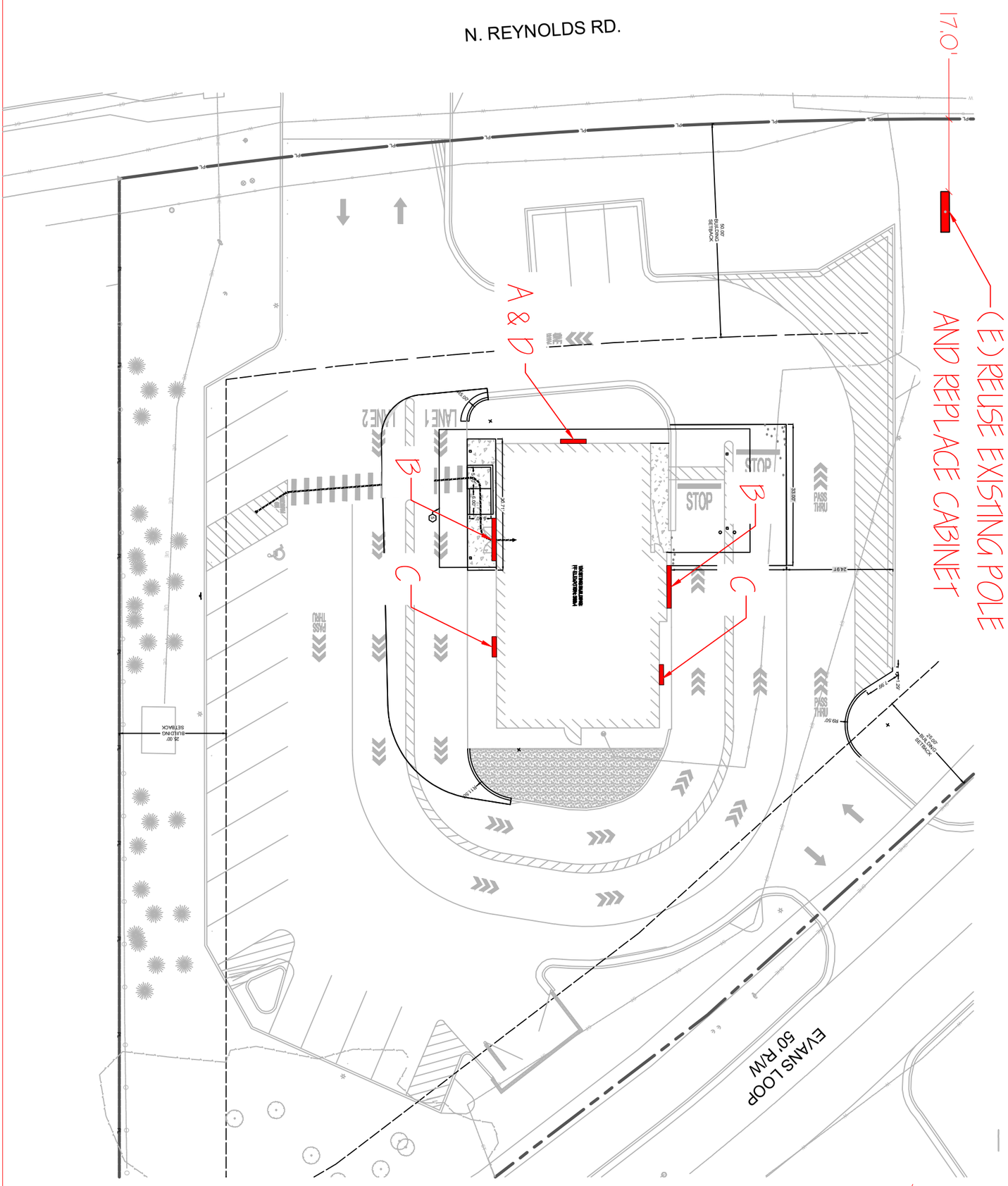
PRESENTED BY
SHAUNCRAWFORD

o: 417.862.2454
c: 417.705.2122
e: ShaunC@springfieldsign.com

a: 4825 E. Kearney St.
Springfield, MO 65803

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SPRINGFIELDSIGN



SCALE 1" =25'

LOCATION:
BRYANT, AR.

Project Number: 55275
Drawn By: CLH
Reviewed By: MW
Date: 8-16-24

Sheet Number:
1 OF 1

7 BREW
NEW-SIGNAGE
2006 N. REYNOLDS DRIVE
BRYANT, AR. 72022
SIGN PLACEMENT PLAN

SPRINGFIELD SIGN
4825 E. Kearney St.
Springfield, MO 65803
(417) 862-2454

ELEVATION

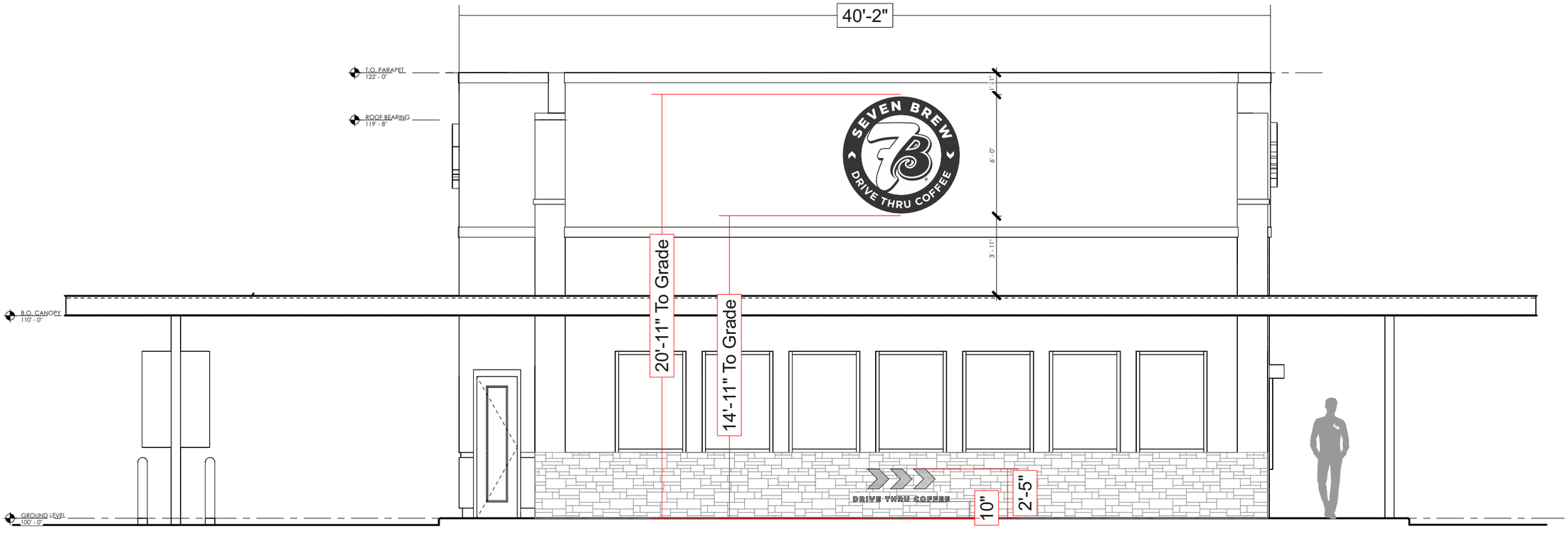
SALES:	Shaun Crawford | 800.845.9927	CLIENT:	7Brew # 21399	DRAWING #:	ao55275-2
ARTIST:	Joshua Kroeger | CREATED: 4/29/24	LOCATION:	2006 N Reynolds Dr Bryant, AR 72022	REV DATE:	08/12/24 | REV_01 DM

PAGE 03

EXTERIOR

SCALE: 3/16"=1'

Elevation Sq. Ft. 883.7



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AUTHORIZED SIGNATURE: DATE:

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ELEVATION

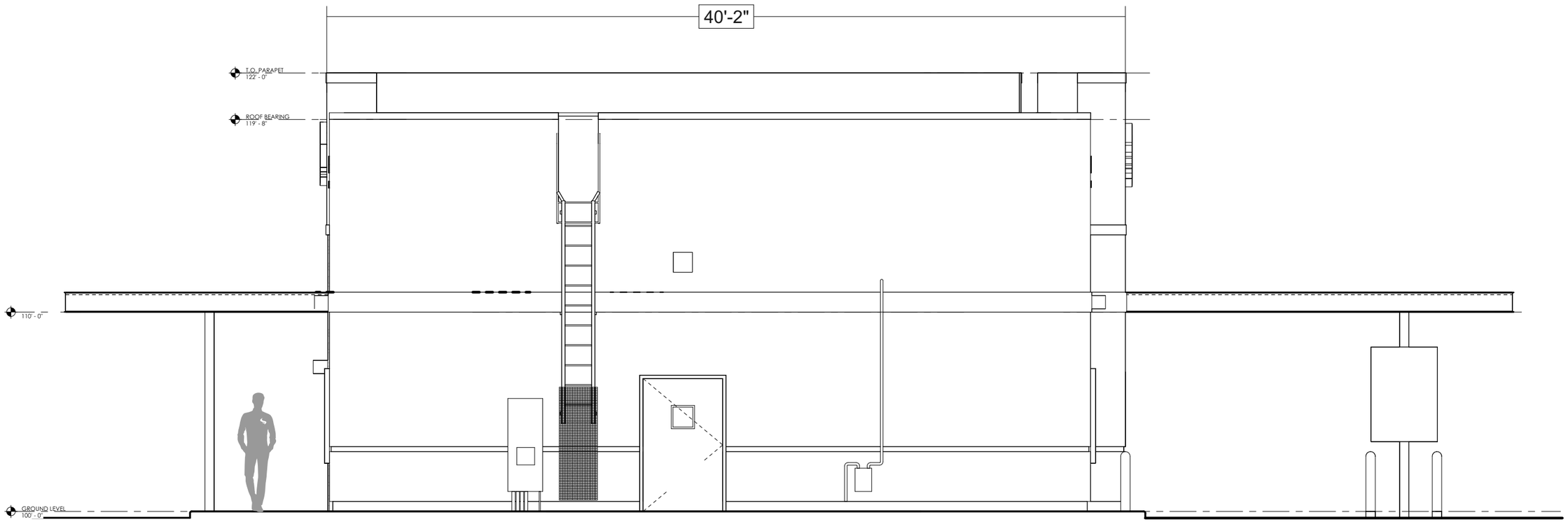
SALES:	Shaun Crawford | 800.845.9927	CLIENT:	7Brew # 21399	DRAWING #:	ao55275-3
ARTIST:	Joshua Kroeger | CREATED: 4/29/24	LOCATION:	2006 N Reynolds Dr Bryant, AR 72022	REV DATE:	08/12/24 | REV_01 DM

PAGE 04

EXTERIOR

SCALE: 3/16"=1'

Elevation Sq. Ft. 883.7



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ELEVATION

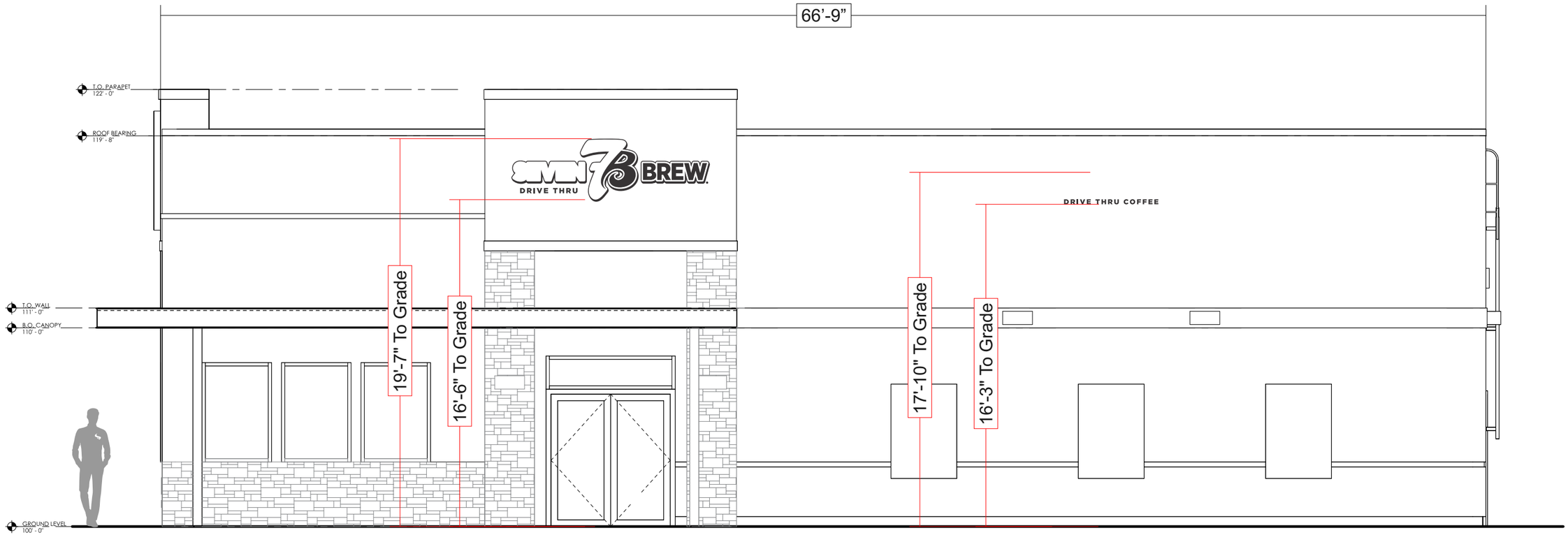
SALES:	Shaun Crawford | 800.845.9927	CLIENT:	7Brew # 21399	DRAWING #:	ao55275-3
ARTIST:	Joshua Kroeger | CREATED: 4/29/24	LOCATION:	2006 N Reynolds Dr Bryant, AR 72022	REV DATE:	08/12/24 | REV_01 DM

PAGE 04

EXTERIOR

SCALE: 3/16"=1'

Elevation Sq. Ft. 1468.5



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AUTHORIZED SIGNATURE: DATE:

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ELEVATION

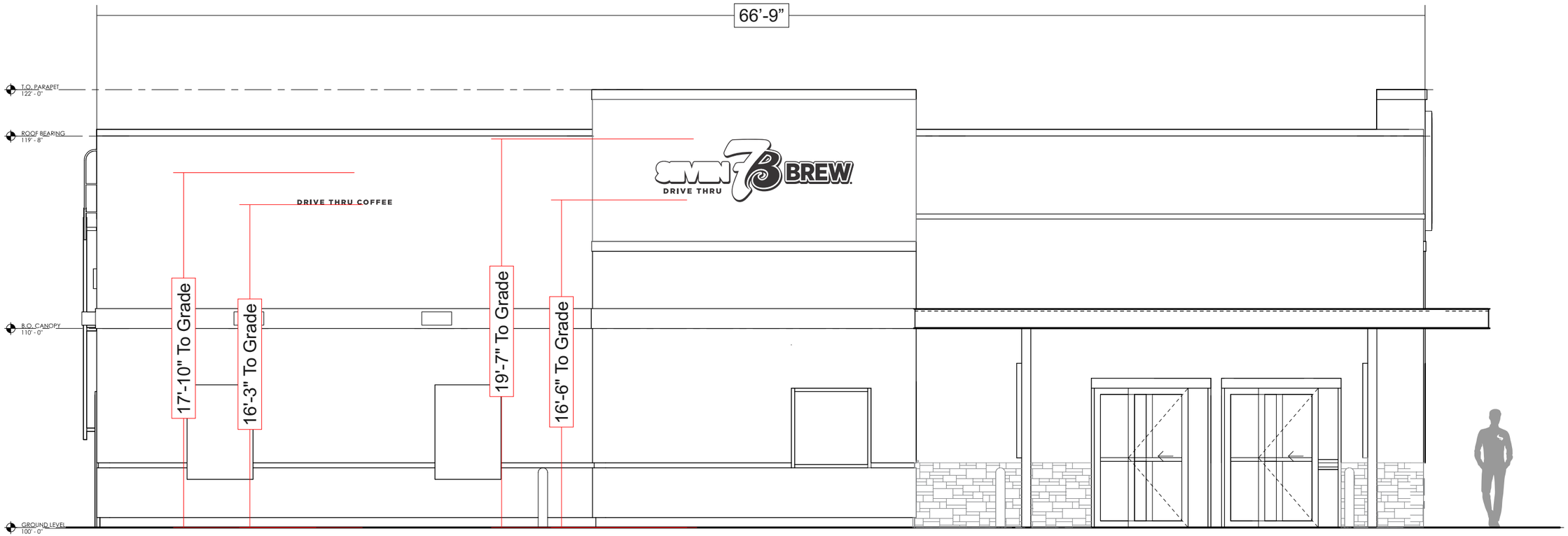
SALES:	Shaun Crawford | 800.845.9927	CLIENT:	7Brew # 21399	DRAWING #:	ao55275-3
ARTIST:	Joshua Kroeger | CREATED: 4/29/24	LOCATION:	2006 N Reynolds Dr Bryant, AR 72022	REV DATE:	08/12/24 | REV_01 DM

PAGE 04

EXTERIOR

SCALE: 3/16"=1'

Elevation Sq. Ft. 1468.5



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CABINET

SALES:	Shaun Crawford | 800.845.9927	CLIENT:	7Brew # 21399	DRAWING #:	ao55275-4
ARTIST:	Joshua Kroeger | CREATED: 4/29/24	LOCATION:	2006 N Reynolds Dr Bryant, AR 72022	REV DATE:	12/18/23 | REV_1

EXTERIOR

SCALE: 1/2"=1'



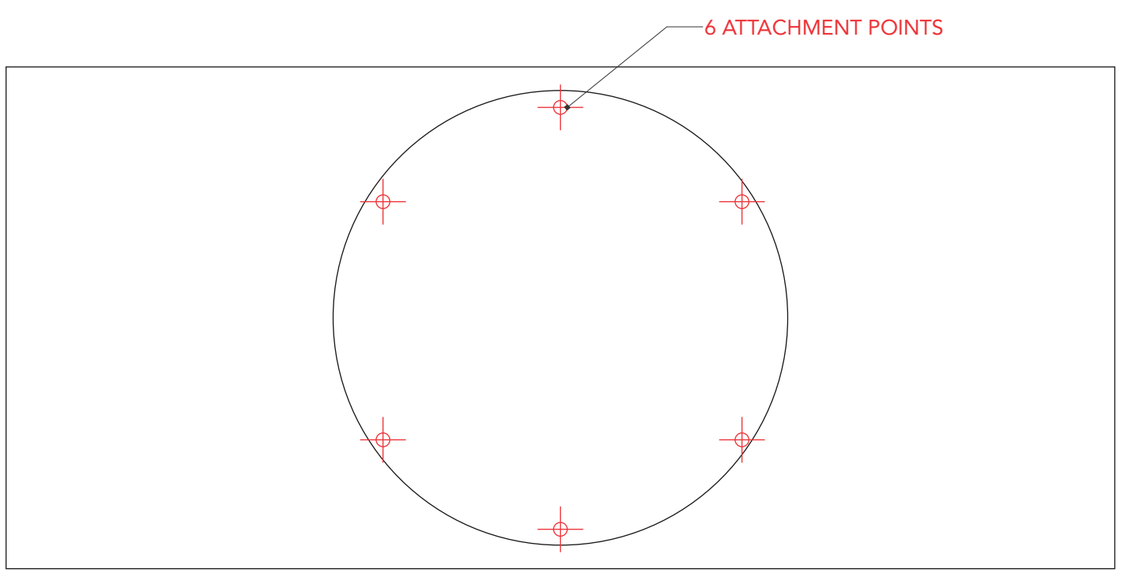
FLUSH MOUNT CABINET
- WHITE EMBOSSED ACRYLIC PAN FACE
- INTERNAL LED ILLUMINATION
- FLUSH MOUNTED TO FASCIA
- CUT VINYL APPLIED FIRST SURFACE
- BLACK TRIM AND RETURNS

Total Sq. Ft. 28.27

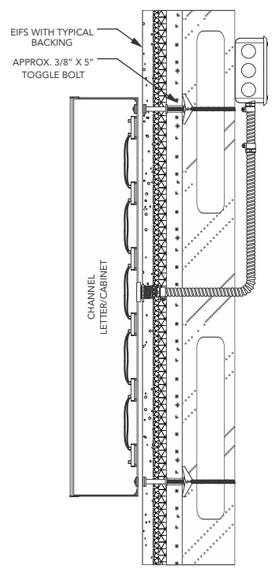
WALL SIGN



PANTONE 202 C BLACK



DIRECT





SPRINGFIELDSIGN.com

AUTHORIZED SIGNATURE: DATE:

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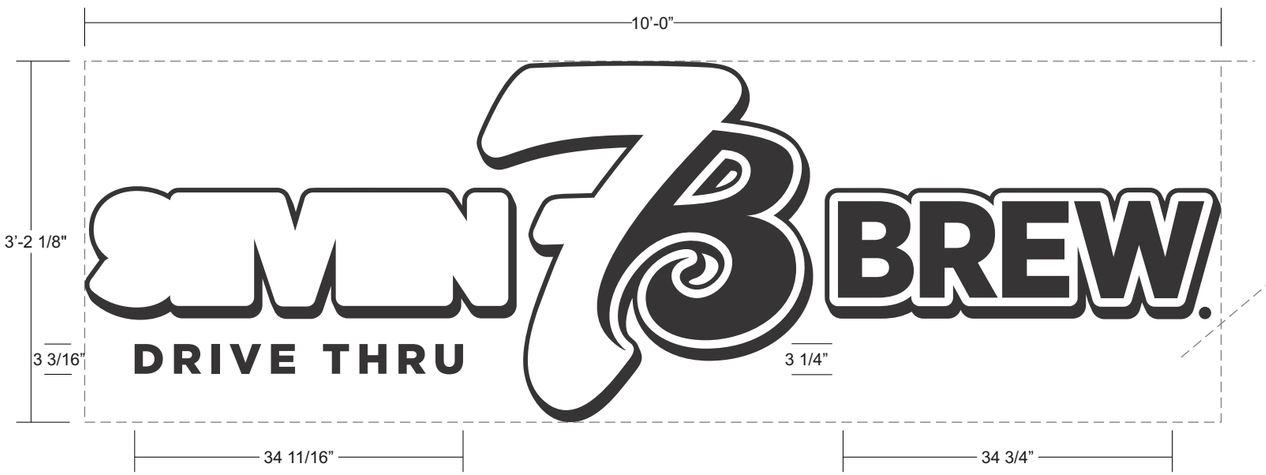
CHANNEL LETTER

SALES:	Shaun Crawford	800.845.9927	CLIENT:	7Brew	# 21399	DRAWING #:	ao55275-5
ARTIST:	Joshua Kroeger	CREATED: 4/29/24	LOCATION:	2006 N Reynolds Dr Bryant, AR 72022		REV DATE:	N/A | REV_0

EXTERIOR

WALL SIGN

SCALE: 3/4"=1'



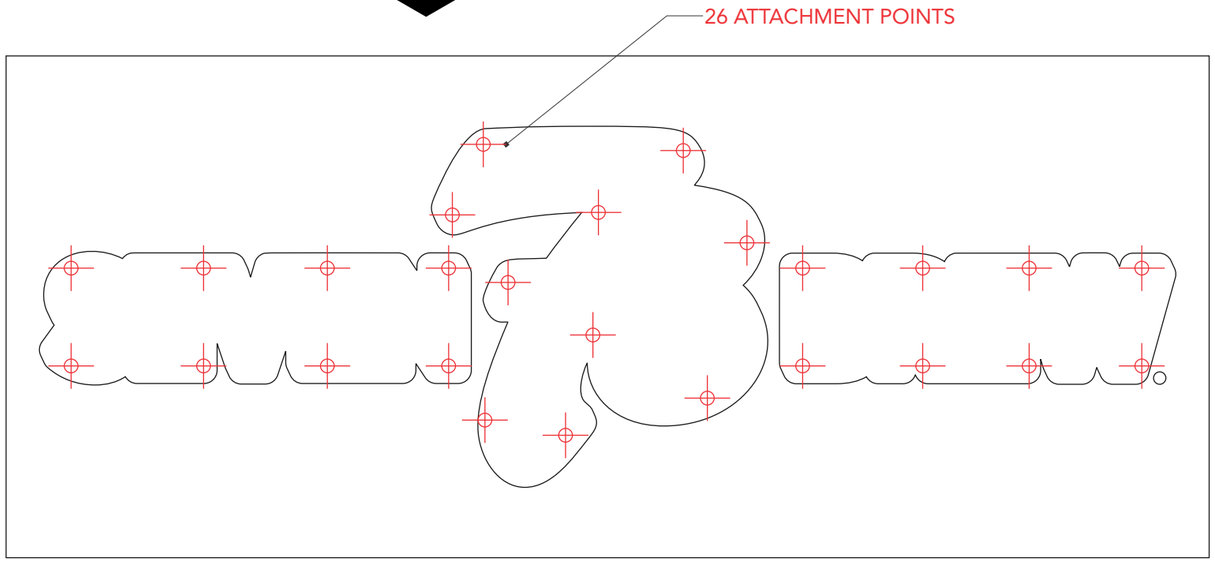
FLUSH MOUNT CHANNEL LETTERS
- "SEVEN 7B BREW"
- WHITE EMBOSSED ACRYLIC PAN FACE
- INTERNAL LED ILLUMINATION
- FLUSH MOUNTED TO FASCIA
- CUT VINYL APPLIED FIRST SURFACE
- BLACK TRIM AND RETURNS

FLUSH MOUNT FCO
- "DRIVE THRU" AND "COFFEE >>>"
- PAINTED AS SHOWN
- FLUSH MOUNTED FCOS

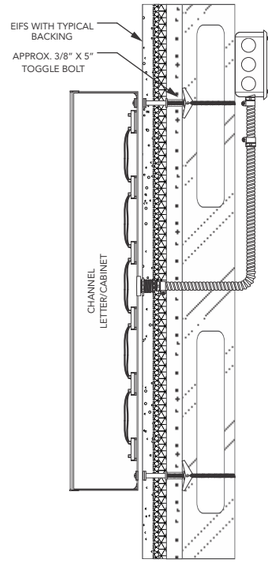
Total Sq. Ft. 31.76



PANTONE 202 C BLACK



DIRECT





SPRINGFIELDSIGN.com

AUTHORIZED SIGNATURE: _____ DATE: _____

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PANEL

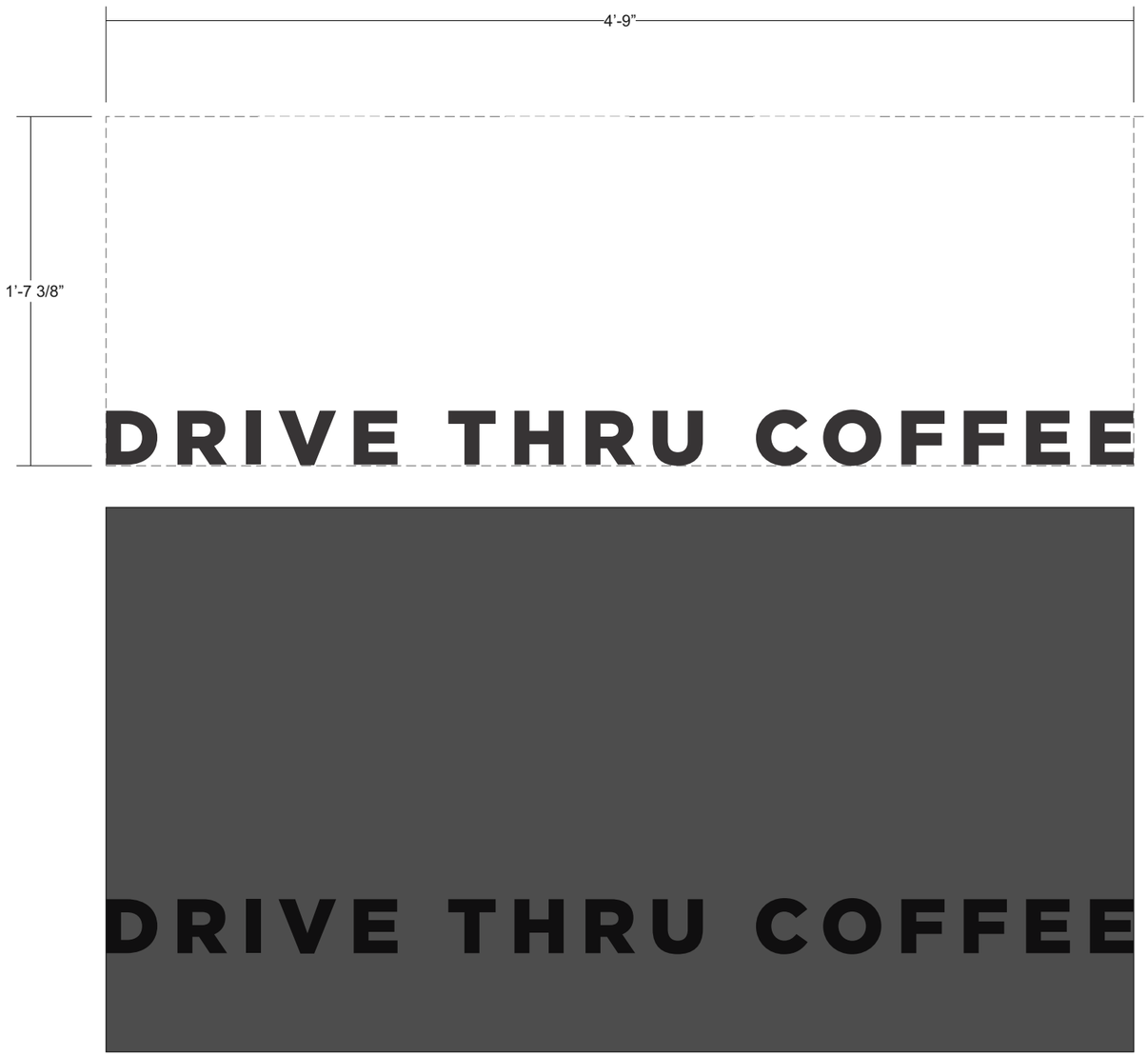
SALES:	Shaun Crawford	800.845.9927	CLIENT:	7Brew	# 21399	DRAWING #:	ao55275-6
ARTIST:	Joshua Kroeger	CREATED: 4/29/24	LOCATION:	2006 N Reynolds Dr Bryant, AR 72022		REV DATE:	N/A | REV_0

PAGE 07

EXTERIOR

WALL SIGN

SCALE: 1-1/2"=1'

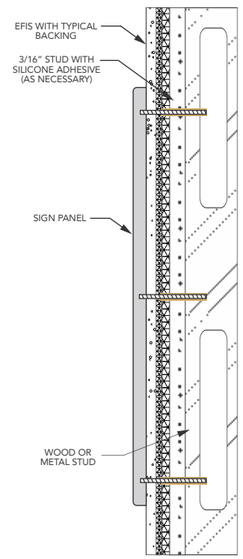


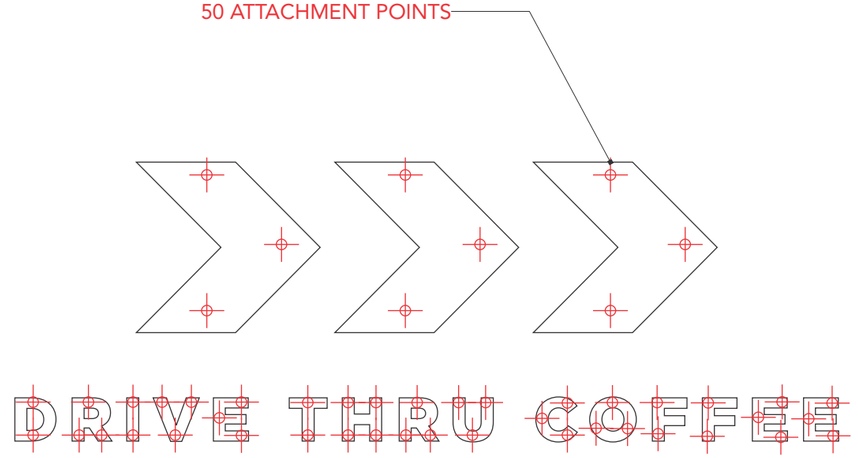
FLUSH MOUNT FCOs
- 1/2" ACRYLIC FCOs
- PAINTED AS SHOWN
- FLUSH MOUNTED
- INSTALL LOCATION ON PREV. DRAWINGS

Total Sq. Ft. 7.66

PANTONE 202 C — AZKO NOBEL BRUSHED ALUMINUM

FCO FLUSH MOUNT ON EIFS





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AUTHORIZED SIGNATURE: _____ DATE: _____

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PANEL

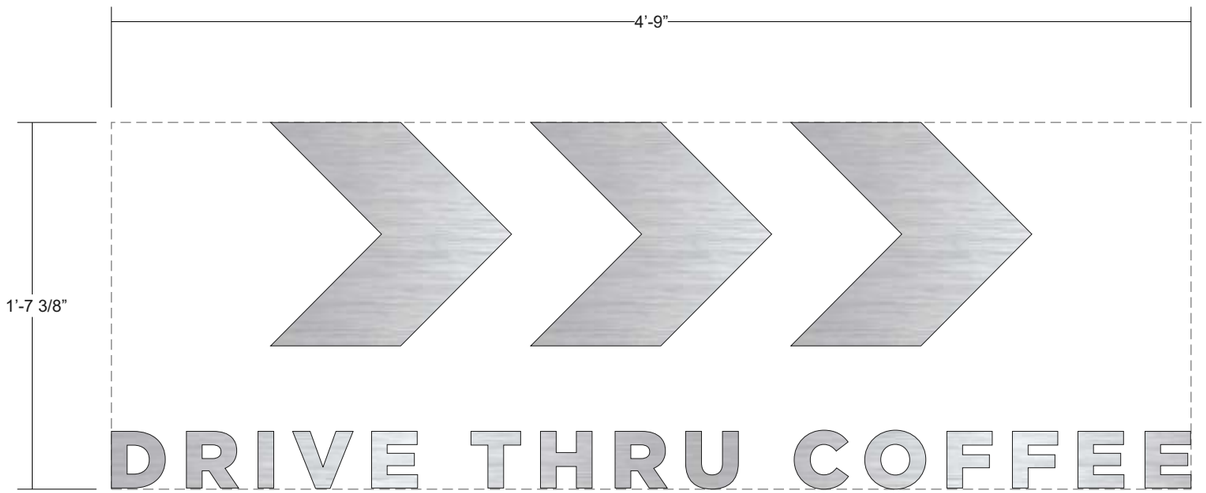
SALES:	Shaun Crawford	800.845.9927	CLIENT:	7Brew	# 21399	DRAWING #:	ao55275-7
ARTIST:	Joshua Kroeger	CREATED: 4/29/24	LOCATION:	2006 N Reynolds Dr Bryant, AR 72022		REV DATE:	N/A | REV_0

PAGE 08

EXTERIOR

WALL SIGN

SCALE: 1-1/2"=1'



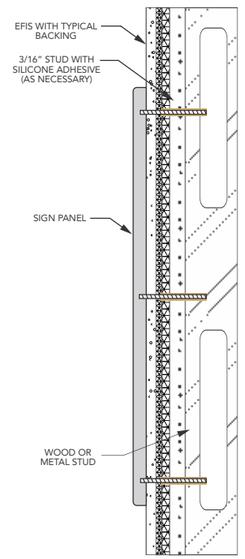


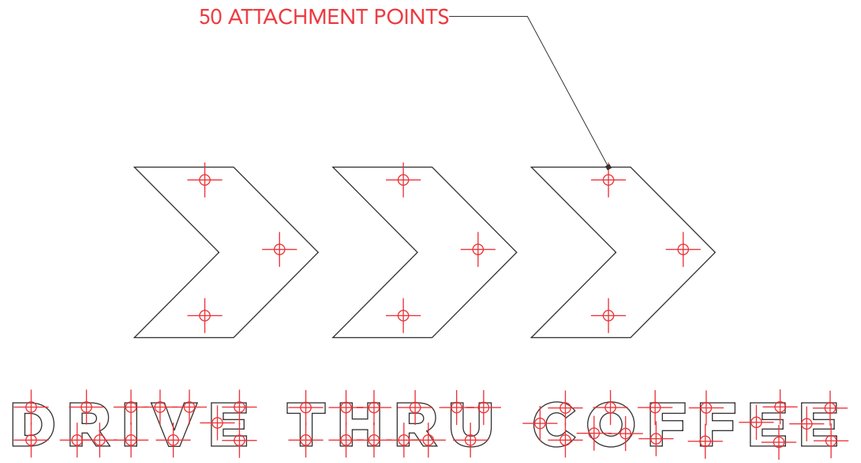
FLUSH MOUNT FCOs
- 1/4" BRUSHED ACM FCO
- FACE AS SHOWN
- FLUSH MOUNTED
- INSTALL LOCATION ON PREV. DRAWINGS

Total Sq. Ft. 7.66

BRUSHED ALUMINUM

FCO FLUSH MOUNT ON EIFS





SPRINGFIELDSIGN.com

AUTHORIZED SIGNATURE: _____ DATE: _____

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PYLON

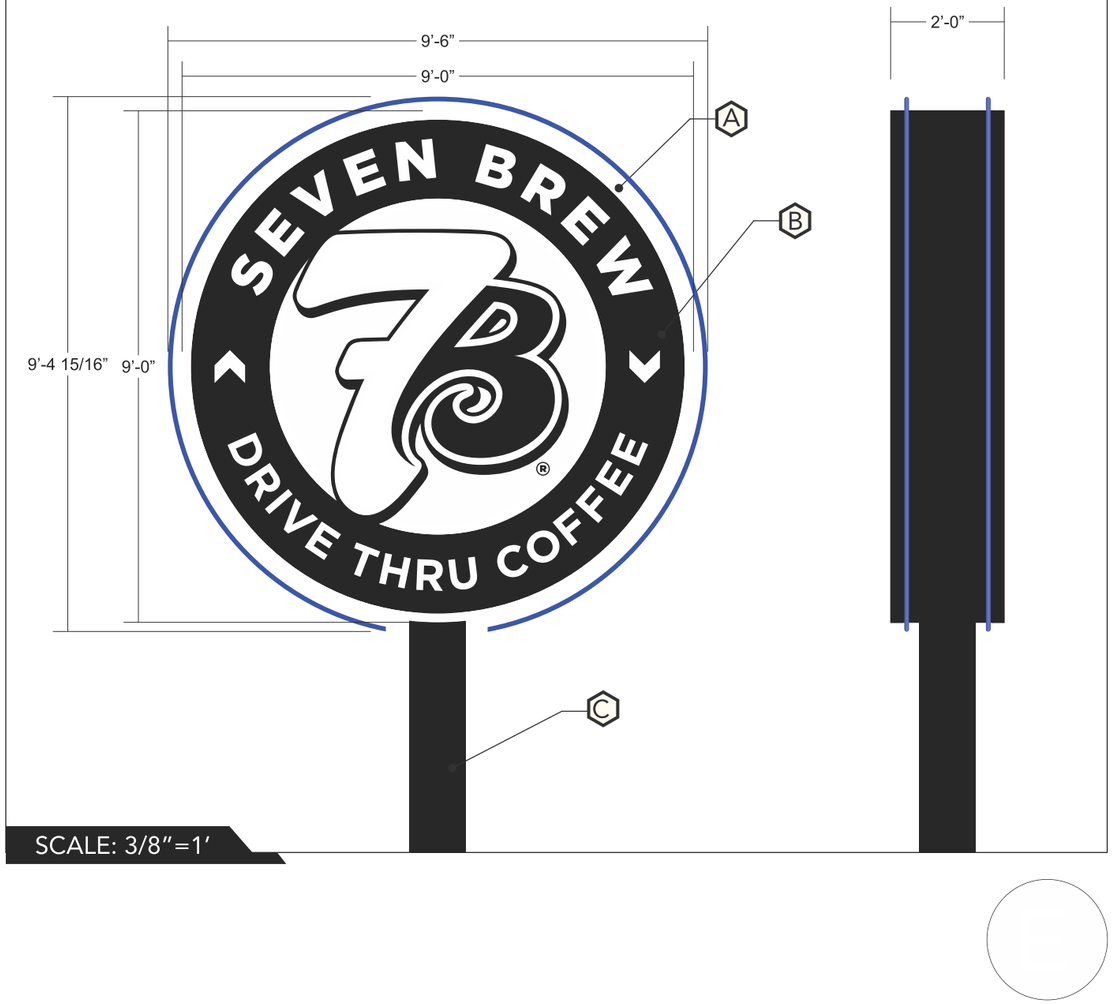
SALES:	Shaun Crawford	800.845.9927	CLIENT:	7Brew	# 21399	DRAWING #:	ao55275-8
ARTIST:	Joshua Kroeger	CREATED: 4/29/24	LOCATION:	2006 N Reynolds Dr Bryant, AR 72022		REV DATE:	8/26/24 | REV_2

EXTERIOR

PYLON

63.62 SQFT

DETAIL VIEW



SCALE: 3/8"=1'

DAY VIEW



SCALE: 1/8"=1'

NIGHT VIEW



SCALE: 1/8"=1'

EXISTING VIEW



Ⓐ D/F ALUMINUM FLEX FACE PYLON CABINET
- Black PAINTED CABINET AND SIDE TRIM
- BLUE FAUX NEON AROUND OUTSIDE OF CABINET
- INTERNAL LED ILLUMINATION

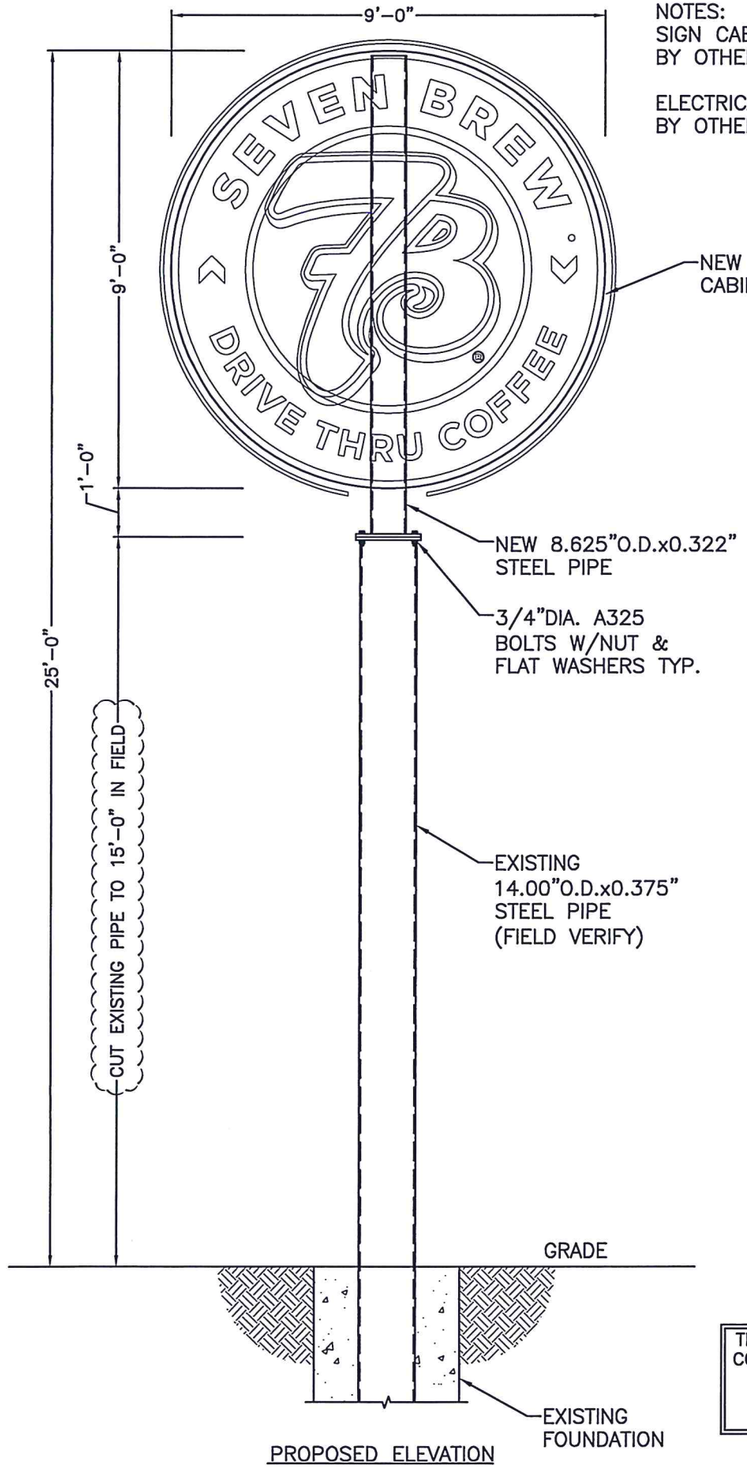
Ⓑ BLEED FACE FLEX FACES
- ARTWORK CREATED WITH TRANSLUCENT VINYL

Ⓒ POLE STRUCTURE
- REUSE EXISTING POLE (14" X 237")

SPRINGFIELDSIGN.com

AUTHORIZED SIGNATURE: DATE:

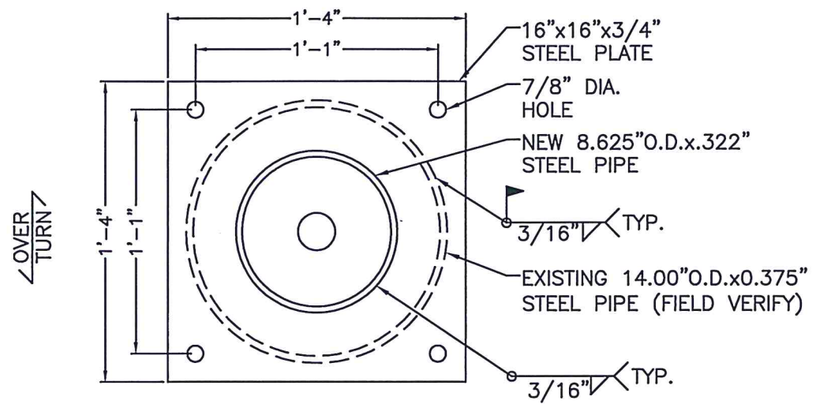
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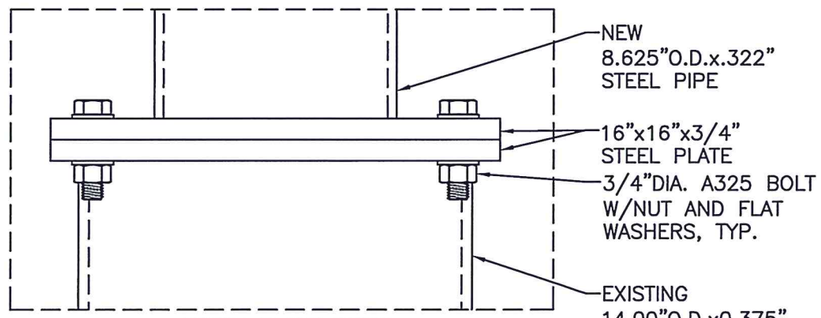
PROPOSED ELEVATION

NOTES:
SIGN CABINET DESIGN BY OTHERS.

ELECTRICAL DESIGN BY OTHERS.



MATCH PLATE DETAIL
(TOP VIEW)



MATCH PLATE DETAIL

FIELD VERIFY EXISTING COLUMN SIZE, LENGTH, THICKNESS, & CONDITION.

THE SCOPE OF THIS ENGINEERING IS LIMITED TO THE COMPARATIVE ANALYSIS OF PROPOSED WIND CATCHING SURFACES AGAINST EXISTING SIGN STRUCTURE. INFORMATION ON THE EXISTING FOUNDATION AND COLUMN EMBEDMENT WAS NOT PROVIDED.

INSTALLATION ADDRESS:

7 BREW COFFEE
2202 N. REYNOLDS RD.
BRYANT, AR 72022

CLIENT:

SPRINGFIELDSIGN

4825 E KEARNEY ST
SPRINGFIELD, MO 65803
417.862.2454
FAX: 417.862.1887

REV	DATE	DESCRIPTION
1	-/-/-	----------
2	-/-/-	----------
3	-/-/-	----------

All designs and plans indicated on this drawing are created specifically for the noted project and are the sole property of IMAD KASHIF, P.E. Use of these designs or plans for any purpose other than the intended application shall be prohibited without the written consent of IMAD KASHIF, P.E. Disclosure of any of the information enclosed within, without consent of the owner, is a violation of intellectual property and shall not be tolerated.

SEAL & SIGNATURE:

STATE OF ARKANSAS
REGISTERED PROFESSIONAL ENGINEER
No. 10828
IMAD N. KASHIF

9/5/24

IMAD KASHIF, P.E.
135 South David Lane • Knoxville, Tennessee 37922
Phone: (865) 539-4001

Project Number:		Drawing Number:	
24-0250R		B1861518	
SHT.	OF	DATE:	BY:
1	2	9/5/24	GHK

EXISTING

	PROJECT #	24-0250R		OWNER:	7 BREW COFFEE	
	September 5, 2024				2202 N. REYNOLDS RD.	
	DRAWING #	B1861518			BRYANT, AR 72022	
	WIND LOAD	20.65	PSF			
	WIND SPEED	105	MPH	CLIENT:	SPRINGFIELD SIGN & NEON	
	# COLUMNS	1	IBC 2021 Amended		4825 E. KEARNEY ST.	
	DESIGNER	GHK			SPRINGFIELD, MO	

ITEM	HEIGHT	WIDTH	SHAPE FACTOR	CENTROID HEIGHT	AREA	TOTAL FORCE	MOMENT
SIGN	8.000	8.000	1.000	4.000	64.000	1.321	5.285
COLUMN	17.000	1.167	0.700	8.500	13.883	1.608	30.185
OAH	25.000						

PROPOSED

	PROJECT #	24-0250R		OWNER:	7 BREW COFFEE	
	September 5, 2024				2202 N. REYNOLDS RD.	
	DRAWING #	B1861518			BRYANT, AR 72022	
	WIND LOAD	20.65	PSF			
	WIND SPEED	105	MPH	CLIENT:	SPRINGFIELD SIGN & NEON	
	# COLUMNS	1	IBC 2021 Amended		4825 E. KEARNEY ST.	
	DESIGNER	GHK			SPRINGFIELD, MO	

ITEM	HEIGHT	WIDTH	SHAPE FACTOR	CENTROID HEIGHT	AREA	TOTAL FORCE	MOMENT
SIGN	9.000	9.000	0.785	4.500	63.617	1.313	5.910
COLUMN	1.000	0.719	0.700	0.500	0.503	1.324	7.229
COLUMN	15.000	1.167	0.700	7.500	12.250	1.577	28.983
OAH	25.000						

COLUMN CALCULATIONS (CODES P=PIPE;O=OTHER;T=TUBE)

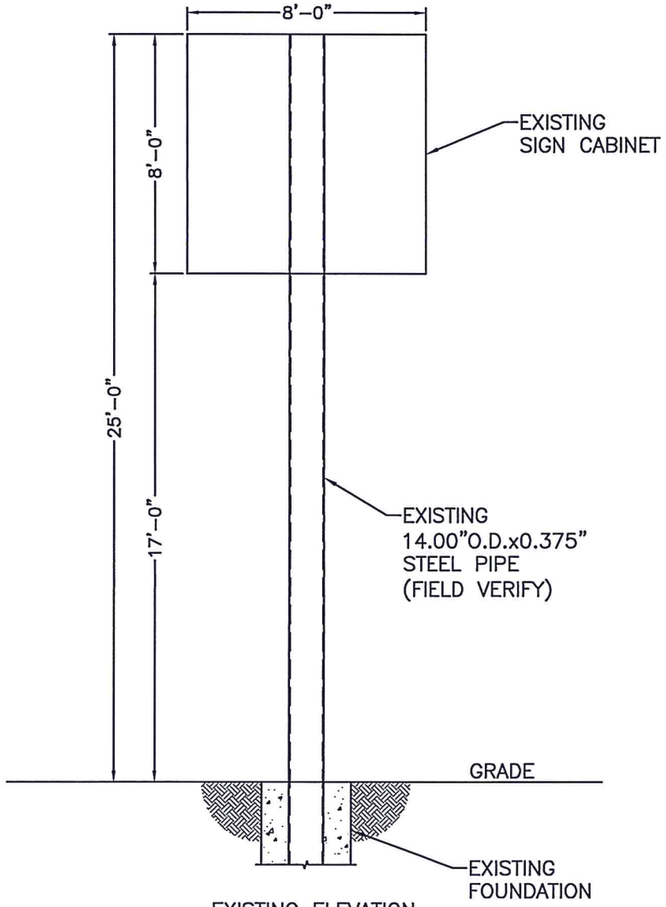
	ITEM	COLUMN WIDTH	COLUMN DEPTH	COLUMN WALL	Ixx COLUMN	DESIGN MODULUS COLUMN	REQUIRED MOMENT	AVAILABLE FLEXURAL STRENGTH	UNITY
P	SIGN		8.625	0.300	68.1	20.80	5.910	36.33	0.163
P	COLUMN		8.625	0.300	68.1	20.80	7.229	36.33	0.199
P	COLUMN		14.000	0.349	348.9	65.05	28.983	113.61	0.255

BOLT CALCULATIONS

ITEM	MOMENT	BOLT SPACING	BOLTS/ PLATE	TENSION/ BOLT	BOLT DIAM.	ALLOW. STRESS	ALLOWABLE TENSION
COLUMN	7.229	13.000	4.000	3.337	0.750	20.000	8.836

PLATE CALCULATIONS

ITEM	TENSION/ BOLT	MOMENT ARM	MOMENT PLATE	PLATE WIDTH	PLATE DEPTH	PLATE THICK.	MINIMUM THICK.
COLUMN	3.337	4.875	16.266	9.125	16.000	0.750	0.629



EXISTING ELEVATION

General Notes:

1. Design is based on a 105 mph, 3 second gust wind design per IBC 2021 Amended, Category II, Exposure C. Seismic Design Category D.
2. All support members is assumed to be free from defects. Steel Pipe up to 24 inch O.D. is presumed to meet ASTM A53 Grade B with a minimum yield strength of 35000 psi.
3. Steel welds shall be made with E70xx low hydrogen electrodes by persons qualified in accordance with AWS standards within the past two years.
4. All structural bolts shall conform to ASTM A325, and be zinc coated unless noted otherwise. When used with structural bolts, heavy hex nuts shall conform to ASTM A563, and washers shall conform to ASTM F436. Pretension all high strength bolts using the Turn-of-Nut method unless noted otherwise.
5. The scope of this engineer is limited to the comparative analysis of proposed wind catching surfaces against the existing sign structure. No information pertaining to the existing foundation or column embedment was made available.
6. The proposed structure depicted on this drawing will produce 96% of the overturning moment of the existing structure at grade. Based on this analysis, the existing foundation will support the new structure with a greater factor of safety than it supports the existing structure.
7. Structural analysis for this sign is based on field measurements as reported by SPRINGFIELD SIGN. Should field conditions differ from what is shown on this drawing, cease all work and contact SPRINGFIELD SIGN immediately for direction. The scope of this engineer does not include onsite observations.
8. Imad Kashif, P.E., will not be responsible for the safety on this job site before, during or after installation of this structure. It is the responsibility of the owners, contractors and installers to ensure that the installation and erection of this structure is performed using methods that are in full compliance with OSHA regulations.
9. Any deviation from this design or from any part of this drawing, including the General Notes, without prior written consent from Imad Kashif, P.E., voids this drawing in its entirety.
10. The structure designed on this drawing is intended to be installed at the address shown and should not be used at any other location.

INSTALLATION ADDRESS:

7 BREW COFFEE
2202 N. REYNOLDS RD.
BRYANT, AR 72022

CLIENT:

SPRINGFIELDSIGN
4825 E KEARNEY ST
SPRINGFIELD, MO 65803
417.862.2454
FAX: 417.862.1887

REV	DATE	DESCRIPTION
1	-/-/-	----------
2	-/-/-	----------
3	-/-/-	----------

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SEAL & SIGNATURE:

STATE OF ARKANSAS
REGISTERED PROFESSIONAL ENGINEER
No. 10828
IMAD N. KASHIF
9/5/24

IMAD KASHIF, P.E.
135 South David Lane • Knoxville, Tennessee 37922
Phone: (865) 539-4001

Project Number:		Drawing Number:	
24-0250R		B1861518	
SHT.	OF	DATE:	BY:
2	2	9/5/24	GHK

SPRINGFIELDSIGN

SIGN PURCHASE AGREEMENT

800.845.9927 springfieldsign.com

DESCRIPTION

This agreement, made and entered into this _____ day of _____ (month), 20 ___ (year), by and between Springfield Sign & Graphics, INC. d/b/a Springfield Sign (herein after referred to as Seller), and Buyer (as outlined below and labeled as Buyer) witnesseth, that the Seller agrees to manufacture for Buyer the sign(s) and/or other sign products/services as outlined in a separate E2 document as follows, QUOTE Number: _____ or other such unique document of description as follows:

CONTACT

BUYER:

COMPANY NAME: D/B/A:

BILLING ADDRESS: CITY: STATE:

JOB DETAILS:

COMPANY NAME: D/B/A:

BILLING ADDRESS: CITY: STATE:

FINE PRINT

All wiring on the premises to the site of the signs· installed location, including the connection of the sign to such primary wiring source is to be the responsibility of the Buyer, at additional cost to the Buyer, at the direction of the Buyer. as designed by the Buyer or Buyer's agents and, as necessary, all other aspects and expenses, as required, to bring primary electrical wiring to the sign's location for energizing of such signs. All voltages to be 120 Volt at 60 Hertz unless otherwise specified. Any damages caused by the energizing circuit to the sign or sign products due to improper design (including but not limited to improper voltages), improper connection thereof or any other causes related to the energizing primary circuitry will be solely and completely at the Buyer's risk and expense. Any additional work, trouble shooting in the field, by phone, by internet or otherwise required on behalf of Seller will be bi/Jed in addition to Buyer on a Time and Materials basis, at additional expense. All Permit fees/Engineering fees and labor/drawing costs for the acquisition thereof will be billed in addition to prices stated herein at additional expense unless specifically outlined in this document to be bi fied in another manner as described herein. Any required sales/use taxes are the responsibility of the Buyer, now and in the future as so levied by applicable governing authorities. All taxes are due and payable upon demand by Seller at or any time subsequent to the execution of this SIGN PURCHASE AGREEMENT. It is understood that taxes are in addition to the prices outlined in the SIGN PURCHASE AGREEMENT, E2 Quote or any other document outlining the signs, products or services for stated Job Location unless specifically and clearly outlined otherwise. It is expressly and undeniably understood by both Buyer (or Buyer's agents, subcontractors, salespersons, etc.) and Seller that no verbal agreement has been entered into. Both parties are to adhere to the terms and conditions of this SIGN PURCHASE AGREEMENT and related attachments as properly executed and initialed. Any governing entity outside the control of Seller, such as but not limited to, any applicable City/Municipalities, County Office/Agent, national codes (such as but not limited to NEC, BOCA, ETC.) with jurisdiction or control upon the product, labor (manufacturing or installation) or any issues, procedures or otherwise related to the execution of the terms, signs, sign products, services or otherwise, foreseen or unforeseen, may affect the costs and timely delivery of such products/services herein NOTICE: THIS IS A LEGAL DOCUMENT WITH BINDING OBLIGATIONS READ BOTH SIDES OF THIS INSTRUMENT BEFORE SIGNING, AS THE TERMS OF THIS SIGN PURCHASE AGREEMENT ARE SET OUT THEREON, The specific terms for payment may vary based on product types or other reasons, but it is expressly understood that PAYMENT IN FULL as outlined by this Agreement is due and must be paid PRIOR TO INSTALLATION OF SIGN PRODUCT, PARTS OR SERVICES. All outstanding balances over 30 days due are subject to a 2% per month (collectively compounding) Late Fee.

AGREEMENT

☐ Buyer's Guarantee to Build _____ (initials)

☐ Rejection of Buyer's Guarantee to Build _____ (initials)

BUYER:
I/We have read this entire agreement and agree to defend and hold harmless Seller as stated herein. ACCEPTED:

By: _____

PRINTED NAME: TITLE: DATE:

SELLER:
ACCEPTED:

By: _____

Mark Wessell, CEO
Springfield Sign
4825 E Kearney St
Springfield, MO 65803

1. DOCUMENT ATTACHMENT As allowed by this contract, other documents such as but not limited to E2 quotes, product specifications, manufacturer's specifications, etc. may be referenced in the area in the beginning of this Sign Purchase Agreement. These documents may have additional terms, conditions, pricing, restrictions, limitations or otherwise as describe by those written instruments, such as but not limited to LED (or other types) of electronic displays.

2. LIMITED WARRANTY Seller warrants all new materials and/or services delivered herein to be at time of completion of job and time of delivery, to Buyer, to be free from defects of material and/or workmanship, Seller agrees to repair or replace, solely at Seller's discretion, any products or parts thereof, which are found defective in material or workmanship within 90 days from time of installation of sign or sign product. Seller's obligation with respect to such products or parts shall be STRICTLY LIMITED to replacement or repair and in NO event shall Seller be liable for consequential, incidental or special damages, or for transportation, installation, adjustment or any other expenses which may arise in connection with such products or parts, including but not limited to loss of business or loss of trade. THIS WARRANTY IS EXPRESSLY MADE IN LIEU OF ANY AND ALL OTHER WARRANTIES, EXPRESS OR IMPLIED, INCLUDING THE WARRANTIES OF MERCHANTABILITY AND FITNESS FOR A PARTICULAR PURPOSE. THERE ARE NO OTHER WARRANTIES. Seller's obligations hereunder shall extend only to defects for which Buyer shall have given Seller written notice thereof within ninety (90) days after date of delivery or installation, as applicable. Buyer is NOT authorized to make independent arrangements for warranty work. All warranty work on said signs, products, parts, services, as described herein, shall be arranged or subcontracted by Seller or be done by Seller's employees or representatives, solely at the discretion of the Seller. In the event that Buyer does not permit Seller to inspect product, access property or in any other way directly or indirectly inhibits the Seller to arrange for or conduct necessary repair work required under this Agreement, or Buyer makes independent arrangements for such repair work, Buyer agrees that Buyer will be solely responsible for the costs of such repairs. In the event Buyer does not comply with the above, Seller hereby EXCLUDES ALL WARRANTIES, EXPRESS AND/OR IMPLIED, AND BUYER PURCHASES THE SIGN, SIGN PRODUCT AND/OR SERVICES "AS IS" and WITH ALL FAULTS, WAIVING ALL WARRANTIES HEREUNDER. Additional limitations include but are not limited to, acts of God, acts of nature, vandalism, acts of War or Terrorism and/or accidental damages.

3. INSURANCE As long as any amount of monies is due and owing to Seller, Buyer shall insure sign, sign products or services, in an amount no less than monies due Seller, and NAME SELLER in the loss payable clause of such insurance policy, strictly for the benefit of the Seller. Buyer further agrees to not limit the insured causes allowing for fire or any other casualty. Buyer shall furnish Seller with evidence of such certification of insurance, in writing from Buyer's insurance agent or agency, upon Seller's demand. Seller's certificate of insurance for liability/workers compensation shall be provided by Seller to buyer upon request from Buyer.

4. TAXES Buyer shall be responsible for and pay all taxes including but not limited to Sales, Use, Personal Property or any other municipal, county, state or federal taxes that may be levied, imposed or assessed by law on the sign product, parts or services or improvements thereon, or uses of such. Buyer agrees to reimburse Seller for any amount for such taxes, that may be billed to and paid by Seller. Any interests or penalties associated with any taxes as outlined herein will also be due and owing to Seller if so paid by Seller. These taxes, as allowed by law, may or may not be assessed at time of initial sale or delivery of sign product, parts or services and may continue forward in time without end.

5. PERMITS/LICENSES Seller shall not be obligated to commence fabrication of sign product, parts or services until all necessary permits have been issued. If permits are denied after reasonable effort by both parties to secure same, then this Sign Purchase Agreement shall terminate without liability to either Buyer or Seller, except that Buyer shall pay Seller for reasonable compensation for labor and costs expended until the time permits are denied. Buyer shall be responsible for securing and maintaining in effect written consent from the owner of record of the premises upon which sign product, parts or services is to be installed and for all other private permissions, consents or licenses, including but not limited to, the use of registered trademarks or copyrights used on the sign product, parts or services, necessary for the manufacture, the installation, maintenance and use of such. The only exception to this will be if the **Buyer's Guarantee to Build** check box at the beginning of this Sign Purchase Agreement is checked. The terms and conditions for this, briefly being stated herein, shall GUARANTEE FULL PAYMENT TO SELLER with no guarantee to Buyer that the sign product, parts or services will be utilized to any benefit of the Buyer. Buyer will be obligated to pay the full contract price, including installation and will have to make arrangements for receipt of, off loading of and storage of sign product, parts or services with no future claims for installation, service or maintenance of such from Seller. The **Buyer's Guarantee to Build** is strictly offered to allow manufacturing of sign product, parts or services to proceed WITHOUT the proper permits obtained. It in no way obligates Seller to be adverse to the law for installation (without permits) of sign product, parts or service.

6. INSTALLATION OF SIGN PRODUCT Buyer agrees to and stipulates that Buyer has designated the location for the sign product, parts or services and subsequent installation of such and is responsible for all required materials, labor and any other associated expense, at Buyer's risk, for the necessary requirements for proper, obstruction free and/or lawful installation. Obstructions, obstacles or other encumbrances, includes but is not limited to building reinforcement, building or site alterations, all obstacles as required for successful, safe, lawful installation including but not limited to overhead (power lines, buildings, trees or other encumbrances), underground (such as utilities, easements, rocks, buried objects natural, man made or otherwise), landscaping, sidewalks, planters, asphalt, concrete or any other such improvements, construction crews other that Seller's or Seller's agents or Buyer's normal business traffic, Seller will not be responsible for any damages for such items during the normal installation process. Any return trips or delays or overtime charges incurred will be passed on to Buyer at Buyer's expense.

7. ASSIGNMENT This Agreement shall be binding and inure to the benefit of the parties hereto, their respective successors, executors, administrators, assigns and legal representatives; provided, however that the interests of Buyer herein shall be assigned only with the expressed, written consent and approval of Seller. No transfer or assignment of this Agreement or any interest hereunder shall release Buyer from their obligations herein.

8. DEFAULT OR BREECH OF AGREEMENT The parties stipulate that the sign product, parts or services is(are) not an article of general trade or utility but is uniquely designed and is to be constructed and/or installed at the request and for the sole and special purposes of Buyer. The sign product, parts or services is of no value to Seller, and therefore, has no resale or other value to anyone other than Buyer, this Agreement is not cancelable except with expressed written permission of the Seller. Buyer shall be deemed to have breached this Agreement by insolvency, default in payment amounts or schedules as set forth herein, abandonment of the sign product, parts or services or vacating the premises where such is located, termination or transfer of Buyer's interest in the premises or business, appointment of a receiver for Buyer's business, the filing of a voluntary or involuntary petition of bankruptcy with respect to Buyer, or any act or omission of Buyer in contravention to this Agreement. In addition to Buyer's other obligations hereunder, in the event Seller shall institute any action or lawsuit for the enforcement of the obligations of Buyer herein, Buyer shall pay and indemnify Seller for all costs of court, reasonable attorney's fees expended, interest expenses of 2% per month or as allowed by law whichever is more, collection fees, administration fees, and, pay Seller all amounts awarded by the court as a result of such proceedings. Buyer's breach of any provision in any other Sign Purchase Agreement or other instruments as put forth by Seller or Confirmation of Order with Seller shall also be deemed to be a breach hereunder, and Seller may suspend its performance and delivery under this and all other agreements with Buyer until Buyer provides Seller with adequate assurance of performance within a reasonable time, not exceeding ten (10) days, after Seller has informed Buyer orally or in writing, of its grounds for insecurity.

9. COPYRIGHTS, TITLE & CONVEYANCE OF OWNERSHIP Seller specifically retains ownership and/or title of sign product, parts or services until Buyer has performed and fulfilled all terms and conditions required by Seller, herein, or as otherwise allowed by law to Seller's benefit. Buyer also, conveys to Seller the absolute right to access property to remove sign product or parts from said property, should any default arise on Buyer's behalf, and, to pay for all necessary costs for removal and possible subsequent re-installation of said product at expense in addition to that outlined herein, solely at Buyer's risk and expense. Buyer agrees and will defend same that Seller shall at all times have title to all original drawings, designs and specifications relating to the work hereunder, which were developed or created by or on behalf of Seller, and Seller hereby claims copyrights, where applicable, of all such drawings, designs and specifications. Payment of all or part of any amounts hereunder does not pass title to the "original drawings, designs, specifications" of said sign product, parts or services, although the same may be reproduced with the expressed written consent of Seller. Buyer shall, upon request of Seller, promptly return all such drawings, designs and specifications, and copies thereof, to Seller during all times which Buyer owes Seller any amounts hereunder. Buyer agrees that Seller has specific legal rights in the form of Copyrights or other instruments given by law to Protect and does hereby declare Seller's ownership of all drawings artwork and the like during and after the terms of the Agreement herein.

10. MANUFACTURING SPECIFICATIONS/INDUSTRY STANDARDS Buyer understands and agrees to allow Seller, solely at Seller's discretion to make modifications for and conforming to Seller's standard manufacturing practices. It is also understood by Buyer, that no color, shape, dimension or any other specific feature of said sign product, parts or services is guaranteed absolute. As practical examples absolute color matches or dimensions are not guaranteed and will be allowed reasonable differences within industry standards. Buyer agrees that Seller may mark and label sign for legal, national code, electrical, manufacturing, advertising or other requirements and purposes as is reasonably necessary to conduct day-to-day business as allowed or required in the industry and for Seller's own satisfaction and benefit.

12. SUBJECT TO PRIOR SALE Used sign products, new or used products offered for resale from other manufacturers, such as but not limited to electronic displays may be subject to prior sale affecting price and or delivery times to Buyer. Seller will not be responsible for any consequences related to such issues. This includes promotional or sales or any other type of proposal made to customer, Seller has no authority or control over other manufacturers and Seller employ's numerous sales agents all of whom may be promoting the same sale item, thus depleting any available inventory.

13. CHANGE ORDERS Any alteration, deviation and/or reasonably significant variance from the scope of work, construction or labor or otherwise from the sign(s) or products or services as outlined herein, including all extra costs, hereafter called Change Order, will be executed only upon written orders and may become an additional charge over and above the price stated herein. Any such Change Order requested by Buyer must be agreed to by Seller, in writing and solely at the discretion of the Seller. It is understood that any Change Order could necessitate the need for a price increase, an extension in the time required to complete the work outlined herein or any other reasonable and necessary charges, terms, conditions, equipment or the like as so required to execute the Change Order.

14. SUSPENSION OF MANUFACTURING Any request or event or otherwise required by Buyer to delay, suspend, cancel or otherwise impede the manufacture, delivery and/or installation of said sign product, parts or services, for any reason or occurrence out of the control of Seller, then Buyer shall immediately pay the full purchase price or any amount remaining and due to Seller. Furthermore, upon such request, Buyer shall be solely responsible for storage charges and any increases in labor and/or material costs incurred by Seller in the manufacturing process. Buyer's failure to comply with this provision will be deemed and construed as an anticipatory breach of this Agreement. In the event Buyer complies with the foregoing, Seller will complete the manufacturing, delivery and/or installation within a reasonable period of time upon reasonable request of Buyer.

15. SECURITY INTEREST Buyer grants Seller a SECURITY INTEREST in the sign product, parts and/or services until all obligations to Seller, hereunder are fully paid. Seller may file and record this Agreement as a financing statement under Chapter 400 of the Missouri Uniform Commercial Code Section 400.9-521, in addition to any other permitted standard or nonstandard forms. If Buyer shall fail to pay as agreed to herein, Seller (or Seller's agents or representatives) shall have the right, and will be defended by Buyer, and is hereby authorized and empowered to take and resume possession of and remove into Seller's possession, with or without process of law, the sign product, parts or services and all other property described herein, wherever found, and remove and sell the same at either public or private sale, or by any other viable method, as deemed solely by Seller, at such time and place as Seller shall choose, and as allowed by law, Seller shall apply the proceeds of such sale as a credit upon the obligations of Buyer hereunder. In such event, Seller is entitled to recover all expenses of sale, including any reasonable attorney's fees necessary in handling the matter, without prejudice to Seller to the further enforcement of any balance of such obligation due Seller by Buyer, or expenses remaining due from such sale. In the event the proceeds of such sale exceed the balance of Buyer' obligation to Seller and the expenses of such sale, Seller shall forward any such excess to Buyer. Buyer shall not use said sign products as to lessen the value of Seller's SECURITY INTEREST or impair the operation of said sign product, and in the event the sign product is damaged through the intentional acts or willful negligence of Buyer, Buyer's customers, its agents or employees, contractors or third parties, or by wind, hail, earthquake, fire, war, tornado, hurricane, flood, labor dispute, vandalism, acts of God or acts of nature, Buyer agrees to pay for the necessary expenses to restore said sign product, part or services in operable condition. After delivery and/or installation, whichever is contracted for, in the event the sign product is lost, stolen, destroyed, or otherwise impaired, Buyer shall remain liable to Seller for all amounts hereunder, UNTIL BUYER'S OBLIGATIONS TO SELLER ARE FULLY SATISFIED HEREUNDER, THE PROPERTY DESCRIBED HEREIN WILL REMAIN PERSONAL PROPERTY OF SELLER WHETHER THE SAME IS ATTACHED IN ANY MANNER TO THE REALTY OR NOT. SAID PROPERTY SHALL NOT, BY REASON OF ATTACHMENT OR CONNECTION TO THE REALTY, BECOME OR BE DEEMED A FIXTURE OR APPURTENANT TO SUCH REALTY. No transfer, renewal, extension, or assignment of the Agreement or of any interest hereunder, and no loss, damage or destruction shall release Buyer or any Guarantor from the obligations assumed hereunder. During all times in which Buyer is obligated for any amounts to Seller hereunder, Buyer shall keep said property free from all tax liens and other encumbrances, and any sum of money that may be paid by Seller to release any such liens or encumbrances shall be paid on demand by Buyer in addition to the obligations secured hereunder.

16. WAIVER OF CONSUMER RIGHTS

17. DELIVERY AND PERFORMANCE Seller shall not be held responsible for, and the period of time required for completion of any project or maintenance or repairs, shall be tolled during any time when Seller is delayed or prevented from completing the obligations hereunder because of strikes, equipment breakage, fire, war, terrorism, labor disputes, commercial delays, acts of God/nature, regulations or restrictions of any government entity or public authority, or any accidents or forces, conditions, or circumstances beyond Seller's control, and Seller shall not be liable for any loss whatsoever suffered by Buyer, directly or indirectly, as a result of any such events or occurrences. Buyer agrees to examine and inspect all installations, repairs, and maintenance, and within ten (10) days, notify Seller in writing of any complaints about work performed under this Agreement. The failure of Buyer to give such written notice shall constitute acceptance of the work performed. The provisions of the paragraph shall not be limited by any provision in which time is made of the essence. Notwithstanding anything in this Agreement to the contrary, if at any time prior to completion of this Agreement Seller's prospects for payment are, in Seller's sole discretion, impaired, Seller may require payment in advance before permitting delivery or any installation or services hereunder, and may demand Buyer's immediate performance of Buyer's obligations hereunder. If requested by Seller, Buyer shall furnish evidence, satisfactory to Seller, prior to commencement of Seller's work hereunder or at any time thereafter, that sufficient funds are available and committed to pay the full amount owing by Buyer under this Agreement.

18. STATE OF JURISDICTION/SEVERABILITY/MISCELLANEOUS All representatives of Seller are stipulated and specified in this Agreement. No modifications hereof shall be valid unless made in writing AND agreed to, AND signed by both Seller and Buyer. No waiver by either party hereto shall be a waiver of any subsequent breach of or failure to perform the same or any other term, condition, or obligation hereof. It is agreed by both parties hereto that venue of any action arising under the Agreement shall be in Greene County, Missouri and the laws of the State of Missouri shall govern this Agreement. Should any part of this Agreement contravene public policy or laws of the jurisdiction in which it is sought to enforce the same, then such part shall be considered null and void and have no force and effect, and the balance of the terms and conditions of this Agreement shall remain valid and in full force and effect. Buyer expressly grants Seller the right to use photographs, drawings or other replicas of the sign product specified herein in its brochures, pamphlets, displays, sales documents or other advertising or promotional media in the ordinary course of business of Seller. Seller may place on the sign product its name, telephone number and location of such information, as shall be determined by Seller and solely by the Seller. Buyer agrees that Buyer is purchasing said sign product for business or commercial purposes or use and not for personal, family or household use or purposes. In regard to payment of any amount due hereunder, time is of the essence.

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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: 08/14*/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 BATH & BODY WORKS
Address 7341 ALCOA RD
City, State, Zip BRYANT AR 72002
Phone _____
Email Address _____

GENERAL INFORMATION

Name of Business BATH & BODY WORKS
Address/Location of sign 7341 ALCOA RD BRYANT AR 72002
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

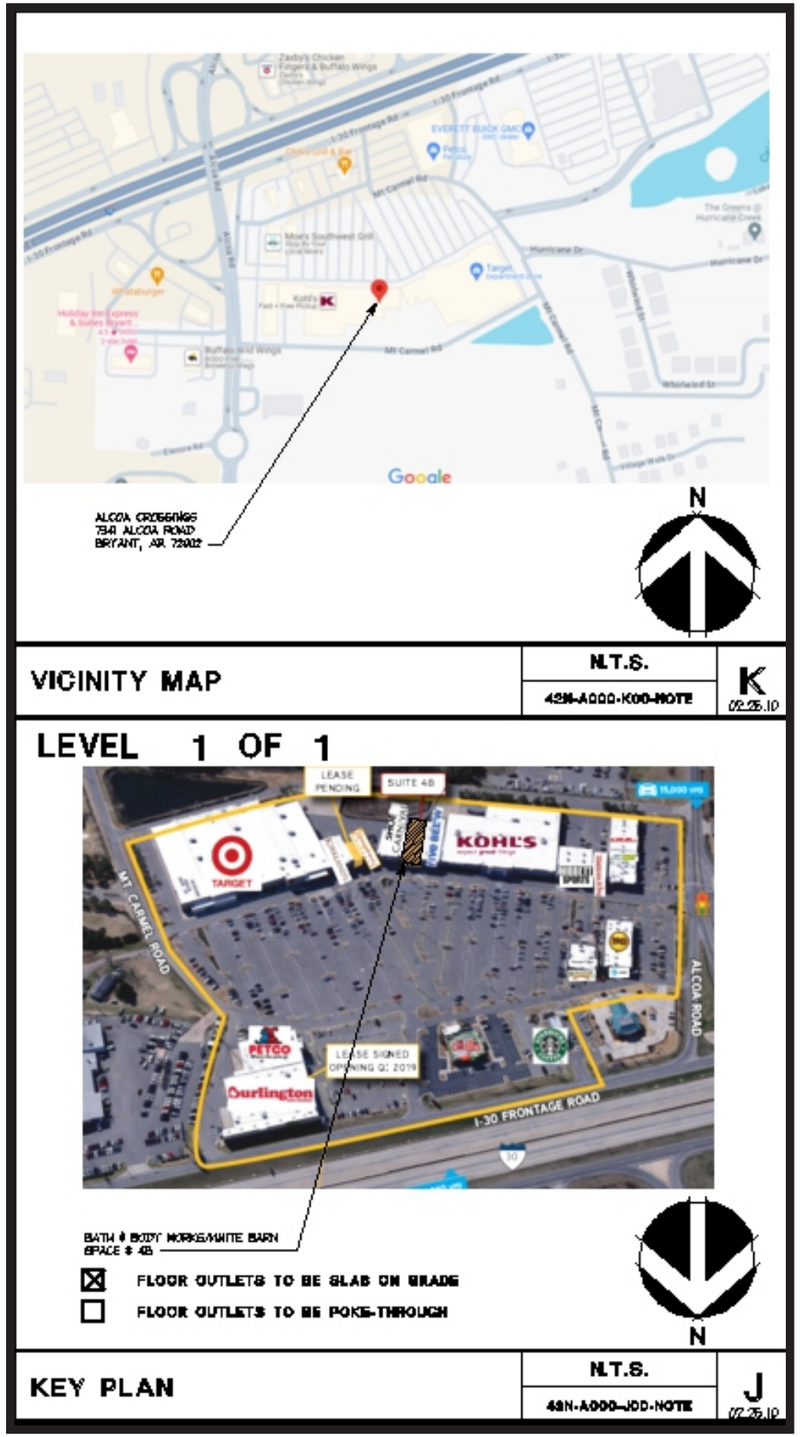
that no sign may be placed in public right of way. I understand that I must comply with all Building and Electrical Codes and that it is my responsibility to obtain all necessary permits.

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
		6'10 x 21'10	89.21 TOTAL SQ FT	Top of Sign	Bottom of Sign	
A	WALL	~~7'8 X 24'8~~	~~191.15~~	22'8"	15'	
B				COST$ = 10000.00		
C						
E						
F						
G						

Bath & Body Works

STORE: 2899 | SPACE: 4B
ALCOA CROSSINGS
7341 ALCOA RD.
BRYANT, AR 72002



Ruggles SIGN

93 Industry Drive
PO Box 349
Versailles, KY 40383
859.879.1199

MEMBER

Bath & Body Works

STORE: 2899 | SPACE: 4B
ALCOA CROSSINGS
7341 ALCOA RD.
BRYANT, AR 72002

This sign is intended to be installed in accordance with the requirements of Article 600 of the National Electrical Code and/or other applicable local codes. This includes proper grounding and bonding of the sign.

RUGGLES SIGN DOES NOT PROVIDE PRIMARY ELECTRICAL TO SIGN LOCATION!

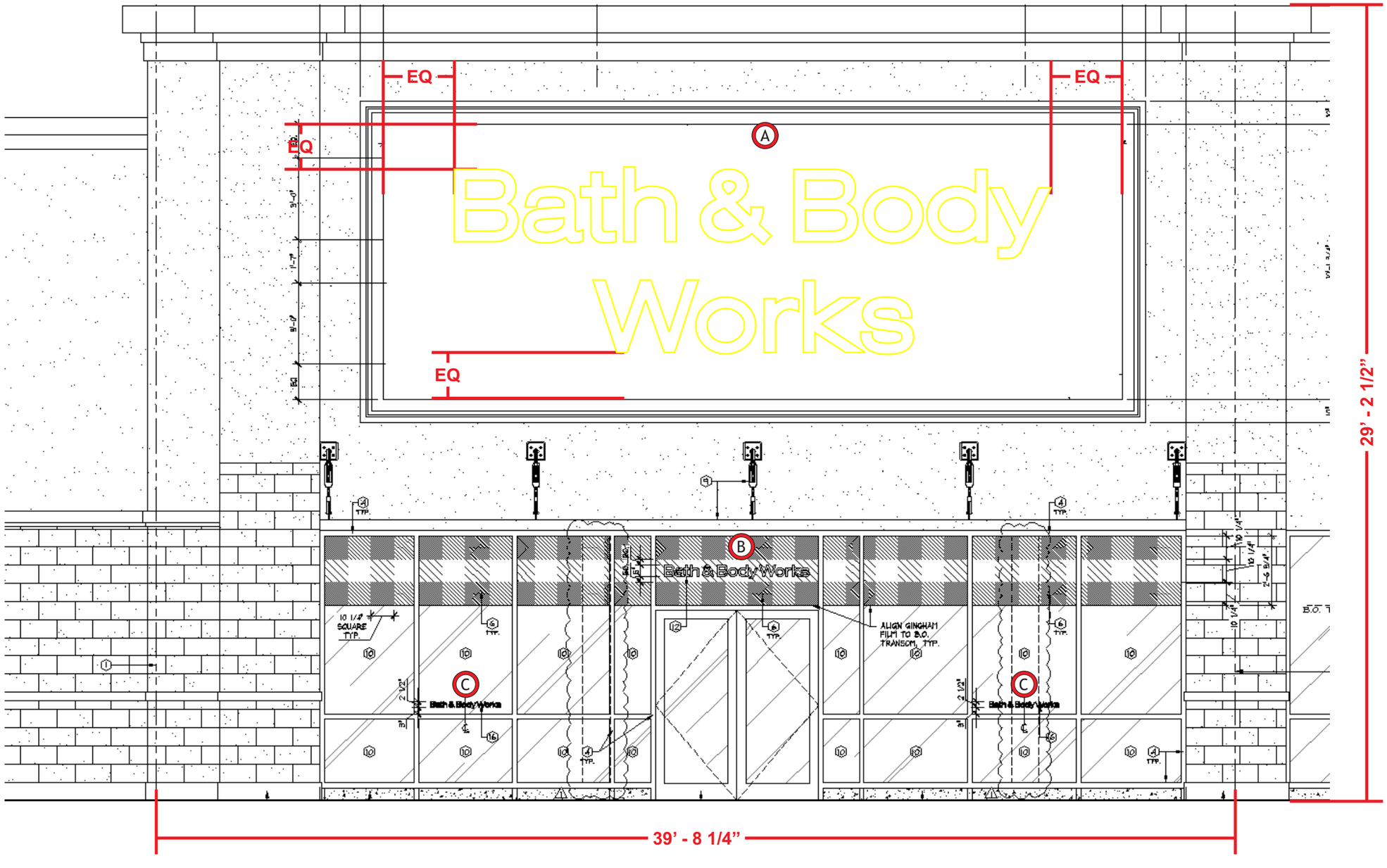
c UL US

Submittal Date: 07/15/24
Plan Issue/Rev Date: _____
Acct Rep: Ashley Abney
Designer: Jaye Williams

REVISIONS

R1:_____ R6:_____
R2:_____ R7:_____
R3:_____ R8:_____
R4:_____ R9:_____
R5:_____ R10:_____

STOREFRONT - ELEVATION



A BBW32FL 2L Qty - 1
B BBW5FCO GM Qty - 1
C BBW3V Qty - 2
D BBW NS V Qty - 1
E ADA AG RR PL BBW blue Qty - 1
F BBW PL18 Qty - 1

Ruggles SIGN

93 Industry Drive
PO Box 349
Versailles, KY 40383
859.879.1199

MEMBER

Bath & Body Works

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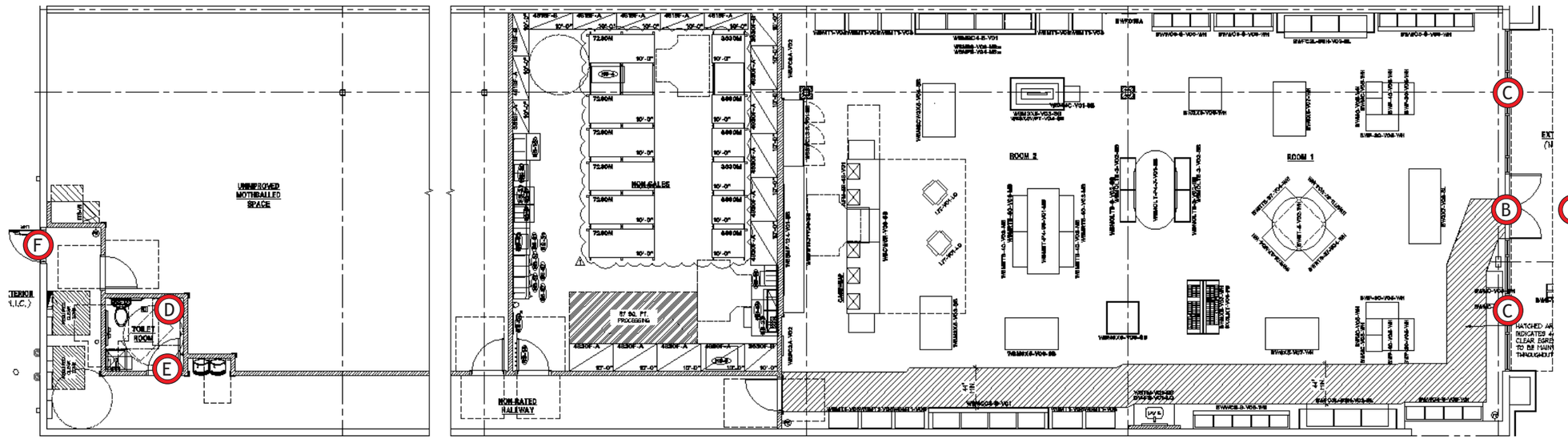
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R1:_____ R6:_____
R2:_____ R7:_____
R3:_____ R8:_____
R4:_____ R9:_____
R5:_____ R10:_____

STORE PLAN VIEW



A BBW32FL 2L Qty - 1
B BBW5FCO GM Qty - 1
C BBW3V Qty - 2
D BBW NS V Qty - 1
E ADA AG RR PL BBW blue Qty - 1
F BBW PL18 Qty - 1

Ruggles SIGN

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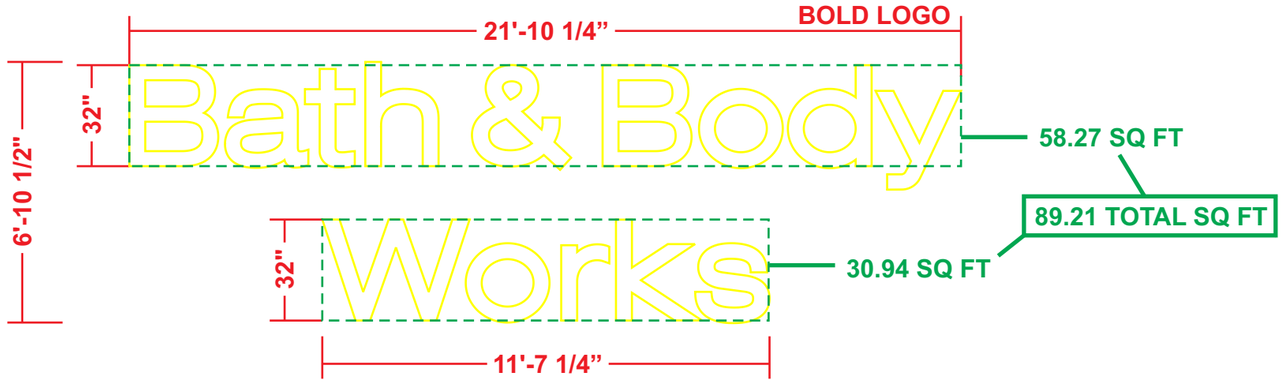
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REVISIONS

R1:_____ R6:_____
R2:_____ R7:_____
R3:_____ R8:_____
R4:_____ R9:_____
R5:_____ R10:_____

A FACE LIT ILLUM. CHANNEL LETTERS- ELEVATION
Scale: 1/4” - 1’ - 0”

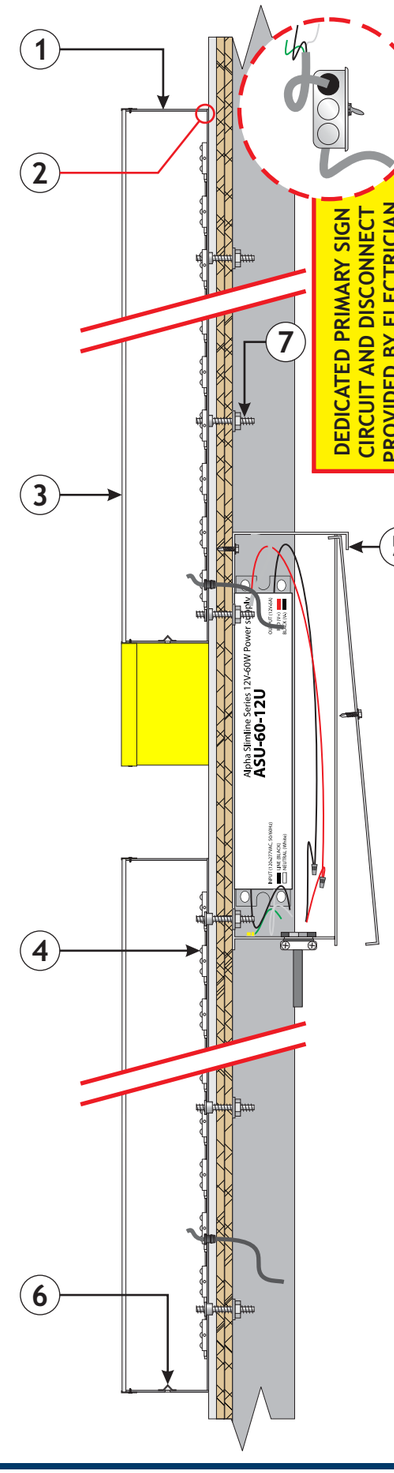


SIGN - DETAILS

1. 5’’ DEEP ALUMINUM LETTERS WITH ROUTED ALUMINUM BACKS PAINTED TO MATCH SW PT-19 IT’S ALL ABOUT THE BLUE (UFN 1554796), INTERIOR SURFACES PAINTED HIGH GLOSS WHITE
2. LETTER RETURNS & BACKS ARE CAULKED TO ELIMINATE LIGHT LEAKS
3. 3/16” THICK #7328 WHITE ACRYLIC LETTER FACES WITH 3/4” TRIM CAP SECURED TO LETTER WITH SELF TAPPING SCREW (TO MATCH RETURNS)
4. BITRO PLUS 6500K WHITE LED UNITS (PLACED END-TO-END) TO ILLUMINATE LETTERS
5. 3/8” RIGID CONDUIT FOR LOW VOLTAGE PASS-THRU TO BITRO ASU-60-12U LED DRIVER (120-277 VOLT) CONTAINED IN PAIGE 980054C SNAP 2 ENCLOSURE
6. DRAIN HOLE IN BOTTOM OF LETTER RETURN WITH LIGHT COVER
7. LETTERS MOUNT FLUSH TO SURFACE WITH REQUIRED FASTENERS

BBW32FL 2L

FACE LIT ILLUM. CHANNEL LETTERS - SECTION



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BRYANT, AR 72002

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RUGGLES SIGN DOES NOT PROVIDE PRIMARY ELECTRICAL TO SIGN LOCATION!

c UL us — **Suitable for Wet Locations**

UL label located on top of signs

Submittal Date: 07/15/24
Plan Issue/Rev Date: _____
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Designer: Jaye Williams

REVISIONS

R1:_____ R6:_____
R2:_____ R7:_____
R3:_____ R8:_____
R4:_____ R9:_____
R5:_____ R10:_____

B NON-ILLUM. LETTERS - ELEVATION
Scale: 1 1/2” = 1’ - 0”

NARROW LOGO
2.14 SQ FT

5'-2"

5”

Bath & Body Works

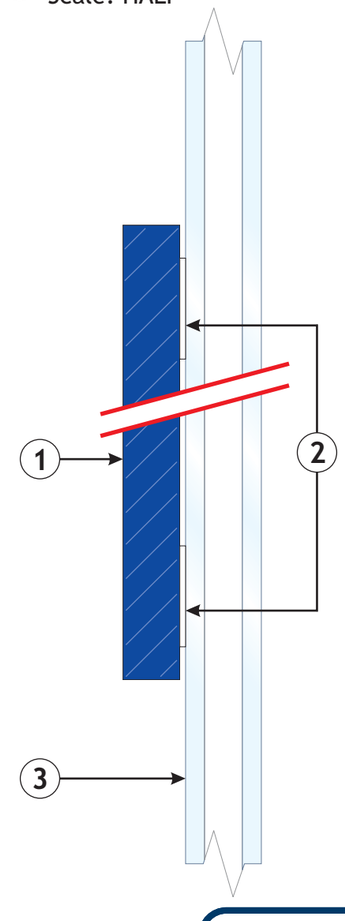
****INSTALLATION NOTE****

- GLASS TO BE THOROUGHLY CLEANED OF ANY DEBRIS PRIOR TO INSTALLATION.
- DOUBLE SIDED TAPE IS ONLY FOR SHORT TERM APPLICATION.
- SILICONE MUST BE APPLIED TO BACKSIDE OF LETTERS TO ENSURE PROPER ADHESION TO GLASS.

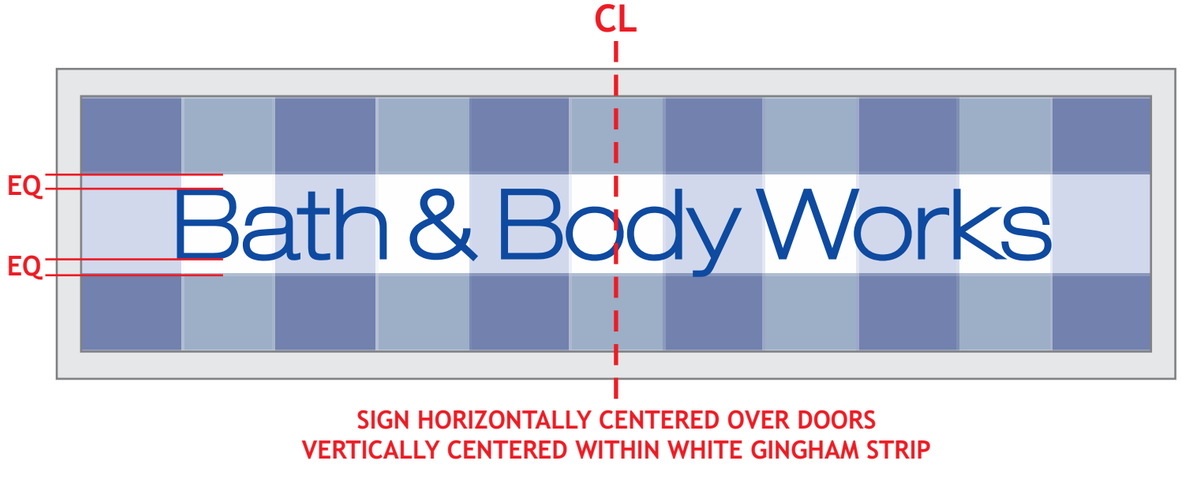
SIGN - DETAILS

1. 3/4” THICK, ROUTED ACRYLIC LETTERS PAINTED SW PT-19 IT’S ALL ABOUT THE BLUE (UFN 1554796)
2. LETTER ARE MOUNTED FLUSH TO STOREFRONT WITH DOUBLE SIDED TAPE AND SILICONE
3. STOREFRONT GLASS BY OTHERS

NON-ILLUM. LETTERS - SECTION
Scale: HALF



INSTALL - DETAILS



SIGN HORIZONTALLY CENTERED OVER DOORS
VERTICALLY CENTERED WITHIN WHITE GINGHAM STRIP

Ruggles SIGN
93 Industry Drive
PO Box 349
Versailles, KY 40383
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MEMBER

Bath & Body Works

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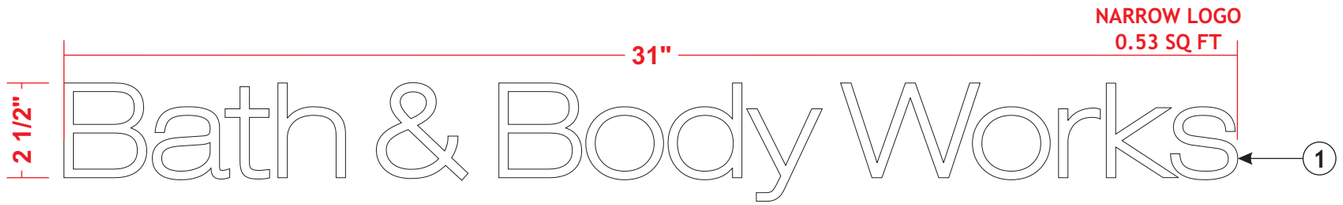
Submittal Date: 07/15/24
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REVISIONS

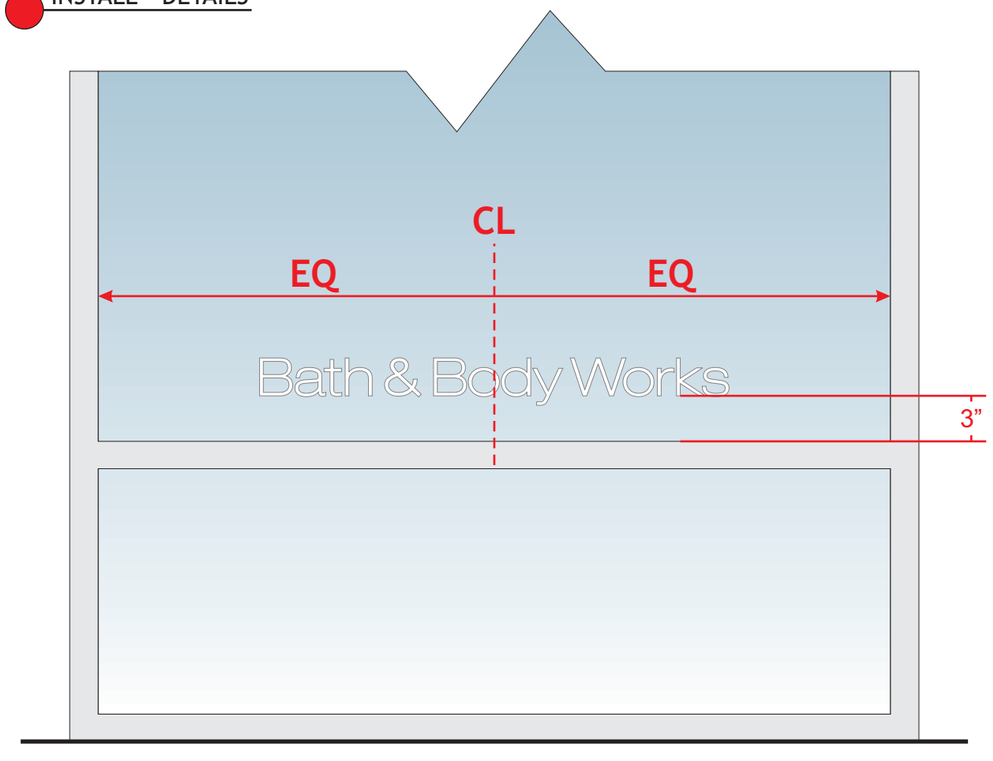
R1: R6:
R2: R7:
R3: R8:
R4: R9:
R5: R10:

BBW5FCO GM

C WINDOW VINYL - DETAIL
Scale: 3” = 1’ - 0”



INSTALL - DETAILS



SIGN - DETAILS

1. REVERSE CUT, MATTE WHITE VINYL
2. VINYL GRAPHIC IS INSTALLED ON THE INSIDE SURFACE OF STOREFRONT GLASS

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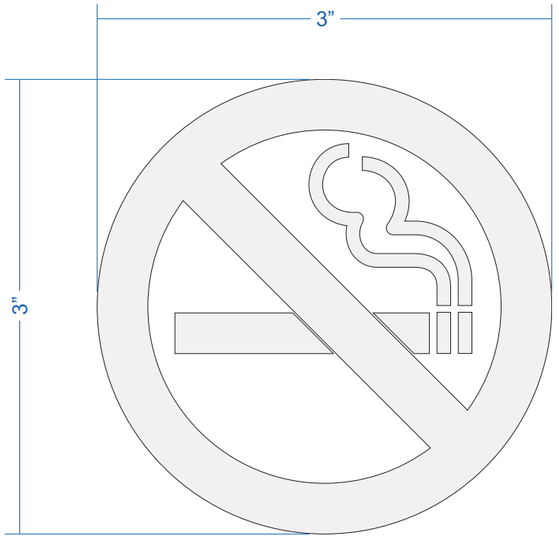
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Acct Rep: Ashley Abney
Designer: Jaye Williams

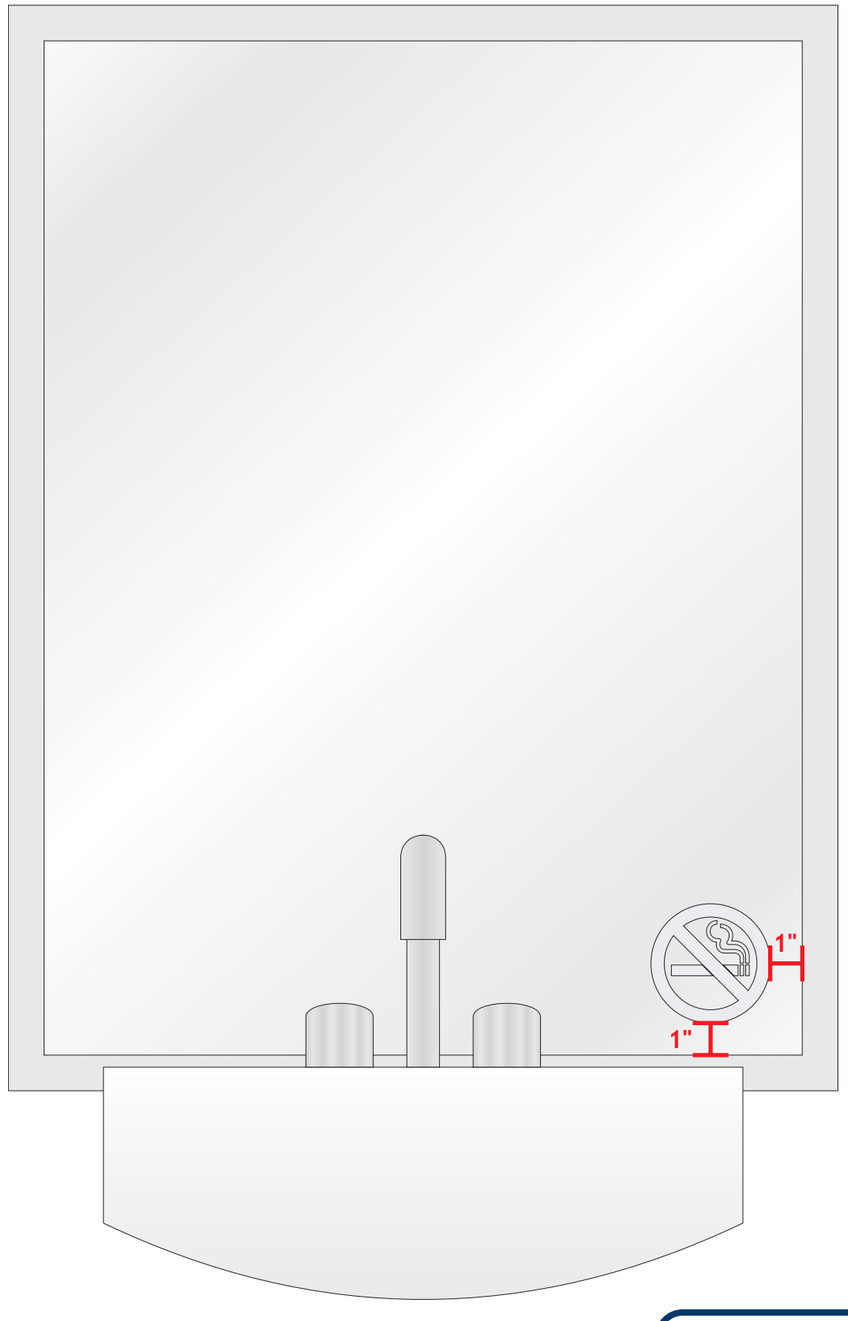
REVISIONS

R1:_____ R6:_____
R2:_____ R7:_____
R3:_____ R8:_____
R4:_____ R9:_____
R5:_____ R10:_____

D VINYL - ELEVATION
Scale: FULL



INSTALL - DETAILS



SIGN - DETAILS

1. FORWARD CUT FROSTED VINYL APPLIED FIRST SURFACE OF MIRROR
2. VINYL APPLIED DIRECTLY TO FACE OF MIRROR AT BOTTOM RIGHT CORNER, 1" FROM BOTTOM AND RIGHT EDGES OF FRAME

Ruggles SIGN
93 Industry Drive
PO Box 349
Versailles, KY 40383
859.879.1199

MEMBER

Bath & Body Works

STORE: 2899 | SPACE: 4B
ALCOA CROSSINGS
7341 ALCOA RD.
BRYANT, AR 72002

This sign is intended to be installed in accordance with the requirements of Article 600 of the National Electrical Code and/or other applicable local codes. This includes proper grounding and bonding of the sign.

RUGGLES SIGN DOES NOT PROVIDE PRIMARY ELECTRICAL TO SIGN LOCATION!

c UL US

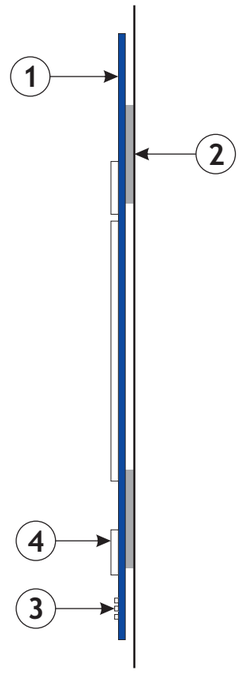
Submittal Date: 07/15/24
Plan Issue/Rev Date: _____
Acct Rep: Ashley Abney
Designer: Jaye Williams

REVISIONS

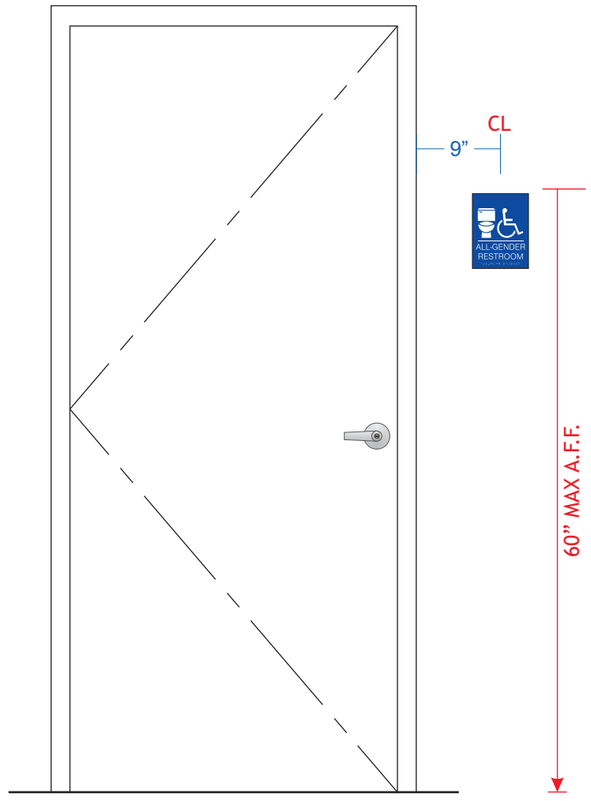
R1:_____ R6:_____
R2:_____ R7:_____
R3:_____ R8:_____
R4:_____ R9:_____
R5:_____ R10:_____

E ACCESSIBLE RESTROOM SIGNAGE - ELEVATION / SECTION
Scale: HALF SIZE





ACCESSIBLE RESTROOM SIGNAGE - INSTALLATION DETAIL
Scale: N.T.S.



SIGN - DETAILS

1. 1/4” THICK MOLDED PLASTIC, TO MATCH SW PT-19 “IT’S ALL ABOUT THE BLUE”
2. 1/4” THICK ROUTED ACRYLIC SYMBOL AND COPY, MATTE WHITE MOUNTED FLUSH TO WALL WITH DOUBLE SIDED TAPE (TAPE IS PRE-APPLIED TO PANEL, JUST PEEL AND STICK)
3. TYPE 2 BRAILLE LOCATED AT BOTTOM OF SIGN
4. CHARACTERS TO BE RAISED 1/32” MINIMUM

Ruggles SIGN
93 Industry Drive
PO Box 349
Versailles, KY 40383
859.879.1199

MEMBER

Bath & Body Works

STORE: 2899 | SPACE: 4B
ALCOA CROSSINGS
7341 ALCOA RD.
BRYANT, AR 72002

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RUGGLES SIGN DOES NOT PROVIDE PRIMARY ELECTRICAL TO SIGN LOCATION!

c UL us

Submittal Date: 07/15/24
Plan Issue/Rev Date: _____
Acct Rep: Ashley Abney
Designer: Jaye Williams

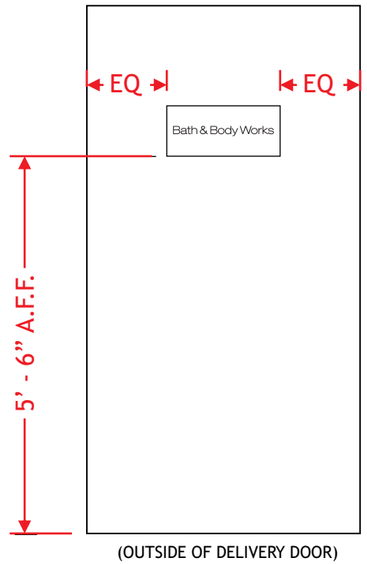
REVISIONS

R1:_____ R6:_____
R2:_____ R7:_____
R3:_____ R8:_____
R4:_____ R9:_____
R5:_____ R10:_____

F PANEL - ELEVATION
Scale: 3” = 1’ - 0”

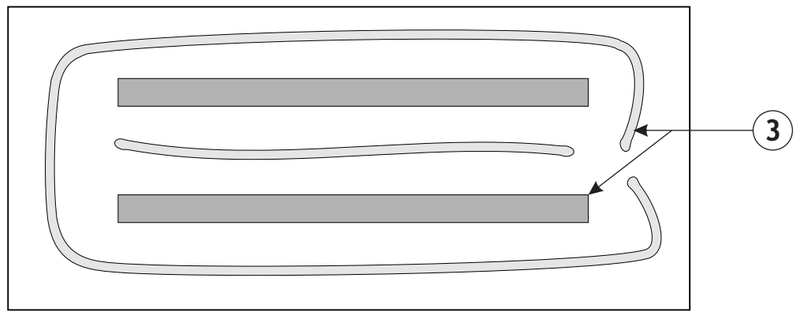


PANEL - INSTALL DETAIL
Scale: N.T.S.



(OUTSIDE OF DELIVERY DOOR)

PANEL - BACK SIDE
Scale: 3” = 1’ - 0”



SIGN - DETAILS

1. .040 PRE-FINISHED WHITE ALUMINUM PANEL
2. FORWARD CUT, GLOSS BLACK VINYL LOGO, APPLIED TO FACE OF WHITE PANEL
3. PANEL IS MOUNTED FLUSH TO DOOR WITH SILICONE AND VHB DOUBLE SIDED TAPE

Ruggles SIGN
93 Industry Drive
PO Box 349
Versailles, KY 40383
859.879.1199

MEMBER

Bath & Body Works

STORE: 2899 | SPACE: 4B
ALCOA CROSSINGS
7341 ALCOA RD.
BRYANT, AR 72002

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RUGGLES SIGN DOES NOT PROVIDE PRIMARY ELECTRICAL TO SIGN LOCATION!

c UL US

Submittal Date: 07/15/24
Plan Issue/Rev Date: _____
Acct Rep: Ashley Abney
Designer: Jaye Williams

REVISIONS

R1:_____ R6:_____
R2:_____ R7:_____
R3:_____ R8:_____
R4:_____ R9:_____
R5:_____ R10:_____

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: 8-19-24

Sign Co. or Sign Owner

Name Little Rock Conway Sign
Address PO Box 806
City, State, Zip Conway AR 72033
Phone 501-327-4166
Alternate Phone 501-764-7611

Property Owner

Name Fiiz Drinks
Address 2340 Texas Heritage Parkway #600
City, State, Zip Brookshire TX 77494
Phone 281-375-9305
Alternate Phone _____

GENERAL INFORMATION

Name of Business Fiiz Drinks
Address/Location of sign 1812 Reynolds Rd Suite 4
Zoning Classification C-2

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 Andrew Holt, 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 S1	Wall	38" x 164.75"	43.5	16'4"	13'2"	
B S3	Wall	38" x 164.75	43.5	16'2"	13'	
C S4	Wall	38" x 164.75	43.5	13'4"	10'2"	
~~D~~ S5	Pole/tenant	32 1/2 x 69 1/2	10.86			
E						
~~G~~ F						

Sign 2 is a menu board for drive thru - that won't require a permit, will it?

PLOT MAP



DESIGN LEGEND

S1: FRONT LIT CHANNEL LETTERS
- 3'-2" x 13'-8 3/4" OVERALL

S2: FRONT LIT WALL SIGN MENU
- 4'-0" x 6'-7" OVERALL

S3: FRONT LIT CHANNEL LETTERS
- 3'-2" x 13'-8 3/4" OVERALL

S4: FRONT LIT CHANNEL LETTERS
- 3'-2" x 13'-8 3/4" OVERALL

S5: TENANT VINYL / Poly ??
- 1'-10 1/2" x 5'-9 1/2" OVERALL

FILE LOCATION: Google Drive (G:) / Shared Drives / ALL JOBS / **2024-6355-Fiiz Drinks-Fiiz Drinks-Arkansas** / 03 DESIGNER DRAWINGS

ALLIED ELECTRIC SIGN & Awning
WWW.ALLIED-SIGN.COM

CLIENT: Fiiz Drinks
ADDRESS: 1812 Reynolds Road Suite #4, Bryant, Arkansas 72022
CONTACT: Amber Jones
PHONE #: 501-454-0487
DESIGNER: Courtney
EMAIL: amber@dajones.llc
ACCOUNT EXEC.: Regina Hewlett
DATE: 07/15/24
FILE NAME: Fiiz Drinks (Bryant) Sign Package 03

REV	DATE	BY	DESCRIPTION
1	07.12.24	CC	options for red or white background on monument tenant vinyl
2	07.15.24	CC	All signage to have no bubble or vegetation mask
3	00.00.24	XX	xxx
4	00.00.24	XX	xxx
5	00.00.24	XX	xxx
6	00.00.24	XX	xxx
7	00.00.24	XX	xxx
8	00.00.24	XX	xxx
9	00.00.24	XX	xxx
10	00.00.24	XX	xxx

Client Approval DATE
AE Approval DATE
Landlord Approval DATE

BACKED BY OUR 5 YEAR L.E.D WARRANTY

Survey: NAME & DATE
Permit: 00.00.24
Page: CALLOUT 1 of 8

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Follow us on

(A)

Verify Measurements given
Get Measurements as indicated
Elec? Access?

S1.)

S1

FIIZ DRINKS
YOUR DRINK. YOUR WAY.

NIGHT VIEW *Not in Scale*



EXISTING CONDITIONS
Not in Scale

SQUARE FOOTAGE BREAKDOWN

FASCIA: 26 Linear Ft.
CODE ALLOTMENT (2 SQ.FT/LIN FT.) = 52 sq. ft.

PROPOSED SIGNAGE: 43.5 sq. ft.

*Rendering is an Approximate Visual Aid ONLY
Actual Results May Vary



SOUTH ELEVATION
Not in Scale

FILE LOCATION: Google Drive (G:) / Shared Drives / ALL JOBS / **2024-6355-Fiiz Drinks-Fiiz Drinks-Arkansas** / 03 DESIGNER DRAWINGS

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DESIGNER: Courtney
ACCOUNT EXEC.: Regina Hewlett
DATE: 07/15/24
FILE NAME: Fiiz Drinks (Bryant) Sign Package 03

REV.	DATE	BY	DESCRIPTION
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2	07.15.24	CC	All signage to have no bubbles or registration mark
3	00.00.24	XX	xxxx
4	00.00.24	XX	xxxx
5	00.00.24	XX	xxxx
6	00.00.24	XX	xxxx
7	00.00.24	XX	xxxx
8	00.00.24	XX	xxxx
9	00.00.24	XX	xxxx
*10	00.00.24	XX	xxxx

Client Approval DATE
ALL Approval DATE
Landlord Approval DATE

BACKED BY OUR 5 YEAR L.E.D WARRANTY

Survey NAME & DATE
Permit
Scale CALLOUT
2 of 8

LOCATIONS: HQ LINDON: **543 W. 1600 N. LINDON, UT** LAS VEGAS: **6845 SPEEDWAY BLVD. #K103, LAS VEGAS, NV 89115** Utah Contractors: 375809-5501 Nevada: 60486 Colorado: LIC00247443 Idaho: RCE-29969

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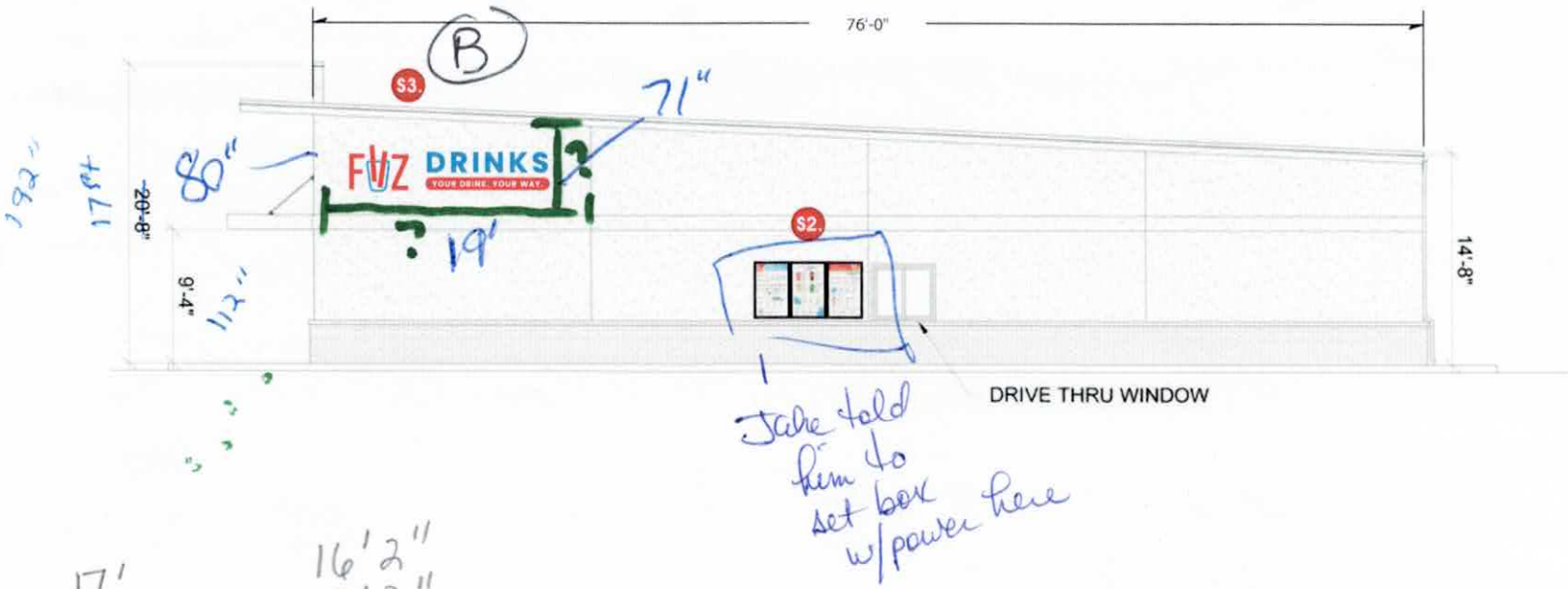
Follow us on

17"
-8"
16'4" top

16'4"
3'2"
13'2"

S2. & S3.) EAST ELEVATION

FRONT LIT WALL SIGN MENU & FRONT LIT CHANNEL LETTERS



17'
-10"
16'2"

16'2"
-3'2"
13'

EAST ELEVATION:

SCALE: 1/8" = 1'-0"

SQUARE FOOTAGE BREAKDOWN

FASCIA: 76 Linear Ft.
CODE ALLOTMENT (2 SQ.FT/LIN FT.) = 152 sq. ft.

PROPOSED SIGNAGE: 43.5 + 30 = 73.5 sq. ft.

FILE LOCATION: Google Drive (G:) / Shared Drives / ALL JOBS / **2024-6355-Fiiz Drinks-Fiiz Drinks-Arkansas** / 03 DESIGNER DRAWINGS

ALLIED ELECTRIC SIGN & Awning
WWW.ALLIED-SIGN.COM

CLIENT: Fiiz Drinks
ADDRESS: 1812 Reynolds Road Suite #4, Bryant, Arkansas 72022
DESIGNER: Courtney
ACCOUNT EXEC.: Regina Hewlett
FILE NAME: Fiiz Drinks (Bryant) Sign Package 03
CONTACT: Amber Jones
PHONE #: 501-454-0487
EMAIL: amber@dajones.llc
DATE: 07/15/24

REV	DATE	BY	DESCRIPTION
1	07.12.24	CC	options for red or white background on monument tenant vinyl
2	07.15.24	CC	All signage to have no bubble or vegetation mark
3	00.00.24	XX	xxxx
4	00.00.24	XX	xxxx
5	00.00.24	XX	xxxx
6	00.00.24	XX	xxxx
7	00.00.24	XX	xxxx
8	00.00.24	XX	xxxx
9	00.00.24	XX	xxxx
10	00.00.24	XX	xxxx

Client Approval — DATE
AE Approval — DATE
Landlord Approval — DATE

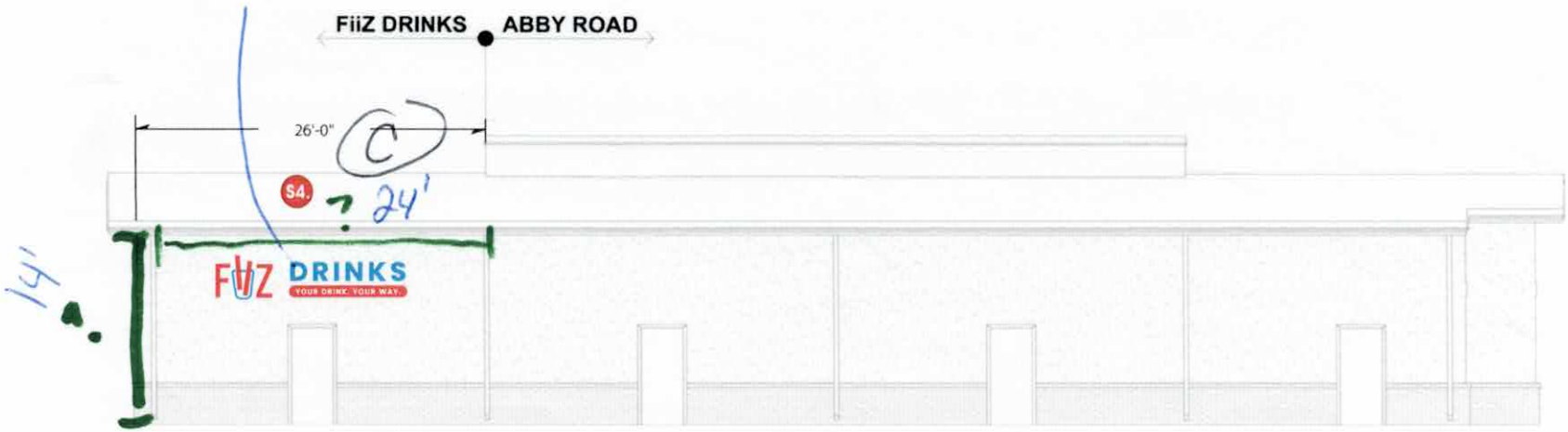
BACKED BY ONE 5 YEAR L.E.D WARRANTY

SCALE: NAME & DATE
REVISED: 00.00.24
PAGE: CALLOUT — 3 of 8

LOCATIONS: HQ LINDON: 543 W. 1600 N. LINDON, UT LAS VEGAS: 6845 SPEEDWAY BLVD. #K103, LAS VEGAS, NV 89115 Utah Contractors: 375809-5501 Nevada: 60486 Colorado: LIC00247443 Idaho: RCE-29969
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Follow us on

S4.) NORTH ELEVATION
FRONT LIT CHANNEL LETTERS

Wall Pack in the way- May have to patch



14' − 8" = 13' 4"

13' 4" − 3' 2" = 10' 2"

CHANNEL LETTERS:

SCALE: 1/8" = 1'-0"

SQUARE FOOTAGE BREAKDOWN

FASCIA: 26 Linear Ft.
CODE ALLOTMENT (2 SQ.FT/LIN FT.) = 52 sq. ft.

PROPOSED SIGNAGE: 43.5 sq. ft.

FILE LOCATION: Google Drive (G:) / Shared Drives / ALL JOBS / **2024-6355-Fiiz Drinks-Fiiz Drinks-Arkansas** / 03 DESIGNER DRAWINGS

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CONTACT: Amber Jones
PHONE #: 501-454-0487
DESIGNER: Courtney
EMAIL: amber@diaones.llc
ACCOUNT EXEC.: Regina Hewlett
DATE: 07/15/24
FILE NAME: Fiiz Drinks (Bryant) Sign Package 03

REV	DATE	BY	DESCRIPTION
1	07.12.24	CC	options for vinyl on white background on monument (wrap) vinyl
2	07.15.24	CC	All signage to have no bubble or vegetation mask
3	00.00.24	XX	xxxx
4	00.00.24	XX	xxxx
5	00.00.24	XX	xxxx
6	00.00.24	XX	xxxx
7	00.00.24	XX	xxxx
8	00.00.24	XX	xxxx
9	00.00.24	XX	xxxx
10	00.00.24	XX	xxxx

Client Approval — DATE
PE Approval — DATE
Landlord Approval — DATE

BACKED BY OUR 5 YEAR L.E.D WARRANTY

Survey: NAME & DATE
Permit: 00.00.24
Stage: CALLOUT
4 of 8

LOCATIONS: HQ LINDON: 543 W. 1600 N. LINDON, UT LAS VEGAS: 6845 SPEEDWAY BLVD. #K103, LAS VEGAS, NV 89115 Utah Contractors: 375809-5501 Nevada: 60486 Colorado: LIC00247443 Idaho: RCE-29969
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Follow us on

S5.) EXISTING D/S MONUMENT

~~FRONT LIT CHANNEL LETTERS~~

Flat Poly Faces w/ translucent vinyl

VO - 49½" x 22½"
1½" Ref.



EXISTING CONDITIONS
Not in Scale



EXTERIOR
Not in Scale

FILE LOCATION: Google Drive (G:) / Shared Drives / ALL JOBS / **2024-6355-Fiiz Drinks-Fiiz Drinks-Arkansas** / 03 DESIGNER DRAWINGS

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WWW.ALLIED-SIGN.COM

CLIENT: Fiiz Drinks
ADDRESS: 1812 Reynolds Road Suite #4, Bryant, Arkansas 72022
CONTACT: Amber Jones
PHONE #: 501-454-0487
DESIGNER: Courtney
EMAIL: amber@dajones.llc
ACCOUNT EXEC.: Regina Hewlett
DATE: 07/15/24
FILE NAME: Fiiz Drinks (Bryant) Sign Package 03

REV.	DATE	BY	DESCRIPTION
1	07.12.24	CC	options for red or white background on monument header vinyl
2	07.12.24	CC	All signage to have no bubble or registration mark
3	00.00.24	XX	xxxx
4	00.00.24	XX	xxxx
5	00.00.24	XX	xxxx
6	00.00.24	XX	xxxx
7	00.00.24	XX	xxxx
8	00.00.24	XX	xxxx
9	00.00.24	XX	xxxx
10	00.00.24	XX	xxxx

Client Approval — DATE
AE Approval — DATE
Landlord Approval — DATE

BACKED BY OUR 5 YEAR L.E.D WARRANTY

Scale: NAME & DATE
Page: CALLOUT — 5 of 8

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Follow us on

A B C

S1., S2. & S4.) SOUTH, EAST & NORTH ELEVATION

FRONT LIT CHANNEL LETTERS

POWER REQUIREMENTS: PROVIDED BY OTHERS
(1) 20 AMP Circuit / 120 Volts

ACCURATE FIELD SURVEY REQUIRED PRIOR TO FABRICATION

ALLIED TO MANUFACTURE & INSTALL
QTY (3) SETS OF FRONT LIT CHANNEL LETTERS

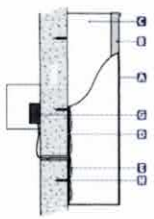
- **A** **FACES:** 3/16" Trans White Plex w. Applied Vinyl
  - **VINYL:** Vinyl to Match V1 & V2
  - **BUBBLES:** to Have .040 White Aluminum Middles
- **B** **TRIMCAP:** 1" White Trimcap
- **C** **RETURNS:** 3" .040 White Aluminum
- **D** **BACKS:** .063 Aluminum Stock Color
- **E** **ILLUMINATION:** White LED's
- **F** **POWER SUPPLY:** Remote Housed in Power Supply Box
- **G** **MOUNTING:** Flush to Façade

  - Visible Disconnect Switch at Sign
  - 120V Service Supplied by Others



VINYL SCHEDULE

V1:	3M Poppy Red 3630-143
V2:	Orajet 3850 w. 8520 Lam



SIDE DETAIL - FRONT LIT CHANNEL LETTERS
Not to Scale

CHANNEL LETTERS: 43.5 SQ. FT.

SCALE: 3/4" = 1'-0"

FILE LOCATION: Google Drive (G:) / Shared Drives / ALL JOBS / **2024-6355-Fiiz Drinks-Fiiz Drinks-Arkansas** / 03 DESIGNER DRAWINGS

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WWW.ALLIED-SIGN.COM

CLIENT: Fiiz Drinks
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CONTACT: Amber Jones
PHONE #: 501-454-0487
EMAIL: amber@dajones.llc
DESIGNER: Courtney
ACCOUNT EXEC.: Regina Hewlett
DATE: 07/15/24
FILE NAME: Fiiz Drinks (Bryant) Sign Package 03

REV.	DATE	BY	DESCRIPTION
1	07.12.24	CC	options for led or white background on monument tenant vinyl
2	07.18.24	CC	All signage to have no bubble or registration mark
3	00.00.24	XX	xxxx
4	00.00.24	XX	xxxx
5	00.00.24	XX	xxxx
6	00.00.24	XX	xxxx
7	00.00.24	XX	xxxx
8	00.00.24	XX	xxxx
9	00.00.24	XX	xxxx
10	00.00.24	XX	xxxx

Client Approval — DATE
Ali Approval — DATE
Landlord Approval — DATE

BACKED BY OUR 5 YEAR LED WARRANTY

Survey: NAME & DATE
Permit: 00.00.24
Stage: CALLOUT
6 of 8

LOCATIONS: HQ LINDON: **543 W. 1600 N. LINDON, UT** LAS VEGAS: **6845 SPEEDWAY BLVD. #K103, LAS VEGAS, NV 89115** Utah Contractors: 375809-5501 Nevada: 60486 Colorado: LIC00247443 Idaho: RCE-29969
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Follow us on

S5.) D/S MONUMENT

~~FRONT LIT CHANNEL LETTERS~~

ALLIED TO MANUFACTURE & INSTALL
QTY (2) SETS OF TENANT VINYL

Flat Poly Faces w/ translucent vinyl

- **A** **VINYL:** To Match V1-V2
- **B** **MOUNTING:** Flush to Tenant Panel

ACCURATE FIELD SURVEY REQUIRED PRIOR TO FABRICATION



VINYL SCHEDULE
V1: 3M Poppy Red 3630-143
V2: Oracal 053 Light Blue 8500 Series

VINYL: QTY 2

SCALE: 3/8" = 1'-0"

FILE LOCATION: Google Drive (G:) / Shared Drives / ALL JOBS / **2024-6355-Fiiz Drinks-Fiiz Drinks-Arkansas** / 03 DESIGNER DRAWINGS

ALLIED ELECTRIC SIGN & Awning
WWW.ALLIED-SIGN.COM

CLIENT: Fiiz Drinks
ADDRESS: 1812 Reynolds Road Suite #4, Bryant, Arkansas 72022
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3	00.00.24	XX	xxxx
4	00.00.24	XX	xxxx
5	00.00.24	XX	xxxx
6	00.00.24	XX	xxxx
7	00.00.24	XX	xxxx
8	00.00.24	XX	xxxx
9	00.00.24	XX	xxxx
10	00.00.24	XX	xxxx

Client Approval — Date
GC Approval — Date
Landlord Approval — Date

BACKED BY OUR 5 YEAR L.E.D WARRANTY

Survey: NAME & DATE
Permit: 00.00.24
Page: CALLOUT — 8 of 8

LOCATIONS: HQ LINDON: **543 W. 1600 N. LINDON, UT** LAS VEGAS: **6845 SPEEDWAY BLVD. #K103, LAS VEGAS, NV 89115** Utah Contractors: 375809-5501 Nevada: 60486 Colorado: LIC00247443 Idaho: RCE-29969
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Follow us on

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: 8.20.24

Sign Co. or Sign Owner

Name Action Sign
Address 2700 John Harden Drive
City, State, Zip Jacksonville, AR 7207
Phone 501.457.739
Email Address tim@actionsignandneon.co

Property Owner

Name Fun Town RV
Address 22524 I-30
City, State, Zip Bryant, AR 7202
Phone 817.760.210
Email Address patrick.baker@funtownrv.co

GENERAL INFORMATION

Name of Business Fun Town R
Address/Location of sign 22524 I-30 Bryant, AR 720
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 _____, 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	Road Sign Face	102"x204'	144.5	58.5'	50'	
B	Building Sign - Ma	4'x10'	40	21.75	18'	
C	Building Sign - Service	4'x10'	40	15'	11'	
E						
F						
G						

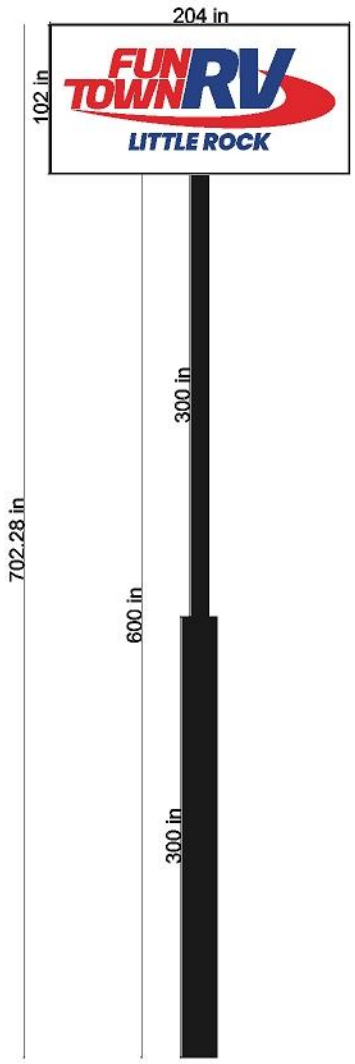
Folder Name
K:\Art Department\2024\Fun Town RV

Designer

File Name
Fun Town RV.fs

Job Number

QTY: 2 SS Acrylic Sign Faces w/Install



QTY: 2 Sets of Face Lit Channel Letters Install 1 on Main & 1 on Service Bldg









Description

ARTWORK IS PROPERTY OF ACTION SIGN & NEON AND SHALL NOT BE DUPLICATED OR COPIED IN ANY MANNER.

ACTION SIGN
SIGNS WITH DIRECTION

P. O. Box 188
Jacksonville, AR 72076
2700 John Harden Dr.
Jacksonville, AR 72076

Ph 501-457-7391
Ph/Text 501-712-0012
Fax 501-457-7393

ARTWORK APPROVAL **MUST** BE MADE IN WRITING.
THIS CAN BE DONE BY A SIMPLE EMAIL, TEXT, OR FAX
WITH THE APPROVED ARTWORK ATTACHED.
PRODUCTION WILL NOT START OTHERWISE.

Customer	Name	Design Time	Design Time Pricing
Phone	Email	Date 8/20/2024	Minutes

Design time is at a rate of $60 per hour, in 15 minute increments. Your first 15 minutes is *FREE*.

COLORS SHOWN ARE FOR REFERENCE ONLY. COLORS MAY VARY.

ARTWORK APPROVAL

PLEASE READ CAREFULLY

ALL PAGES PROVIDED IN THIS DOCUMENT MUST BE SIGNED

Please be advised that all pages of the document displaying artwork proofs must be thoroughly reviewed in their entirety. It is imperative to examine each page carefully to ensure accuracy, orientation, completeness, and satisfaction with the design.

Upon completion of the review, each page must be signed by the responsible individual or authorized representative to indicate approval. Your signature serves as confirmation that you have reviewed and accepted the artwork as presented.

Production of your signage order will commence only after all pages have been reviewed and signed. Failure to review and sign each page may result in delays in production and may affect the final outcome of your signage.

We appreciate your attention to this important step in the process and thank you for your cooperation. If you have any questions or concerns regarding the artwork proofs or the approval process, please do not hesitate to contact us.

ACE SIGNS

PROPERTY BRAND/EXTENSION: Goodwill

PROPERTY LOCATION: 5914 Hwy 5 N Bryant, AR 72022

PROPERTY CODE: TBD

DATE: 08/01/2024

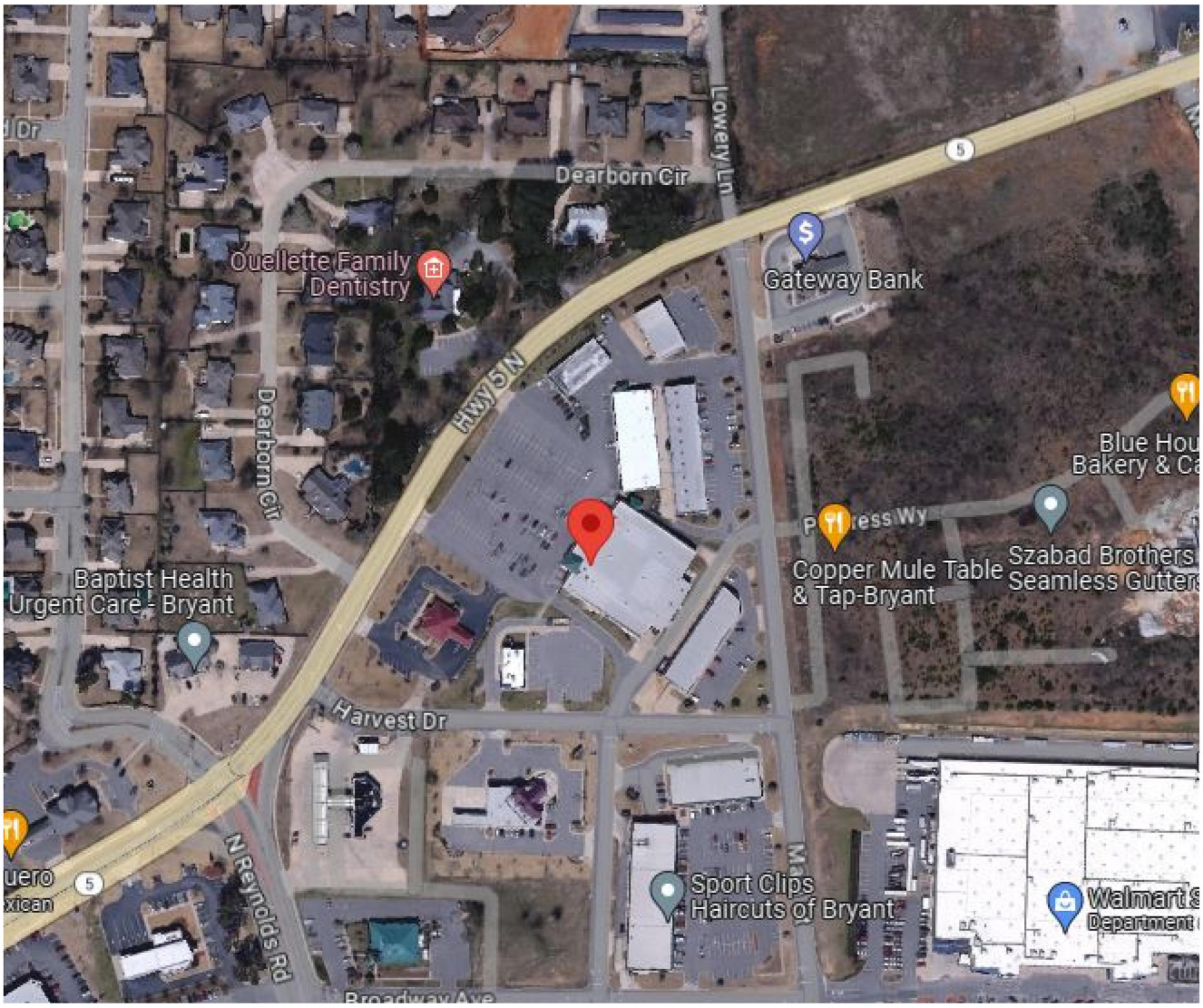
SALES REP: Tonya Hulett

PREPARED BY: Victoria Phan

©2022 ACE Company & Ace Signs of Arkansas, LLC. All Rights Reserved. This design is the property of ACE Company and are the result of original work of its employees. They are submitted to your company for the purpose of consideration to purchase from ACE Company, a project according to this design. Exhibition to anyone other that employees of your company or use of this design or to create a design that is similar without written approval from ACE Company is a violation of copyright. In the event that such violation occurs, ACE Company shall be paid for the full amount of any project using a similar design. The colors and dimensions are approximate and may vary from the actual product. Customer must Sign and Date for artwork approval to confirm they are ready for production. **Please double check colors, sizes, placement, description, and spelling errors before signing.** After payments and signed approval, the artwork is now owned by the customer.

INITIALS: _____

LOCATION MAP



ACE SIGNS

PROPERTY BRAND/EXTENSION:	PROPERTY LOCATION:	PROPERTY CODE:
Goodwill	5914 Hwy 5 N Bryant, AR 72022	TBD
DATE: 08/01/2024	**SALES REP:** Tonya Hulett	**PREPARED BY:** Victoria Phan

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INITIALS: _____

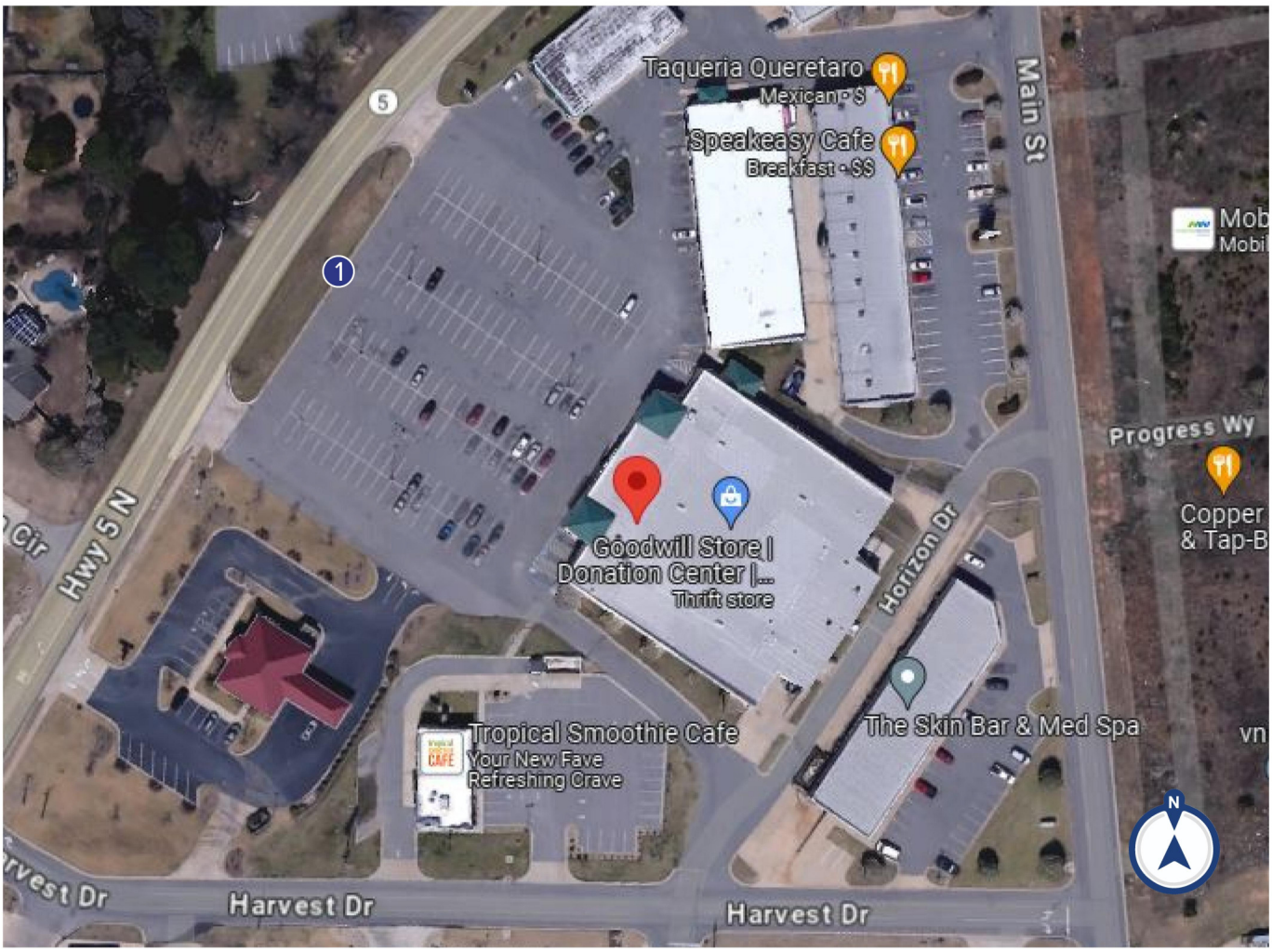
SITE PLAN

PROPOSED SIGNS:

1. MID-RISE

EXISTING SIGNS:

1. MID-RISE



PROPERTY BRAND/EXTENSION: Goodwill	**PROPERTY LOCATION:** 5914 Hwy 5 N Bryant, AR 72022	**PROPERTY CODE:** TBD
DATE: 08/01/2024	**SALES REP:** Tonya Hulett	**PREPARED BY:** Victoria Phan

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INITIALS: _____

1 MID-RISE

EXISTING



PROPOSED



RENDERINGS NOT TO SCALE



H6'-1" x W13'-5 3/4" Face with applied graphics
H4' x W13'-5 3/4" Face with applied graphics

PANTONE WHITE
PANTONE BLACK
PANTONE REFLEX BLUE

ACE SIGNS

PROPERTY BRAND/EXTENSION: Goodwill

PROPERTY LOCATION: 5914 Hwy 5 N Bryant, AR 72022

PROPERTY CODE: TBD

DATE: 08/01/2024

SALES REP: Tonya Hulett

PREPARED BY: Victoria Phan

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INITIALS: _____

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

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

Date: August 6, 2024

Sign Co. or Sign Owner

Name ACE Sign Company
Address 11935 Interstate 30
City, State, Zip Little Rock, AR 72209
Phone 501-562-0800
Alternate Phone _____

Property Owner

Name Goodwill Industries of Arkansas
Address 7400 Scott Hamilton Drive
City, State, Zip Little Rock, AR 72209
Phone 501-372-5100
Alternate Phone _____

GENERAL INFORMATION

Name of Business Goodwill Industries of Arkansas
Address/Location of sign 5914 Hwy 5 N, Bryant AR 72022
Zoning Classification C2

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 Tonya Hulett, Project Manager, 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

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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	Existing Pole Sign	13' 5 3/4" x 10' 1"	136	24' 6"	14' 5"	
B						
C						
E						
F						
G						

ORDINANCE 2012 - 29

AN ORDINANCE REGULATING SIGNS WITHIN THE CITY LIMITS OF THE CITY OF BRYANT, ARKANSAS; AND FOR OTHER PURPOSES.

WHEREAS, the City of Bryant Arkansas desires to promote beautification efforts and promote the use of signs in the city which are safe, aesthetically pleasing, compatible with their surroundings and legible in the circumstances in which they are seen.

WHEREAS, the City of Bryant recognizes the need for a well-maintained and attractive physical appearance of the community and the need for adequate business identification for the conduct of competitive commerce.

WHEREAS, the City of Bryant desires to reduce sign or advertising distractions which may increase traffic accidents by distracting driver's attention from the roadway;

NOW BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF BRYANT, ARKANSAS:

SECTION 1: Enactment of Attached Sign Ordinance Regulations.

The City Council of Bryant, Arkansas hereby approves and adopts by reference the Sign Ordinance. Said Ordinance shall be filed in the office of the City Clerk of the City of Bryant, Arkansas and from the date on which this ordinance shall take effect the provisions thereof shall be controlling within the limits of the City of Bryant and those areas in the territory subject to Bryant zoning regulations.

SECTION 2: Severability and General Repealer.

That all ordinances and part of ordinances of a permanent and general nature in effect at the time of adoption of this ordinance and not included herein, are hereby repealed where they are in conflict with this ordinance.

All Ordinances and resolutions and parts thereof in conflict herewith are hereby repealed to the extent of such conflict.

Section 3: Emergency Clause.

An emergency is hereby declared, it being necessary to protect the health and safety of the citizens of Bryant, Arkansas such that this Ordinance shall have full force and effect immediately upon its passage.

PASSED AND APPROVED THIS 27th DAY OF September, 2012, BY THE CITY COUNCIL OF BRYANT, ARKANSAS.

Jill Dabbs, Mayor

Attest:

Heather Kizer, City Clerk

Purpose and Scope

SECTION ONE

Purpose

Signs are an important and necessary means of communication. When properly regulated, signs can serve as a great economic and aesthetic asset. In enacting this Ordinance, it is the intent of the City of Bryant to promote commerce and the use of attractive signage, facilitate traffic safety, and to comprehensively address community aesthetic concerns about visual clutter and blight in the environment. The regulation of signs in the City is intended to cultivate an aesthetically-pleasing environment with these concerns in mind. Sign regulation shall be consistent with land use patterns, and signs shall add to, rather than detract from the architecture of the buildings where they are located. Signs shall be well maintained and, in addition, shall not create traffic safety hazards. The regulation of signs in the City of Bryant is intended to be content-neutral and to provide adequate opportunity for the presentation of messages of all kinds.

Scope

The primary intent of the Ordinance shall be to regulate signs intended to be viewed from any vehicular or pedestrian public right-of-way.

This Ordinance shall relate signage to building design, particularly integral decorative or architectural features of buildings. This Ordinance shall not regulate official traffic or government signs, control devices or signals; the copy and message of signs; signs not intended to be viewed from a public right-of-way; product dispensers and point of purchase displays; scoreboards on athletic fields; gravestones, barber poles; religious symbols; awning signs; decorations which are seasonal, clearly incidental and customarily associated with any national, local, or religious observance; the display of street numbers; and signs not exceeding one square foot in area and bearing only property numbers, postbox numbers, or names of occupants of premises.

Applicability

No signs shall be erected or maintained in any land use district established by the City's Zoning Ordinance, except those signs specifically permitted in this ordinance. The number and area of signs as outlined in this ordinance are intended to be maximum standards.

All signage shall adhere to the guidelines and regulations detailed within this Ordinance and any and all other current laws pertaining to signage.

SECTION TWO

General Provisions

It shall hereafter be unlawful for any person to erect, place, or maintain a sign in the City of Bryant except in accordance with the provisions of this Ordinance.

Section 2.01 - Signs Prohibited

The following types of signs are prohibited in all districts:

1) Abandoned signs.
2) Signs imitating or resembling official traffic or government signs or signals.
3) Signs imitating warning signals.
4) Signs within Right-of-Way. No sign whatsoever, whether temporary or permanent, except erected by an official governmental agency is permitted within any street or highway right-of-way.
5) No signs may be painted on or attached to trees, rocks, or other natural formations, fence posts, utility poles, public benches, streetlights, or building roofs.
6) Portable signs. A portable sign is any signed designed to be moved easily and not permanently affixed to the ground or to a structure or building.
7) Off-premise/off-site signs, except as permitted by Bryant Billboard Ordinance No. 2006-42.
8) Signs that are mounted, attached, or painted on trailers, boats or vehicles when parked to be used as additional signage on or near a business premises; and similar signs. No vehicle or trailer with advertising message mounted or painted thereon may be parked continuously for more than 15 consecutive calendar days in any zoning district, so that it becomes an advertising sign. Such vehicles or trailers parked on active construction sites or within a commercial zoning district with an approved temporary business permit for the vehicle or trailer are exempt from this regulation.

Section 2.02 - Permits Required

Unless otherwise provided by this Ordinance, all new signs shall require permits and payment of fees as described in this ordinance. No permit is required for the maintenance of a sign or for a change of copy on painted, printed, or changeable copy signs.

Section 2.03 - Signs Not Requiring Permits

The following types of signs are exempt from the permit requirements but must be in conformance with all other requirements of the ordinance:

1) On-Premise directional signs of six (6) square feet or less
2) Nameplates of two (2) square feet or less, non-illuminated, attached to building or structure, or supported by a post and arm structure, 1 per occupancy
3) Official public safety signs/devices, traffic control devices and signals.
4) Window signs
5) Incidental signs
6) Signs created by landscaping by which the letters and/or symbols are composed entirely of approved landscape elements.
7) Sign face changes not requiring any change to the structure of a sign
8) A-frame signs.

9) Inflatable signs less than ten (10) feet high, by ten (10) feet wide, ten (10) feet deep or one-thousand (1000) cubic feet. Larger inflatable signs require a permit and are allowed for a special event one time per year for a maximum of 30 days.
10) Blade signs.
11) Temporary signs. A Temporary sign is a sign that is advertising an event or special sale that is viewable by the public for less than seven (7) days.
12) Real estate signs on the premises of property for sale.

Section 2.04 - Lighting

1) Unless otherwise prohibited by this Ordinance, all signs may be illuminated. No illuminated sign shall be permitted which faces the front, side or rear lot lines of any residential lot regardless of zoning district and is located within fifty (50) feet thereof.
2) Every part of the light source of any illuminated sign shall be concealed from view from vehicular traffic in the public right-of-way or adjacent property. The light shall not travel from the light source directly to vehicular traffic in the public right-of-way or adjacent property, but instead shall be visible only from a reflecting or diffusing surface.
3) This provision shall not apply to neon tube lighting or electronic message centers operating in accordance with this ordinance.
4) Backlit Illuminated Awnings - Unless expressly provided otherwise in this ordinance, awning signs may be illuminated, including without limitation by backlighting.
5) Electronic message centers shall be illuminated in accordance with Section 2.05 of this Ordinance.

Section 2.05 - Changeable Copy

Unless otherwise specified by this Ordinance, any sign herein allowed may use manual changeable copy or electronic message centers as follows:

1) Electronic message centers in C-2 Commercial Zoning Districts may display animation so long as flashing is not utilized.
2) Electronic message centers in C-1 and C-2 Commercial Zoning Districts may display static images. Such static images shall remain in place on the sign for a period of at least two seconds prior to transitioning to another static image. Frame effects shall be permitted for transition from one static image to the next so long as animation and flashing are not utilized.
3) Electronic message centers are not allowed in any residential zoning district.
4) All electronic message centers must be equipped with automatic dimming technology which automatically adjusts the sign's brightness in direct correlation with natural ambient light conditions.
5) No electronic message center shall exceed a brightness level of 0.3 foot candles above ambient light as measure using a foot candle (Lux) meter at a distance set by the industry standard as defined by the Outdoor Advertising Association of America.

Section 2.06 - Sign Projections from Buildings

Signs attached to and wholly supported by a building shall not project more than eight (8) feet from any building and the bottom of such sign shall not be less than ten (10) feet above the sidewalk or fourteen (14) feet above a vehicular right of way and shall not project into the public right-of-way.

Section 2.07 - Sign Similarity to Official Signs

No sign may be placed or designed so as to simulate or interfere with traffic control devices or official highway signs.

Section 2.08 - Obstruction of Vision

No sign shall be erected on any corner lot in such a manner as to obstruct pedestrian or vehicular vision. This requirement supersedes all other setback and coverage regulations.

Section 2.09 - Interference With Utilities

No part of any sign shall be located within or over the designated safety zone of any utility easement.

Section 2.10 - Signs Viewed from Public Right of Ways

No person shall erect, fasten, or attach in any way any sign or other advertising message upon any property within the city which is facing or visible from any public street, unless legally authorized under the terms of this Ordinance. These regulations shall apply to all signs and billboards in all districts, subdivisions and zones within the City of Bryant.

Section 2.11 - Setback Requirements

No Sign shall be erected or maintained except in conformity with the following setback requirements:

1) Front: Signs shall be set back a minimum of 10 feet from back of curb, edge of roadway surface, or street right-of-way, whichever is greater.
2) Side: All signs shall be set back a minimum of 10 feet from the nearest side property line.

Exceptions: The above setback requirements shall not apply to those signs mounted on building walls lawfully sited within the setback space, when such signs otherwise conform to the provisions of this ordinance.

Section 2.12 - Sign Erection Deadline

Permits for any sign not completely erected within twelve months of date of issuance shall be void.

Section 2.13 - Inspections

All signs are subject to inspection by the Building Official or Code Enforcement, who may revoke any permit or order any sign removed upon notice and for cause as set out in Section 4.03, Section 6.07, and Section 6.08.

SECTION THREE

Specific Requirements by Sign Type and Zoning District

Section 3.01 - Specific Requirements by Sign Type

The following apply to specific types of signs located in the city.

1) Temporary signs are allowed. Temporary signs are limited to a maximum of 32 square feet in size. Signs such as banners, pennants and posters are considered temporary signs.
2) Election Event Period - An election event period begins 70 calendar days prior to and ends 7 calendar days after any public election for which the county election commission has authorized. During this event period, a lot may contain an unlimited number of temporary signs with the consent of the property owner. Property owners or their authorized agents have the right to remove unauthorized signs from their property. In no event shall signs be located in the public right-of-way.
3) Signs that are constructed, removed, destroyed or replaced shall be replaced only with a monument or ground-mounted sign which conforms to this Ordinance along the roadways listed below. Monument or ground-mounted signs shall be allowed to advertise on-premise businesses only.
   a) A monument sign is a sign mounted directly to the ground. No poles or raised support structures shall be visible.
   b) A ground-mounted sign is a permanent sign that has its supporting structure depending on the ground for attachment, and is made in such a way as to allow the supporting structure to be covered in a façade of shaped metal, brick or other durable material that matches the material encasing or surrounding the messaging area of the sign. No single pole sign, such as a telephone pole or other single wooden pole structure is allowed.
4) All Signs must be maintained and kept in good repair. Signs falling into disrepair, such as falling down, faded, broken, damaged, rusting, paint peeling, or tattered signs, shall be maintained and/or repaired or removed within 30 days of notice of the sign falling into disrepair. If the Director of Code Enforcement is unable to locate an owner of the sign, the Director may post the notice on the sign itself as effective notice of it falling into disrepair.
5) Monument and ground-mounted signs along the following listed roadways will conform to the specifications listed in 3.01(5)(b) below:
   a) Roadways subject to this provision:
      i) Springhill
      ii) Highway 5 from Commerce Drive to Springhill Road;
      iii) Hilldale Road
      iv) Newly constructed Roads connecting to Raymar Overpass , North and South
      v) Woodland Park Road
      vi) Springhill Overpass to Woodland Park
      vii) Prickett Road from Woodland Park to Reynolds Road
      viii) Prickett Road
      ix) Boone Road
      x) Reynolds Road from Mills Park Road south to the City Limits line.

xi) Mt. Carmel Road
xii) Brandon Road

b) The signage on roadways listed above are subject to the following specifications:
   i) Lots or developments on less than 5 acres in size:
      1. Monument or ground-mounted sign may not exceed 8 feet in height and 64 sq ft.
   ii) Lots or developments on property more than 5 acres, but less than 20 acres
      1. Monument or ground-mounted sign may not exceed 10 feet in height and 100 sq. ft.
   iii) Lots or developments on property 20 acres or more in size:
      1. Monument or ground-mounted sign may not exceed 12 feet in height and 144 sq. ft.

6) Signs in Coordinated Shopping Center:
   a) Each Coordinated Shopping Center may have one free-standing identification sign for each street frontage.
   b) Additionally, each Center may have one directory sign, not exceeding 35 feet in height.
   c) Individual tenants in the Center may each have business identification signs mounted on their façade; total sign area shall not exceed two square feet for each one linear foot of building façade fronting the public street or parking area.
7) Signs in commercial cul-de-sacs: A commercial subdivision forming a cul-de-sac for individual commercial lots may have a directory sign located at the entrance to the cul-de-sac. Such sign shall not exceed 35 feet in height and shall be located in a manner which does not restrict the view of traffic entering or exiting the subdivision.
8) Banners:
   a) An unlimited number of banners may be affixed to buildings, subject to aggregate signage permitted by the zoning district.
   b) All banners must be securely-affixed and kept in a safe, neat, and legible condition; banners shall not fall into disrepair. Banners falling into disrepair are subject to section3.01(4) above.

Section 3.02 - Signs permitted in Residential "R" Districts

Signs placed in residential districts, shall conform to the following regulations.

1) One sign which does not exceed two square feet in area is allowed and no permit is required.
2) Signs larger than two square feet but less than 32 square feet may be permitted by special permit process for such non-residential uses.
3) One additional nameplate sign, not to exceed two square feet in area, is allowed without permit for a dwelling group of four or more units to identify the building or as an occupant directory.
4) Temporary signs advertising a new subdivision of five or more lots are allowed by permit for up to one year. Such signs may not exceed 60 square feet in aggregate surface area, and can be no more than 15 feet in height, nor less than two feet above ground. Signs may be erected only at dedicated street entrances. If lots are not sold in one year, the contractor may request additional time to display the temporary sign from the Director of Code Enforcement or his designee. The request must be submitted in writing with a specified date for construction of permanent signage and removal of the temporary sign.

Section 3.03 - Signs in Commercial C-1 District

Signs placed in the C-1 district shall conform to the following regulations.

1) All signs permitted in the Residential Districts are allowed in Commercial Districts.
2) Signs mounted on the building walls are permitted subject to a limit of one sign not exceeding one square foot per each one linear foot of building façade. Each exposed building wall may have one such wall-mounted façade sign.
3) Blade signs are allowed. A blade sign cannot exceed a total of five square feet of signage per side, must have at least six inches between the building wall and the edge of the sign nearest the building, and cannot project more than forty-two inches from the building wall on which it is mounted.
4) Free standing signs are permitted subject to the following:
    a) Except as otherwise allowed in subsection 3.03(5) below, only one sign per lot or commercial street frontage where adequate lot size permits the sign to be located at least 10 feet from edge of curb, street surface, or right-of-way, whichever is greatest.
    b) Sign height shall not exceed 20 feet, and sign shall be constructed to provide at least 10 feet of visual clearance from bottom of sign to lot surface.
5) The maximum aggregate surface area of all permitted signs for any establishment fronting one street shall not exceed 200 square feet. In the case of a corner lot fronting on two public streets, a business may display one sign on each street frontage and will be allowed to add an additional 75 square feet to the total maximum aggregate surface area of permitted signs, to be used only for signs on one of the street frontages. No single sign may utilize more than 50% the total maximum aggregate surface footage allowed under this ordinance.
6) Pole signs will be spaced no closer than 60 feet from any other pole sign.
7) The specific surface area of commercial signs displaying gasoline prices only shall be exempt from calculations of the total aggregate surface area.
8) Internal businesses and brands contained within a host business are allowed exterior signage. Sign area utilized by the internal business/brand shall be deducted from the sign area allowed for the host business sign area.

Section 3.04 - Signs in Commercial C-2 Districts

Signs placed in C-2 districts shall conform to the following regulations.

1) All signs permitted in the Residential Districts are allowed in Commercial Districts
2) One façade sign is allowed per business. This sign shall not exceed two square foot for each one linear foot of building façade fronting a public street, and is to be mounted on the building wall. For businesses on corner lots, side walls facing public streets may have one additional façade sign subject to the same restrictions noted in this paragraph.
3) Blade Signs are allowed. A blade sign cannot exceed a total of five square feet of signage per side, must have at least six inches between the building wall and the edge of the sign nearest the building, and cannot project more than forty-two inches from the building wall on which it is mounted.
4) Free Standing signs are permitted subject to the following:
    a) Except as otherwise allowed in subsection 3.04(5) below, only one sign per lot or commercial street frontage where adequate lot size permits sign to be located at least 10 feet from edge of curb, street surface, or right-of-way, whichever is greatest.
    b) Sign height shall not exceed 25 feet or height of building whichever is less. Sign shall be constructed to provide at least 10 feet of visual clearance from bottom of sign to lot surface.

5) The maximum aggregate surface area of all permitted signs for any establishment shall not exceed 300 square feet. In the case of a corner lot fronting on two public streets, a business may display one sign on each street frontage and will be allowed to add an additional 100 square feet to the total maximum aggregate surface area of permitted signs, to be used only for signs on one of the street frontages. No single sign may utilize more than 50% the total maximum aggregate surface footage allowed under this ordinance.
6) Pole signs will be spaced no closer than 60 feet from any other pole sign.
7) The specific surface area of commercial signs displaying gasoline prices only shall be exempt from calculations of the total aggregate surface area.
8) Internal businesses and brands contained within a host business are allowed exterior signage. *Sign* area utilized by the internal business/brand shall be deducted from the sign area allowed for the host business sign area.

Section 3.05 - Signs in the Airport Industrial District

Signs in the Airport Industrial District are governed by the regulations established specifically for that district.

Section 3.06 - Signs in Planned Unit Development, (PUD) Districts

All signs in the PUD districts shall be submitted for review and approval as part of the PUD approval process.

SECTION FOUR

Nonconforming Signs

Section 4.01 - Determination of Legal Nonconformity

1) A nonconforming sign is any permanent sign that was legally established and maintained in compliance with the provisions of all applicable laws in effect at the time of original installation but that does not comply with the provisions of this sign ordinance as of the date this ordinance is adopted.
2) A nonconforming sign, as defined above, shall be allowed continued use, except that the sign shall not be expanded, moved, or relocated, except in the case of street relocation. A nonconforming sign shall be allowed continued use even if ownership of the property changes.

Section 4.02 - Loss of Legal Nonconforming Status

A legal nonconforming sign shall lose this designation in the following instances:

1) When the sign is intentionally damaged or destroyed or fails to observe the following restrictions in cases of unintentional damage or destruction:
    a) If the sign face is unintentionally damaged or destroyed, the face may be replaced. The sign face supporting structure may be temporarily placed on the ground in order to replace the sign face or service the structure.

b) If the structural components of the sign including the face structure is damaged or destroyed, the structure and face may be replaced with a new face and structure not to exceed the size, height or location of the established nonconforming sign.

2) When the size of the sign is altered in any way, except toward compliance with this ordinance, it will lose its legal nonconforming status. This does not refer to change of copy, face of the sign, or normal maintenance. Normal maintenance does not include the replacement of structural elements.

3) When the sign(s) advertising a building/development contains the majority of the businesses/tenants and the building/development undergoes major redevelopment such as demolition or expansion requiring a building permit.
Exceptions:
   a) A remodel of an existing building will not cause the loss of legal non-conformity.
   b) The construction of an additional building on the same property shall not cause the loss of legal non-conformity.

4) When the sign is expanded, moved, or relocated, except in the case of street relocation.

Section 4.03 - Maintenance and Repair of Nonconforming signs

The legal nonconforming sign is subject to all requirements of this code regarding safety, maintenance, and repair. If a non-conforming sign is found to advertise a business that has been discontinued for ninety (90) days or more and the business' signs have been abandoned and/or fallen into disrepair (disrepair means broken, cracked, vandalized, torn, rotten, faded, faulty, defective, rusty or otherwise unsightly), the owner will be notified and if the condition(s) is not corrected within thirty (30) days, the sign will lose legal non-conforming status and shall be required to be removed.

SECTION FIVE

Construction Specifications and Maintenance

Section 5.01 - Construction Specifications

Every sign, all parts, portions, and materials shall be manufactured, assembled, and erected in compliance with all applicable state, federal, and city regulations, building and electrical codes.

Section 5.02 - Construction and Maintenance

Every sign, including those specifically exempt from this ordinance in respect to permits and permit fees, and all parts, portions and materials shall be maintained and kept in good repair. The display surface of all signs shall be kept clean, neatly painted, free from rust corrosion and well maintained. If a sign is found to advertise a business that has been discontinued for ninety (90) days or more and the business' signs have been abandoned and fallen into disrepair the owner will be notified and if the condition(s) is not corrected within thirty (30) days, the sign shall be required to be removed.

SECTION SIX

Administration and Enforcement

Section 6.01 – Director of Code Enforcement

All sign permits shall be issued by the Director of Code Enforcement or his/her designee following design review and approval from the Development Review Committee.

The Director of Code Enforcement or his/her designee is empowered, upon presentation of proper credentials, to enter or inspect any building, structure, or premises in the City for the purpose of inspection of a sign and its structural and electrical connections to ensure compliance with all applicable codes and ordinances. Such inspections shall be carried out during business hours unless an emergency exists.

Section 6.02 - Application for Permits

Application for a permit for the erection or relocation of a sign shall be made on a form provided by the Code Enforcement.

Section 6.03 - Permit Fees

Sign permits filed with the Code Enforcement shall be accompanied by a payment of the initial permit fee for each new sign as required by the ordinance. The fee shall be thirty five dollars ($35) per sign.

Section 6.04 - Issuance and Denial

The Director of Code Enforcement or his/her designee shall issue a permit for the erection, structural alteration, or relocation of a sign provided that the sign complies with all applicable laws and regulations of the City. In all applications, where a matter of interpretation arises, the more specific definition or higher standard shall prevail. When a permit is denied, the Director of Code Enforcement shall give a written notice to the applicant along with a brief statement of the reasons for denial, citing code sections and interpretation of possible nonconformity. The Code Enforcement may suspend or revoke an issued permit for any false statement or misrepresentation of fact in the application.

Section 6.05 - Inspection Upon Completion

Any person installing, structurally altering, or relocating a sign for which a permit has been issued shall notify the Code Enforcement upon completion of the work. The Director of Code Enforcement may require a final inspection, including an electrical inspection and inspection of footings on freestanding signs.

The Director of Code Enforcement may require at the time of issuance of a permit that written notification for an inspection be submitted prior to the installation of certain signs.

Section 6.06 - Variances and Special Permits for Signs

1) Variances

A variance for height, location, type, etc. may be requested.

Requests for sign variances shall be in writing and shall be submitted along with the sign application. Such request shall demonstrate that special conditions or circumstances exist that are not applicable to other lands, structures, or buildings such that a literal interpretation of the ordinance would result in an undue hardship.

The Planning Commission shall review the request to determine if the variance should be granted.

If the Planning Commission should also decide to grant the variance, the variance shall be considered granted.

If the Planning Commission denies the variance or takes no action on the request within 30 days following the variance request appearing on its agenda, the variance shall be deemed denied. The applicant may then appeal the decision to the City Council. The appeal must be submitted to the Planning Department no less than thirty (30) working days from the date of the Planning Commission's decision or the deemed denied date whichever may apply. In order to be placed on the City Council agenda, the appeal must be submitted no less than eleven (11) days prior to the City Council meeting. If the decision is appealed but it is within the 11 days prior to the next City Council meeting, it shall be placed on the following month's regularly scheduled City Council meeting agenda.

A variance may be granted only when the requirements noted above have been met. Planning Commission or City Council shall grant only the minimum variance required to make possible the variance request, provided that such variance will be in harmony with the general purpose and intent of the ordinance and will not be injurious to the neighborhood or otherwise detrimental to the public welfare.

2) Special Sign Permit:

In certain circumstances, special sign permits may allow additional signs, sign area and directional message center signs. A special sign permit may be approved by the Planning Commission if the Commission deems a special circumstance exists which warrants the signage requested.

The following criteria shall be used in the review and approval of requests:

(a) Conditions exist which are unique to the property or type and size of development, which would cause hardship under a literal interpretation of the sign code.
(b) The proposed sign will not adversely affect other signs in the area.
(c) The proposed signs will not be detrimental to properties located in the vicinity.
(d) The proposed sign will not obscure fire hydrants, traffic signs or traffic signals, block motorists' line of sight, or otherwise inhibit or interfere with vehicular or pedestrian traffic.

(e) Approval of the special sign permit will not constitute a grant of special privileges which is inconsistent with the limitations placed upon other properties in the vicinity having similar circumstances.

The Planning Commission may attach any additional requirements necessary to maintain the intent and purpose of the sign ordinance, in the interest of the public.

An application for special sign permit shall be accepted by the Planning Commission at a regularly scheduled meeting along with the payment of the application fees. A public hearing shall be scheduled for the next regularly scheduled meeting date of the Planning Commission.

3) Fee for Sign Variance:
The fee for any sign variance or special sign permit request shall be one hundred dollars ($100).

Section 6.07 - Violations

In cases of emergency, the Director of Code Enforcement or his designee may cause the immediate removal of a dangerous or defective sign without notice. Signs removed in this manner must present a hazard to the public safety as defined in the local building or traffic codes.

In cases of illegal signs placed in the public right-of-way, or if banners or temporary signs become faded , worn or tattered; or have become detached from the structure designed to support the signage, the Director of Code Enforcement or his designee may cause immediate removal of the sign without notification of the owner of the sign.

Section 6.08 - Removal of Signs by the Director of Code Enforcement

Signs located within the public right-of-way or which fail to comply with the written orders of removal or repair are subject to removal, the Director of Code Enforcement or his designee may order removal of the sign in question. After removal, a notice shall be mailed to the sign owner stating the nature of the work and the date on which it was performed and demanding payment of the costs as certified by the Director of Code Enforcement or his designee. Alleged violators shall have sixty (60) days from the date of said notice in which to appeal to the Planning Commission. If the amount specified in the notice is not paid within sixty (60) days of the notice and no appeal to the Planning Commission has been formally lodged, it shall become an assessment upon a lien against the property of the sign owner, and will be certified as an assessment against the property together with a ten percent (10%) penalty for collection in the same manner as the real estate taxes

The owner of the property upon which the sign is located shall be presumed to be the owner of all signs thereon unless documented facts to the contrary are brought to the attention of the Director of Code Enforcement or his designee, as in the case of a leased sign. For purposes of removal, the definition of sign shall include all embellishments and structures designed specifically to support the sign.

Removed signs shall be stored at a location designated by the sign Director of Code Enforcement or his designee pending return to the owner(s). Signs will be stored in such a manner as to minimize damage

to them. The sign Director of Code Enforcement or his designee will notify the owner of all removal costs and the procedures for retrieving the removed sign(s).

Temporary signs located within the street right-of-way will be removed without notice and stored for 30 days pending return to owners.

Section 6.09 - Penalties

Any person who fails to comply with the provisions of the Ordinance within ten (10) days after a notice by the Director of Code Enforcement or his designee may be subject to a fine of $25 per day, per occurrence that the violation continues.

SECTION SEVEN

Conflict, Severability, and Effective Date

Section 7.01 - Conflict

If any portion of this code is found to be in conflict with any other provision of any zoning, building, fire, safety, or health ordinance of the City code, the provision which establishes the stricter standard shall prevail.

Section 7.02 - Severability

If any section, subsection, sentence, clause, or phrase of this code or its application to any person or circumstance is held invalid by the decision of any court of competent jurisdiction, the remainder of this code, or the application of the provision to other persons or circumstances is in effect and shall remain in full force and effect.

Section 7.03 - Effective Date

This code shall take effect and be in force upon passage of the Ordinance.

92783

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: 8-29-24

Sign Co. or Sign Owner

Name Signs 4 Lives
Address 6821 Scott Hamilton Dr
City, State, Zip LR, AR 72209
Phone 501-562-7446
Alternate Phone NONE

Property Owner

Name Chris Walker
Address 6610 HWY 229
City, State, Zip Traskwood, AR 72167
Phone 501-551-5502
Alternate Phone 501-804-4345

GENERAL INFORMATION

Name of Business Fence Brokers
Address/Location of sign 25736 I-30 N Bryant, AR 72022
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 Chris Walker, 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

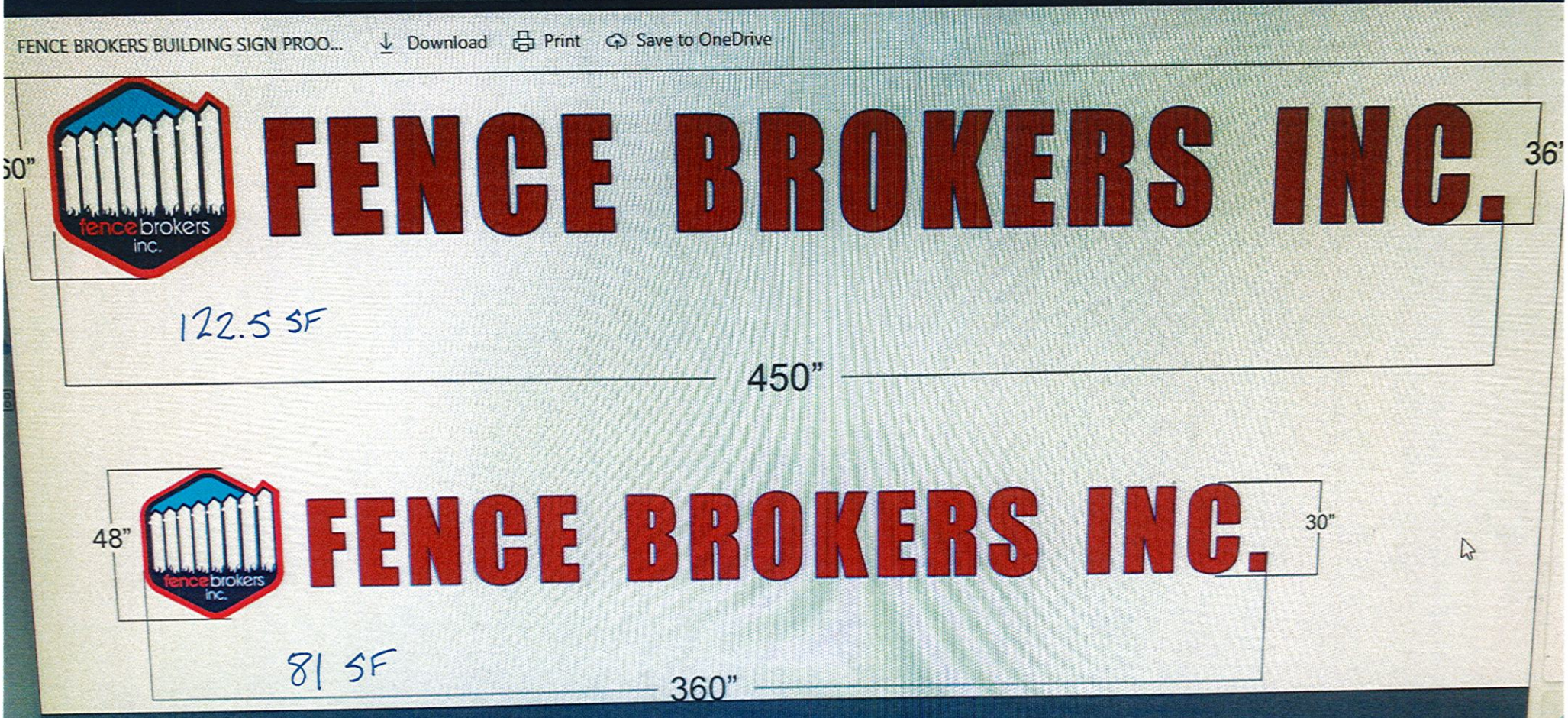
that no sign may be placed in public right of way. I understand that I must comply with all Building and Electrical Codes and that it is my responsibility to obtain all necessary permits.

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	FACADE	18" x 450" x 8"	125 Sq Ft	210"	150"	
B	FACADE	48" x 360" x 8"	85 Sq Ft	168"	120"	
C						
E						
F						
G						

Outlook
Search

FENCE BROKERS BUILDING SIGN PROO... Download Print Save to OneDrive



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FENCE BROKERS INC.
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Office & Customer Parking

NLC SALINE COUNTY
PLAYGROUND IMPROVEMENTS
BRYANT, SALINE COUNTY, ARKANSAS

CONSTRUCTION PLANS
June 2022

HOLLOWAY ENGINEERING JOB NO. 2022-044

LEGEND

PROPOSED	DESCRIPTION	EXISTING
W	WATER LINE	W
G	GAS LINE	G
SS	SANITARY SEWER LINE	SS
FO	FIBER OPTIC LINE	FO
C_U	UNDERGROUND PHONE LINE	C_U
OHE	OVERHEAD ELECTRIC LINE	OHE
E_U	UNDERGROUND ELECTRIC LINE	E_U
	STORM DRAINAGE PIPE	
X-X	DRAINAGE STRUCTURE - NO.	X-X
CTV	CATV CABLE LINE	CTV
X	FENCE	X
	DITCH FLOW LINE	
	CURB INLET/JUNCTION BOX	
	CONTROL POINT	
GM	GAS METER	GM
	GAS REGULATOR	
WM	WATER METER	WM
	WATER VALVE	
FH	FIRE HYDRANT	FH
	AIR RELEASE VALVE	
	GUY ANCHOR	
	UTILITY POLE	
	LIGHT POLE	
E	ELECTRICAL BOX	E
	SANITARY SEWER MANHOLE	
CO	SANITARY SEWER CLEAN-OUT	CO
	TELEPHONE PEDESTAL/RISER	
	SIGN	



VICINITY MAP

Sheet List Table		
Sheet Number	Sheet Title	Sheet Number
C0.00	COVER SHEET	C0.00
C1.00	SITE PLAN	C1.00
C1.01	SITE DETAILS	C1.01
C2.00	GRADING & DRAINAGE	C2.00
C2.01	GRADING & DRAINAGE DETAILS	C2.01

DATE	PLAN SET	SHEET NO.

OWNER/DEVELOPER
NEW LIFE CHURCH
4200 HWY 5 NORTH
BRYANT, AR 72022

ENGINEER/ SURVEYOR
HOLLOWAY ENGINEERING
200 CASEY DRIVE
MAUMELLE, AR 72113
(501) 851-3366

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

CAUTION: UNDERGROUND UTILITIES EXIST WITHIN AND ADJACENT TO THE LIMITS OF CONSTRUCTION AND AN ATTEMPT HAS BEEN MADE TO LOCATE THESE UTILITIES ON THE PLANS. HOWEVER, ALL EXISTING UTILITIES MAY NOT BE SHOWN AND THE ACTUAL LOCATIONS OF THE UTILITIES MAY VARY FROM THE LOCATIONS SHOWN. PRIOR TO BEGINNING ANY TYPE OF EXCAVATION, THE CONTRACTOR SHALL CONTACT THE UTILITIES INVOLVED AND MAKE ARRANGEMENTS FOR THE LOCATION OF THE UTILITIES ON THE GROUND. THE CONTRACTOR SHALL MAINTAIN THE UTILITY LOCATION MARKINGS UNTIL THEY ARE NO LONGER NECESSARY. ARKANSAS STATE LAW, THE UNDERGROUND FACILITIES DAMAGE PREVENTION ACT, REQUIRES TWO WORKING DAYS ADVANCE NOTIFICATION THROUGH THE ARKANSAS ONE-CALL SYSTEM CENTER BEFORE EXCAVATING USING MECHANIZED EQUIPMENT OR EXPLOSIVES (EXCEPT IN THE CASE OF AN EMERGENCY). THE ONE-CALL SYSTEM PHONE NUMBER IS 1-800-482-8998. THE CONTRACTOR IS ADVISED THAT THERE IS A SEVERE PENALTY FOR NOT MAKING THIS CALL. NOT ALL UTILITY COMPANIES ARE MEMBERS OF THE ARKANSAS ONE-CALL SYSTEM; THEREFORE, THE CONTRACTOR IS ADVISED TO CONTACT ALL NON-MEMBER UTILITIES, AS WELL AS THE ONE-CALL SYSTEM.

Holloway Engineering,
Surveying & Civil Design

200 Casey Drive
Maumelle, AR 72113
(501) 851-3366
www.holloway-eng.com

REV.	DATE	DESCRIPTION	BY

NLC SALINE COUNTY
BRYANT, SALINE COUNTY, AR
FOR NLC SALINE

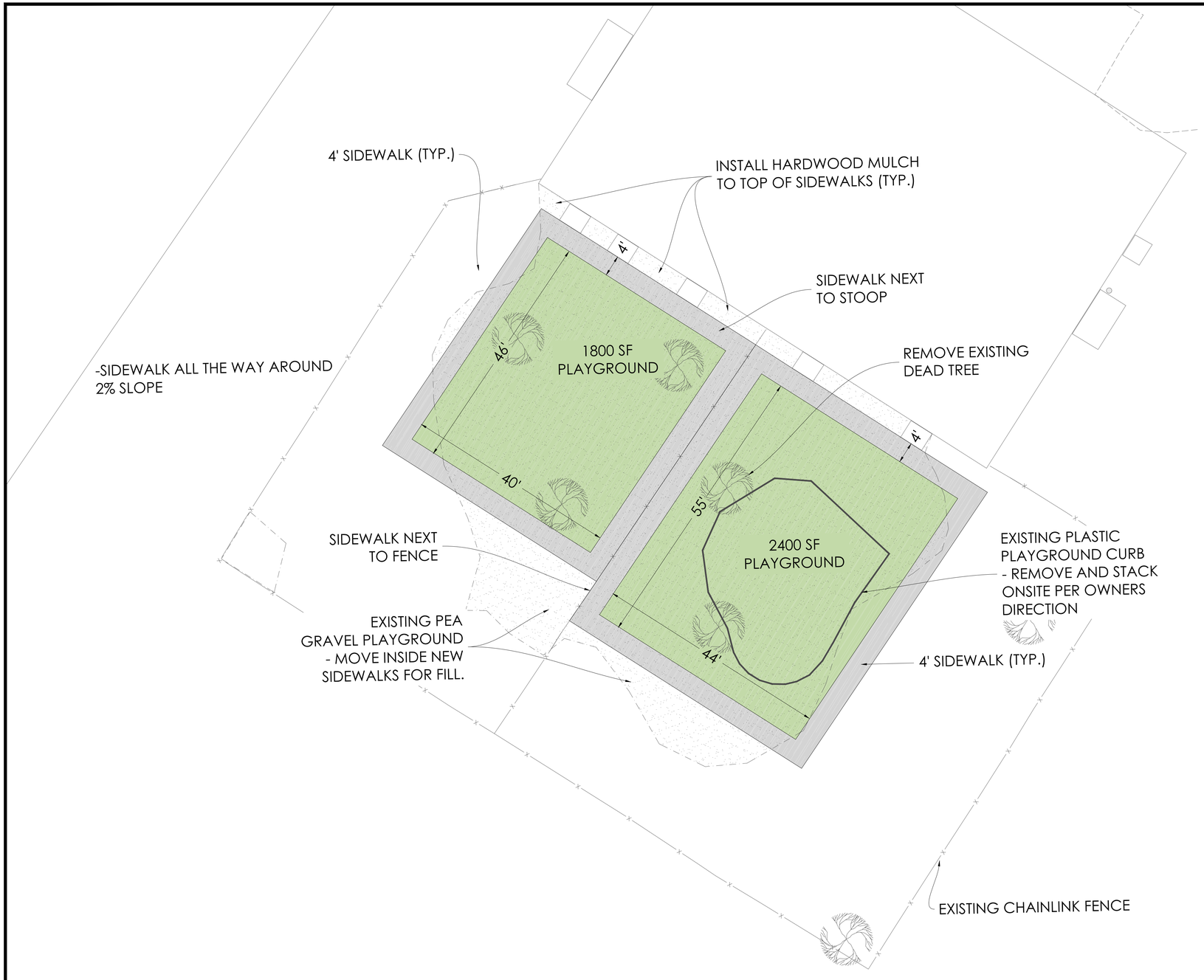
COVER SHEET

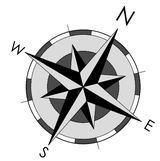
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DATE: 7/21/23
DRAWN BY: LCM
SHEET NUMBER:

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GRAPHIC SCALE 1"=10'

10 0 10 20

GENERAL NOTES

1. LOCATIONS OF THE EXISTING UTILITIES ARE BASED ON RECORDS FROM SAID UTILITY COMPANIES AND ARE HORIZONTALLY FIELD LOCATED ONLY. THE CONTRACTORS SHALL BE RESPONSIBLE FOR DETERMINING ACTUAL LOCATION.
2. CONTRACTOR TO UNCOVER AND MARK UTILITY LINES BEFORE CONSTRUCTION.
3. CONTRACTOR SHALL BEAR ALL RESPONSIBILITY AND COST OF REPAIR OR REPLACEMENT OF EXISTING UTILITIES, DAMAGED OR INTERRUPTED AS A RESULT OF THIS CONSTRUCTION PROJECT.
4. CONTRACTOR SHALL NOTIFY THE PROJECT ENGINEER AND THE OWNER OF ANY DAMAGED OR INTERRUPTED UTILITIES IMMEDIATELY.
5. EXISTING UTILITIES TO REMAIN ARE TO BE ADJUSTED TO MATCH PROPOSED GRADE.
6. CONTRACTOR SHALL NOTIFY PROJECT ENGINEER PRIOR TO BEGINNING WORK.
7. CONTRACTOR WILL CONTROL AND PREVENT OFF-SITE TRACKING OF CONSTRUCTION RUNOFF AND SEDIMENT TO ADJACENT PROPERTY AND PUBLIC ROADS.
8. CONTRACTOR IS TO PROTECT EXISTING STORM DRAINAGE SYSTEM ACCORDING TO PROTECTION ILLUSTRATIONS PROVIDED.
9. CONTRACTOR TO CONFORM TO ALL CONSTRUCTION STORM WATER AND EROSION CONTROL PERMITTING REQUIREMENTS BY "EPA PHASE II STORM WATER REGULATIONS" AS ADMINISTERED BY THE ARKANSAS DEPARTMENT OF ENVIRONMENTAL QUALITY (ADEQ). WHERE PERMITTING IS REQUIRED, A COPY OF THE NOTICE OF INTENT SHALL BE PROVIDED TO THE LOCAL MUNICIPAL AUTHORITY.
10. CONTRACTOR SHALL LOCATE ALL EXISTING UTILITIES IN ACCORDANCE WITH THE ARKANSAS UNDERGROUND FACILITIES DAMAGE PREVENTION ACT. THIS LAW REQUIRES THAT THE CONTRACTOR MAKE A TELEPHONE CALL TO THE ARKANSAS ONE-CALL SYSTEM AT 1-800-482-8998 AT LEAST TWO WORKING DAYS PRIOR TO EXCAVATION TO ENSURE THAT ANY EXISTING UTILITIES CAN BE LOCATED.

Holloway Engineering,
Surveying & Civil Design

200 Casey Drive
Maumelle, AR 72113
(501) 851-3366
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BRYANT, SALINE COUNTY, AR
FOR NLC SALINE

SITE PLAN

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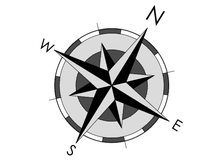
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SHEET NUMBER:

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GRAPHIC SCALE 1"=10'

10 0 10 20

NOTES:

1. CONTRACTOR TO NOTIFY "ARKANSAS ONE-CALL" AND ALL APPROPRIATE UTILITIES, CABLE COMPANIES, ETC., PRIOR TO STARTING ANY EXCAVATION. DIAL 811
2. VEGETATION MUST BE ESTABLISHED ON DISTURBED AREAS WITHIN 14 DAYS OF COMPLETION OF GRADING ACTIVITIES.
3. ADEQ STORMWATER PERMIT MUST BE OBTAINED AND EROSION CONTROL MEASURES MUST BE INSTALLED TO COMPLY WITH ALL STORMWATER RUNOFF REGULATIONS.
4. ALL SIDEWALK AREAS TO MAINTAIN A MAXIMUM 2% CROSS SLOPE AND A 5% RUNNING SLOPE & CONFORM TO ALL ADA REGULATIONS. ALL ADA PARKING TO BE MAX. 2% SLOPE ALL DIRECTIONS.
5. THE LOCATION OF ANY UTILITIES SHOWN IS ONLY APPROXIMATE OR PROPOSED. THERE MAY EXIST MORE UTILITIES THAN THOSE SHOWN.
6. ALL DRAINAGE PIPE SHALL BE INSTALLED PER MANUFACTURERS RECOMMENDATIONS.
7. CONTRACTOR TO ADJUST ALL VALVE BOXES, COVERS, PULL BOXES TO FINISH GRADE.

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GRADING & DRAINAGE

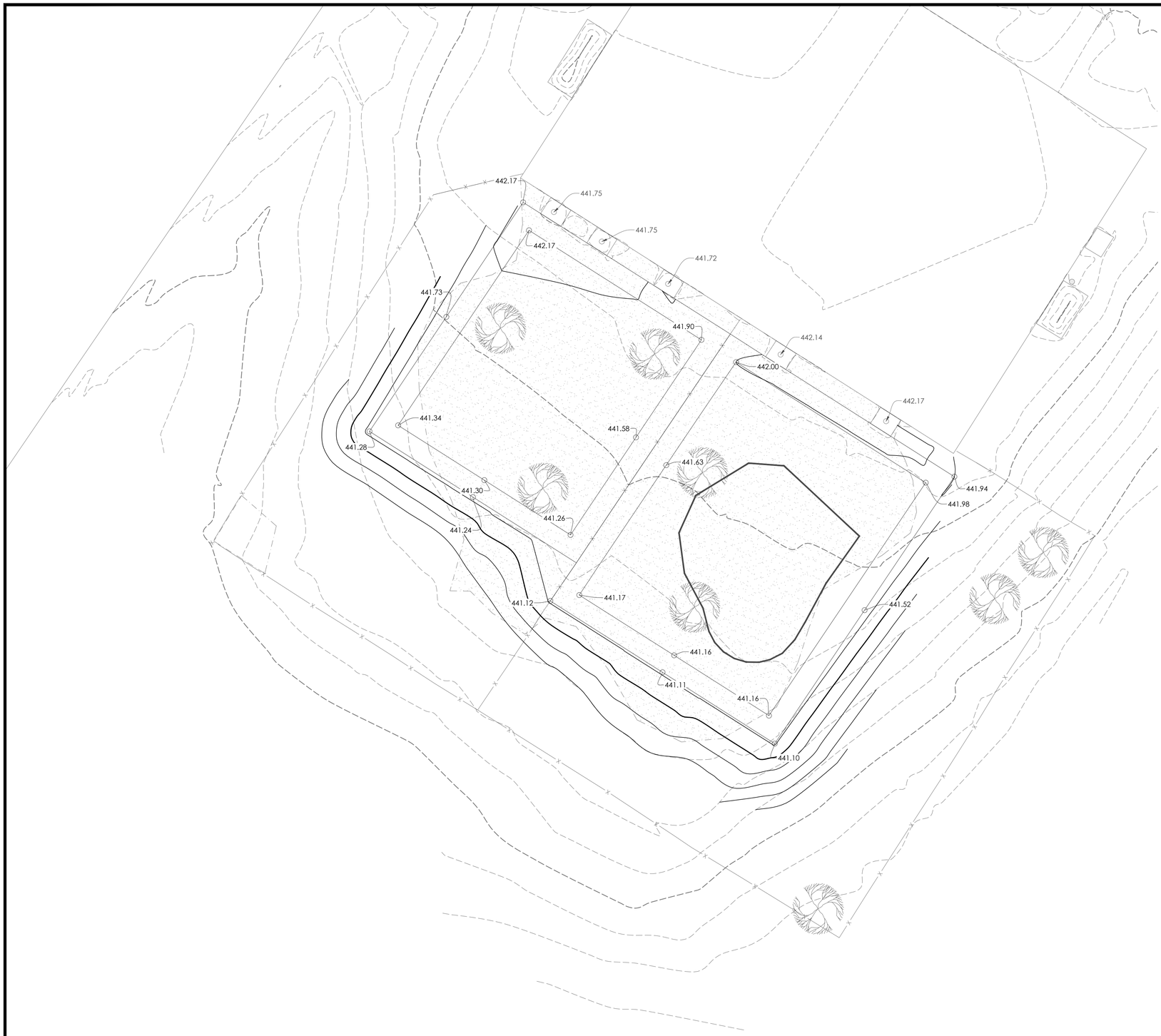
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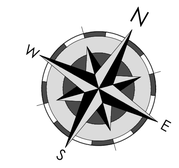
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GRAPHIC SCALE 1"=10'

10 0 10 20

EROSION CONTROL LEGEND

SYMBOL	DESCRIPTION
	ROCK DITCH CHECK
SF	SILT FENCE
	CENTER DITCH & FLOW DIRECTION
	VEHICULAR TRACKING PAD (CONSTRUCTION ENTRANCE)
IP	INLET PROTECTION
TPS	TEMPORARY PARKING & STORAGE
OP	OUTLET PROTECTION RIPRAP PAD

EROSION CONTROL NOTES:

1. THE CONTRACTOR IS RESPONSIBLE FOR THE PROPER CONSTRUCTION OF ALL EROSION CONTROL DEVICES AS SHOWN ON THIS SHEET, AND DESCRIBED IN THE SPECIFICATIONS. ADDITIONAL EROSION CONTROL AND/OR ADJUSTMENT OF LOCATIONS FOR EROSION CONTROL MAY BE REQUIRED.
2. CONTRACTOR AT HIS EXPENSE SHALL MEET ALL REQUIREMENTS OF ARKANSAS DEPARTMENT OF ENVIRONMENTAL QUALITY, INCLUDING, BUT NOT LIMITED TO, BEST MANAGEMENT PRACTICES, A STORM WATER POLLUTION PREVENTION PLAN, A FILING OF A NOTICE OF INTENT IN THE OWNERS NAME, AND FILING A NOTICE OF TERMINATION AT THE END OF PROJECT.
3. SILT FENCES SHALL BE CONSTRUCTED PER MANUFACTURER RECOMMENDATIONS.
4. EACH CONTRACTOR SHALL BE RESPONSIBLE FOR MAINTAINING ALL EROSION CONTROL DEVICES ALREADY IN PLACE. CONTRACTOR SHALL REMOVE AND REPLACE EROSION CONTROL AS NEEDED FOR CONSTRUCTION OR ACCESS. ALL EROSION CONTROL MUST BE IN PLACE AT ALL TIMES DURING CONSTRUCTION.
5. IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO USE WHATEVER MEANS NECESSARY TO CONTROL AND LIMIT SILT AND SEDIMENT LEAVING THE SITE. SPECIFICALLY, THE CONTRACTOR SHALL PROTECT ALL PUBLIC STREETS, ALLEYS, STREAMS, CREEKS, STORM DRAIN SYSTEMS AND INLETS FROM EROSION DEPOSITS.
6. ALL DISTURBED SOIL SHALL BE PERMANENTLY SODDED/SEEDED.
7. IN ORDER TO ALLEVIATE DUST CONDITIONS WITHIN THE CITY LIMITS DURING GRADING OPERATIONS, AND AFTER GRADING OPERATIONS ARE COMPLETED, BUT BEFORE PAVEMENT AND/OR PERMANENT EROSION CONTROL WORK IS STARTED, THE CONTRACTOR SHALL SPRINKLE GRADING AT INTERVALS APPROVED BY THE CITY.
8. CONTRACTOR SHALL CONSTRUCT AT LEAST ONE VEHICULAR TRACKING PAD, TWO IS OPTIONAL.

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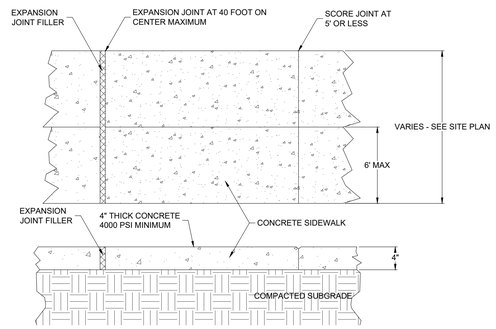
SWPPP-EROSION CONTROL PLAN

DRAFT

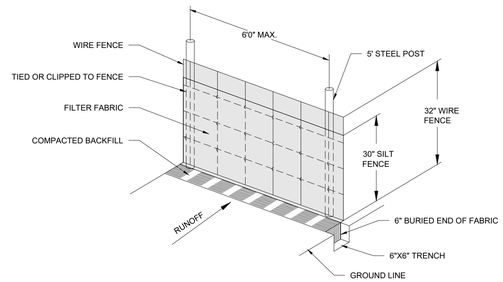
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JOB NO.: 2022-044
DATE: 7/21/23
DRAWN BY: TJH
SHEET NUMBER:

C3.00



1 CONCRETE SIDEWALK - VARIED WIDTH
NOT TO SCALE



SILT FENCE NOTES
1. POSTS WHICH SUPPORT THE SILT FENCE SHALL BE INSTALLED ON A SLIGHT ANGLE TOWARD THE ANTICIPATED RUNOFF SOURCE. POST MUST BE EMBEDDED A MINIMUM OF ONE FOOT.
2. THE TOE OF THE SILT FENCE SHALL BE TRENCHED IN WITH A SPADE OR MECHANICAL TRENCHER, SO THAT THE DOWNSLOPE FACE OF THE TRENCH IS FLAT AND PERPENDICULAR TO THE LINE OF FLOW. WHERE FENCE CANNOT BE TRENCHED IN (e.g. PAVEMENT), WEIGHT FABRIC FLAP WITH ROCK ON UPHILL SIDE TO PREVENT FLOW FROM SEEPING UNDER FENCE.
3. THE TRENCH MUST BE A MINIMUM OF 6 INCHES DEEP AND 6 INCHES WIDE TO ALLOW FOR THE SILT FENCE FABRIC TO BE LAID IN THE GROUND AND BACKFILLED WITH COMPACTED MATERIAL.
4. SILT FENCE SHOULD BE SECURELY FASTENED TO EACH SUPPORT POST OR TO WOVEN WIRE, WHICH IN TURN IS ATTACHED TO THE FENCE POST. THERE SHALL BE A 3 FOOT OVERLAP, SECURELY FASTENED WHERE ENDS OF FABRIC MEET.
5. REPAIR OF REPLACEMENT SHALL BE MADE PROMPTLY AS NEEDED.
6. SILT FENCE SHALL BE REMOVED WHEN THE SITE IS COMPLETELY STABILIZED SO AS NOT TO BLOCK OR IMPEDE STORM FLOW OR DRAINAGE.
7. ACCUMULATED SILT SHALL BE REMOVED WHEN IT REACHES A DEPTH OF HALF THE HEIGHT OF THE FENCE. THE SILT SHALL BE DISPOSED OF AT AN APPROVED SITE AND IN SUCH A MANNER AS TO NOT CONTRIBUTE TO ADDITIONAL SILTATION.

E-2 WIRE REINFORCED SILT FENCE
N.T.S.

Holloway Engineering,
Surveying & Civil Design

200 Casey Drive
Maumelle, AR 72113
(501) 851-3366
www.holloway-eng.com

REV.	DATE	DESCRIPTION	BY

NLC SALINE COUNTY
BRYANT, SALINE COUNTY, AR
FOR NLC SALINE

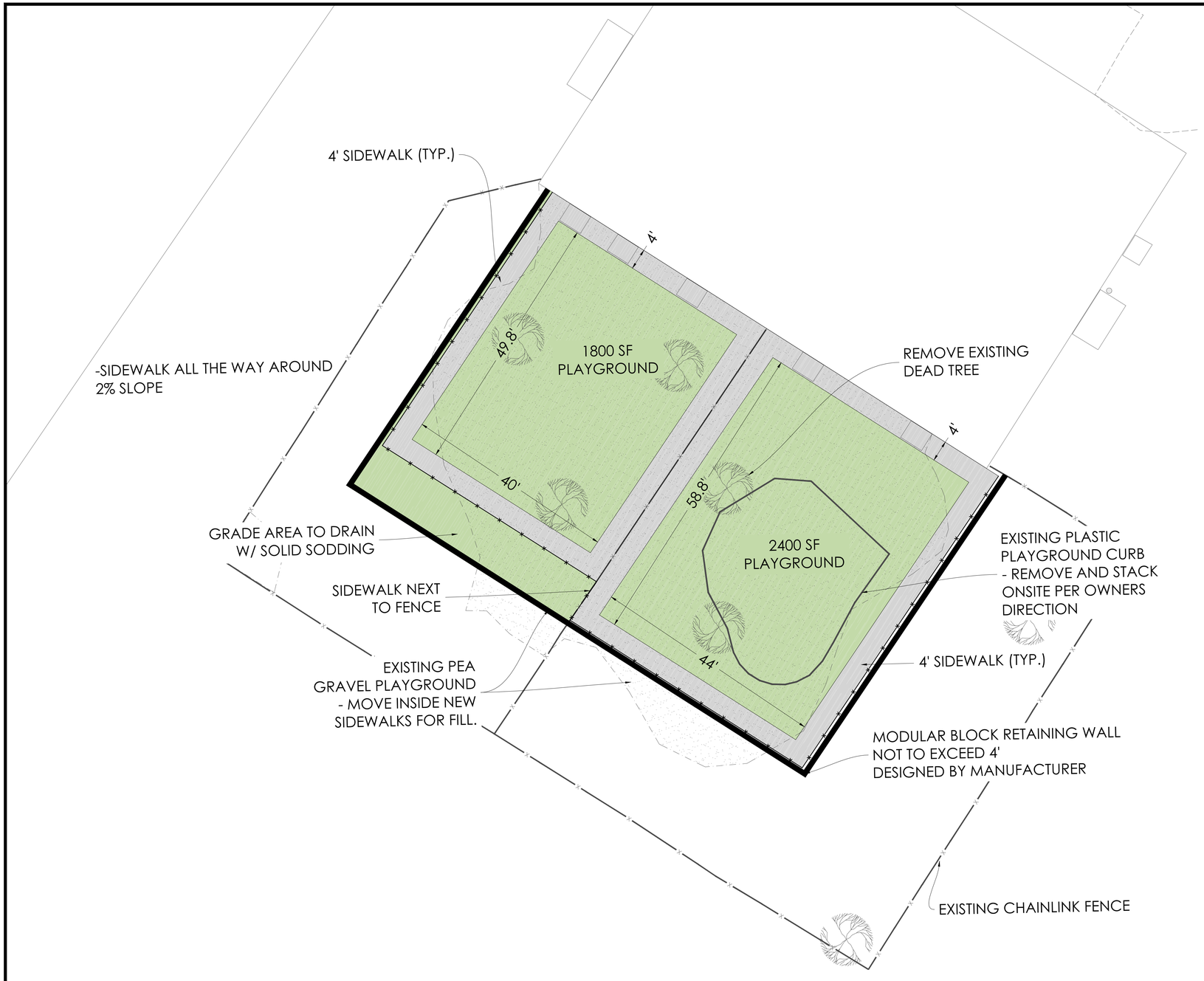
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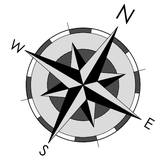
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C4.00

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GRAPHIC SCALE 1"=10'

10 0 10 20

GENERAL NOTES

1. LOCATIONS OF THE EXISTING UTILITIES ARE BASED ON RECORDS FROM SAID UTILITY COMPANIES AND ARE HORIZONTALLY FIELD LOCATED ONLY. THE CONTRACTORS SHALL BE RESPONSIBLE FOR DETERMINING ACTUAL LOCATION.
2. CONTRACTOR TO UNCOVER AND MARK UTILITY LINES BEFORE CONSTRUCTION.
3. CONTRACTOR SHALL BEAR ALL RESPONSIBILITY AND COST OF REPAIR OR REPLACEMENT OF EXISTING UTILITIES, DAMAGED OR INTERRUPTED AS A RESULT OF THIS CONSTRUCTION PROJECT.
4. CONTRACTOR SHALL NOTIFY THE PROJECT ENGINEER AND THE OWNER OF ANY DAMAGED OR INTERRUPTED UTILITIES IMMEDIATELY.
5. EXISTING UTILITIES TO REMAIN ARE TO BE ADJUSTED TO MATCH PROPOSED GRADE.
6. CONTRACTOR SHALL NOTIFY PROJECT ENGINEER PRIOR TO BEGINNING WORK.
7. CONTRACTOR WILL CONTROL AND PREVENT OFF-SITE TRACKING OF CONSTRUCTION RUNOFF AND SEDIMENT TO ADJACENT PROPERTY AND PUBLIC ROADS.
8. CONTRACTOR IS TO PROTECT EXISTING STORM DRAINAGE SYSTEM ACCORDING TO PROTECTION ILLUSTRATIONS PROVIDED.
9. CONTRACTOR TO CONFORM TO ALL CONSTRUCTION STORM WATER AND EROSION CONTROL PERMITTING REQUIREMENTS BY "EPA PHASE II STORM WATER REGULATIONS" AS ADMINISTERED BY THE ARKANSAS DEPARTMENT OF ENVIRONMENTAL QUALITY (ADEQ). WHERE PERMITTING IS REQUIRED, A COPY OF THE NOTICE OF INTENT SHALL BE PROVIDED TO THE LOCAL MUNICIPAL AUTHORITY.
10. CONTRACTOR SHALL LOCATE ALL EXISTING UTILITIES IN ACCORDANCE WITH THE ARKANSAS UNDERGROUND FACILITIES DAMAGE PREVENTION ACT. THIS LAW REQUIRES THAT THE CONTRACTOR MAKE A TELEPHONE CALL TO THE ARKANSAS ONE-CALL SYSTEM AT 1-800-482-8998 AT LEAST TWO WORKING DAYS PRIOR TO EXCAVATION TO ENSURE THAT ANY EXISTING UTILITIES CAN BE LOCATED.

Holloway Engineering,
Surveying & Civil Design

200 Casey Drive
Maumelle, AR 72113
(501) 851-3366
www.holloway-eng.com

REV.	DATE	DESCRIPTION	BY

NLC SALINE COUNTY

BRYANT, SALINE COUNTY, AR
FOR NLC SALINE

SITE PLAN

DRAFT

This document is preliminary in nature and is not a final signed and sealed document.

JOB NO.: 2022-044
DATE: 9/10/24
DRAWN BY: TJH
SHEET NUMBER:

C1.00

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PRELIMINARY PLAT OF SKY BLUE DUPLEXES

A SUBDIVISION IN THE CITY OF BRYANT, SALINE COUNTY, ARKANSAS

GENERAL NOTE:

1. LIGHTING WILL BE ATTACHED TO THE BUILDING ON THE REAR SIDE.
2. PRIVACY FENCE WILL BE INSTALLED.

AS-SURVEYED DESCRIPTION:

PART OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER (SW ¼ SE ¼) OF SECTION 20, TOWNSHIP 01 SOUTH, RANGE 14 WEST, SALINE COUNTY, ARKANSAS; MORE PARTICULARLY DESCRIBED AS COMMENCING AT THE NORTHEAST CORNER OF SAID SW ¼ SE ¼ OF SECTION 20; THENCE S04°06'29"W, A DISTANCE OF 119.66 FEET ; THENCE S04°00'51"W, A DISTANCE OF 79.78 FEET; THENCE S04°20'48"W, A DISTANCE OF 210.51 FEET; THENCE N85°52'23"W, A DISTANCE OF 14.66 FEET TO THE POINT OF BEGINNING; THENCE N85°52'23"W, A DISTANCE OF 68.31 FEET TO A POINT ON THE EAST RIGHT OF WAY LINE OF HURRICANE LAKE ROAD; THENCE ALONG SAID EAST RIGHT OF WAY LINE OF HURRICANE LAKE ROAD THE FOLLOWING COURSES:
N32°14'50"W, A DISTANCE OF 75.76 FEET; THENCE
N45°50'42"W, A DISTANCE OF 78.70 FEET; THENCE
N56°37'37"W, A DISTANCE OF 133.47 FEET; THENCE LEAVING SAID RIGHT OF WAY, N32°17'32"E, A DISTANCE OF 64.69 FEET; THENCE N0°10'38"E, A DISTANCE OF 48.91 FEET; THENCE S80°44'29"E, A DISTANCE OF 36.23 FEET; THENCE S56°39'13"E, A DISTANCE OF 133.87 FEET; THENCE S45°52'18"E, A DISTANCE OF 92.11 FEET; THENCE S39°07'34"E, A DISTANCE OF 43.08 FEET; THENCE S04°14'00"W A DISTANCE OF 127.77TO THE POINT OF BEGINNING. CONTAINING 41,754 SQUARE FEET, OR 0.96 ACRES, MORE OR LESS.

AS-SURVEYED DESCRIPTION:

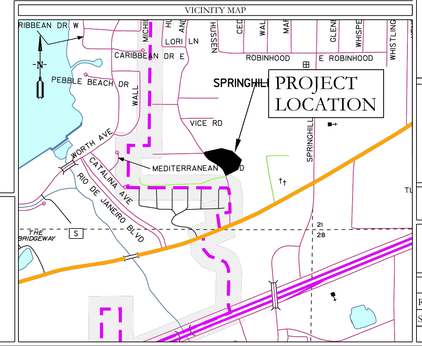
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NOTE:

TRACT A WILL BE UTILIZED AS DRAINAGE AND UTILITY EASEMENTS MAINTAINED BY THE PROPERTY OWNERS ASSOCIATION.

NO FENCES SHALL BE CONSTRUCTED IN THE DRAINAGE EASEMENT WHERE OPEN DITCHES ARE CONSTRUCTED.

VICINITY MAP



LEGEND

- ■ – No Parking Sign
- ☼ – Street light
- ⊕ – Fire Hydrant
- △ – Computed point
- ● – Found monument
- ⊙ – Set #4 RB/Plas. Cap (SIP)
- (D) -- Deeded
- (M) -- Measured
- (P) -- Platted

CERTIFICATIONS:

OWNER:
Name: SKY BLUE, LLC
Address: 3621 INDEPEDENCE DRIVE
BRYANT, AR 72022

DEVELOPER:
Name: SKY BLUE, LLC
Address: 3621 INDEPEDENCE DRIVE
BRYANT, AR 72022

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 Tile: D.R. BOOK 2015 PAGE 7766

CERTIFICATE OF PROPERTY OWNERSHIP:

I, _____, hereby certify that the deed records in the office of Circuit Clerk and Ex-Officio recorder of Saline County, Arkansas, reflect that _____ is the record title owner of real property more particularly described herein on plat.

Dated: _____ _____
Certified Title Insurance Agent or Abstractor

CERTIFICATE OF PRELIMINARY SURVEYING ACCURACY:

I, William Corbitt R. Shoffner, hereby certify that this proposed preliminary plat correctly represents a survey completed by me or under my supervision on _____, 20_____; that the boundary lines show hereon correspond with the description in the deeds cited in the above Source of Title; and that all monuments which were found or placed on the property are correctly described and located.

_____ _____
Date of Execution
William Corbitt R. Shoffner
Registered Professional
Land Surveyor No. 1664 Arkansas

CERTIFICATE OF PRELIMINARY ENGINEERING ACCURACY:

I, Kazi Islam, hereby certify that this plat correctly represents a plan made by me, and that the engineering requirements of the City of Bryant Subdivision Rules and Regulations have been complied with.

_____ _____
Date of Execution
Kazi Islam
Registered Professional
Engineer, No. 20876 Arkansas

CERTIFICATE OF PRELIMINARY PLAT APPROVAL:

Pursuant to the City of Bryant Subdivision Rules and Regulations, and all of the conditions of approval having been completed, this document is hereby accepted. This certificate is hereby executed under the authority of said rules and regulations.

_____ _____
Date of Execution
NAME, CHAIRMAN
BRYANT PLANNING COMMISSION

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

By affixing my seal and signature, I Kazi Islam PE No, 20876, hereby certify that this drawing correctly depicts a survey compiled under my supervision.

NOTE: This survey was based on legal descriptions and title work furnished by others and does not represent a title search.

No portion of the property described hereon lies within the 100 year floodplain, according to the Federal Insurance Rate Map, panel #05125C0360E, Dated: 06/05/2020

PROPERTY SPECIFICATIONS:

OWNER: SKY BLUE, LLC
3263 INDEPEDENCE DRIVE
BRYANT, AR 72022

DEVELOPER/ SUBDIVIDER: SKY BLUE, LLC
3621 INDEPEDENCE DRIVE
BRYANT, AR 72022

ENGINEERS: HOPE CONSULTING INC.
117 S. MARKET STREET
BENTON, AR 72015

NAME OF SUBDIVISION: SKY BLUE DUPLEXES

INSTRUMENT # 2015-7766

ZONING: R-X

AVERAGE LOT SIZE: 0.19 ACRES (8,437 SQ. FT.)
MINIMUM LOT SIZE: (7,205SQ. FT)
NUMBER OF LOTS: 4

SOURCE OF WATER: WATER USERS
SOURCE OF SEWER: CITY OF BRYANT
SOURCE OF ELECTRIC: ENTERGY

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

UTILITY & DRAINAGE EASEMENTS:
FRONT-10' OR AS SHOWN
REAR - 5' OR AS SHOWN
SIDE - 5' OR AS SHOWN

K:\STANDARDS\Hope Logo\HOPE-dwg.png
129 N. Main Street,
Benton, Arkansas 72015
PH. (501)315-2626
FAX (501) 315-0024
www.hopeconsulting.com

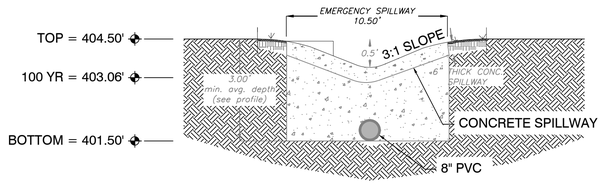
FOR USE AND BENEFIT OF:
SKY BLUE, LLC

PRELIMINARY PLAT
SKY BLUE DUPLEXES
A SUBDIVISION IN THE CITY OF BRYANT, SALINE COUNTY, ARKANSAS

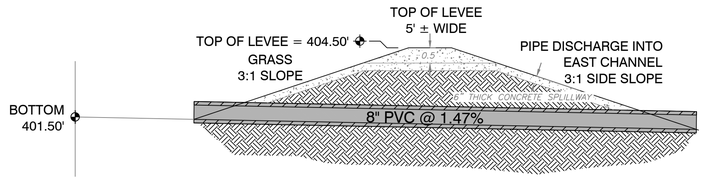
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REVISED:		CHECKED BY:	19-0066
SHEET:	C-1.0	SCALE: 1"=20'	

500	01S	14W	0	20	230	62	1807

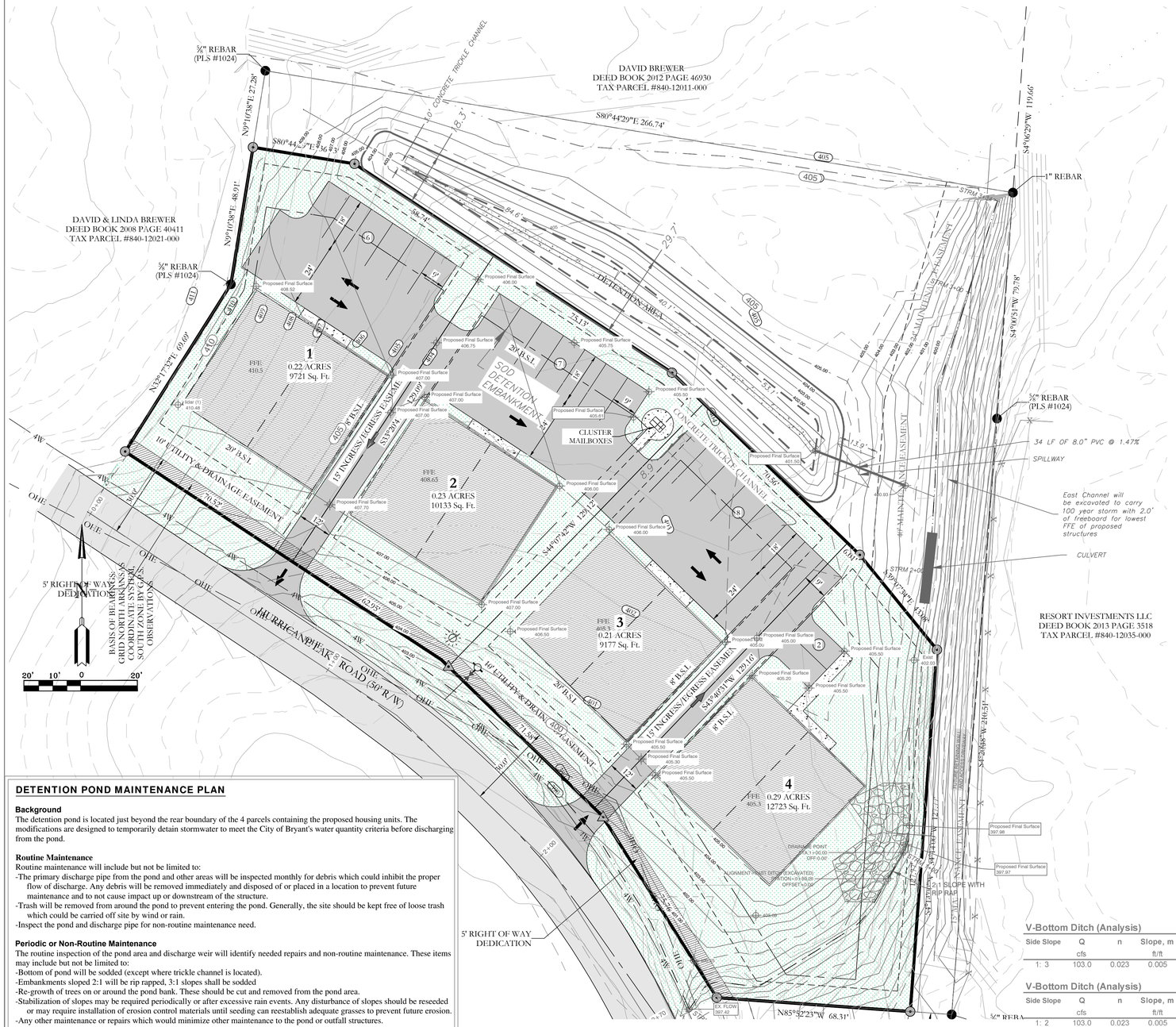
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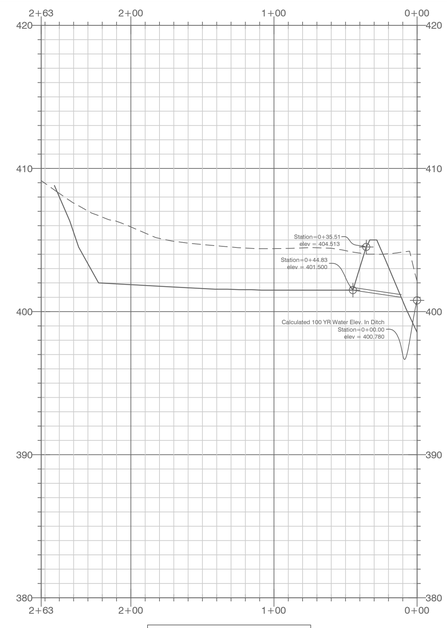


SPILLWAY END VIEW

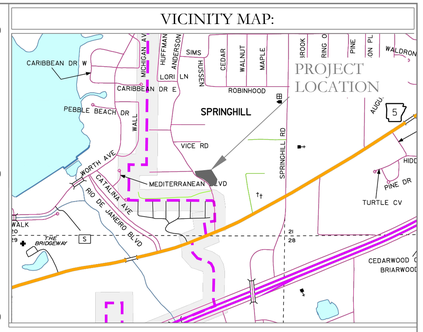


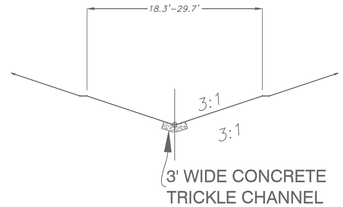
OUTLET SECTION
NTS



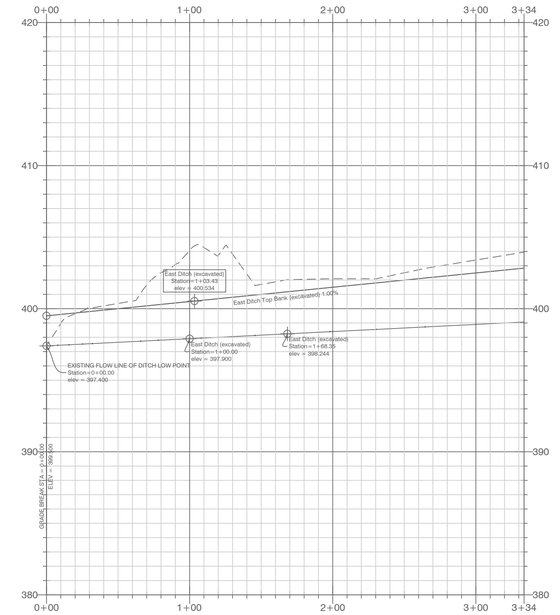


PROFILE
Pond Centerline
HORIZONTAL SCALE 1" = 50'
VERTICAL SCALE 1" = 5'





DETENTION POND PROPOSED SECTION



PROFILE
East Ditch (excavated)
HORIZONTAL SCALE 1" = 50'
VERTICAL SCALE 1" = 5'



EAST DITCH PROPOSED TYP
SECTION FOR EXCAVATION

CONTOUR INTERVAL:

EXISTING: 1' AND 5'
PROPOSED: 1' AND 5'

NOTE:
1. ALL ROOF DRAINS WILL BE ROUTED TO DETENTION BY SURFACE GRADING.
2. DETENTION EMBANKMENT AS WELL AS SLOPED EMBANKMENTS ADJACENT TO THE BUILDINGS SHALL BE A MAXIMUM SLOPE OF 3:1 AND BE SODDED FOR ADEQUATE VEGETATION.
3. IN AREAS WHERE STEEP EMBANKMENT SLOPES ARE REQUIRED, A MAXIMUM SLOPE OF 2:1 MAY BE USED IN CONJUNCTION WITH RIP RAP EMBANKMENTS.

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

DETENTION POND MAINTENANCE PLAN

Background
The detention pond is located just beyond the rear boundary of the 4 parcels containing the proposed housing units. The modifications are designed to temporarily detain stormwater to meet the City of Bryant's water quantity criteria before discharging from the pond.

Routine Maintenance
Routine maintenance will include but not be limited to:
-The primary discharge pipe from the pond and other areas will be inspected monthly for debris which could inhibit the proper flow of discharge. Any debris will be removed immediately and disposed of or placed in a location to prevent future maintenance and to not cause impact up or downstream of the structure.
-Trash will be removed from around the pond to prevent entering the pond. Generally, the site should be kept free of loose trash which could be carried off site by wind or rain.
-Inspect the pond and discharge pipe for non-routine maintenance need.

Periodic or Non-Routine Maintenance
The routine inspection of the pond area and discharge weir will identify needed repairs and non-routine maintenance. These items may include but not be limited to:
-Bottom of pond will be sodded (except where trickle channel is located).
-Embankments sloped 2:1 will be rip rapped, 3:1 slopes shall be sodded
-Re-growth of trees on or around the pond bank. These should be cut and removed from the pond area.
-Stabilization of slopes may be required periodically or after excessive rain events. Any disturbance of slopes should be reseeded or may require installation of erosion control materials until seeding can reestablish adequate grasses to prevent future erosion.
-Any other maintenance or repairs which would minimize other maintenance to the pond or outfall structures.

For questions or concerns about the pond, contact ___ at 501-315-2626.

V-Bottom Ditch (Analysis)

Side Slope	Q	n	Slope, m	Depth	Depth	Area	Velocity	Width	Elev. + 2.0'	Y + depth	Dist to outlet	El. @ Outlet	Low Point
	cfs		ft/ft	ft	in	ft²	ft/sec	ft	freeboard		x	y=mx+b	b
1: 3	103.0	0.023	0.005	2.53	30.4	19.26	5.35	15.20	403.31	400.78	168.4	398.242	397.4

V-Bottom Ditch (Analysis)

Side Slope	Q	n	Slope, m	Depth	Depth	Area	Velocity	Width	El. + 2.0	Y + depth	Re-grade Dist	El. @ x	Low Point
	cfs		ft/ft	ft	in	ft²	ft/sec	ft	freeboard		x	y=mx+b	b
1: 2	103.0	0.023	0.005	2.95	35.4	17.40	5.92	11.80	403.80	400.85	100	397.9	397.4

DEPTH CALCULATION BASED ON DITCH SECTION, NEEDED CAPACITY, & RE-GRADING OF EXISTING EAST DITCH (3:1 AND 2:1 V-SECTION)

HOPE CONSULTING ENGINEERS - SURVEYORS
129 N. Main Street,
Benton, Arkansas 72015
PH. (501)315-2626
FAX (501) 315-0024
www.hopeconsulting.com

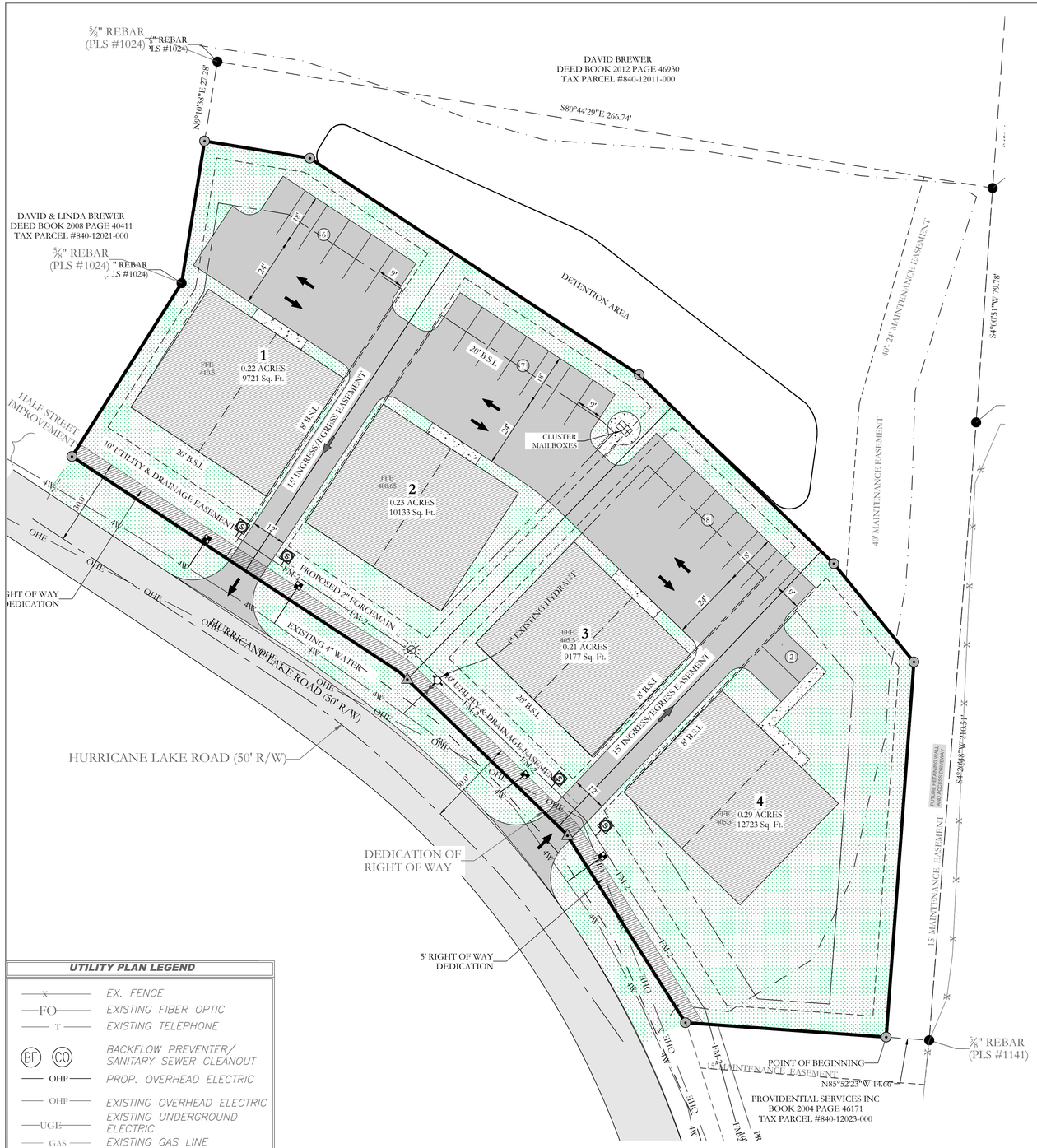
FOR USE AND BENEFIT OF:
SKY BLUE, LLC.

GRADING AND DETENTION PLAN
SKY BLUE DUPLEXES
CITY OF BRYANT, SALINE COUNTY, ARKANSAS

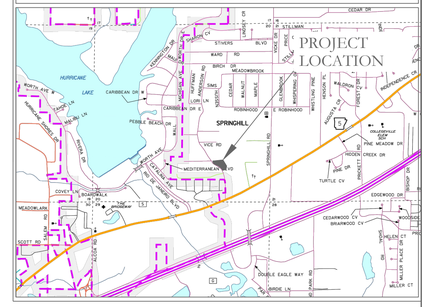
DATE:	9/25/2024	C.A.D. BY:	DRAWING NUMBER:
REVISED:	09/25/2024	CHECKED BY:	19-0066
SHEET:	C-2.0	SCALE:	

500	01S	14W	0	19	440	62	1802

Z:\LAND PROJECTS 2004\SUBDIVISIONS 2019\19-0066 BESSENT DUPLEXES\19-0066 - SKY BLUE DUPLEXES RE_BASE DRAWING(...09-26-2024.DWG



VICINITY MAP:



UTILITY PLAN LEGEND

- EX. FENCE
- EXISTING FIBER OPTIC
- EXISTING TELEPHONE
- BACKFLOW PREVENTER/ SANITARY SEWER CLEANOUT
- PROP. OVERHEAD ELECTRIC
- EXISTING OVERHEAD ELECTRIC
- EXISTING UNDERGROUND ELECTRIC
- EXISTING GAS LINE
- PROPOSED GAS LINE
- EXISTING WATERLINE
- PROPOSED 6" WATERLINE
- SANITARY SEWER MANHOLE
- FIRE HYDRANT
- WATER VALVE
- WATER METER

PROPERTY UTILITY SPECIFICATION

WATER:	CITY OF BRYANT
SEWER:	CITY OF BRYANT
ELECTRIC:	ENTERGY
GAS:	CENTERPOINTE
TELEPHONE:	AT&T

NOTE:

1. ALL WATER AND SEWER INFRASTRUCTURE MUST BE CONSTRUCTED IN ACCORDANCE WITH THE CITY OF BRYANT'S "STANDARD SPECIFICATIONS FOR DESIGN AND CONSTRUCTION OF WATERLINES AND SEWER LINES, 2015 EDITION"
2. INSTALL SEWER ID TAPE PER CITY OF BRYANT'S "STANDARD SPECIFICATIONS FOR DESIGN AND CONSTRUCTION OF WATERLINES AND SEWER LINES, 2015 EDITION"

HOPE CONSULTING
ENGINEERS - SURVEYORS
129 N. Main Street,
Benton, Arkansas 72015
PH. (501)315-2626
FAX (501) 315-0024
www.hopeconsulting.com

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

FOR USE AND BENEFIT OF:
SKY BLUE, LLC.

UTILITY PLAN

SKY BLUE DUPLEXES

CITY OF BRYANT, SALINE COUNTY, ARKANSAS

DATE:	06/26/2024	C.A.D. BY:	DRAWING NUMBER:
REVISED:	09/25/2024	CHECKED BY:	19-0066
SHEET:	C-3.0	SCALE:	

500	01S	14W	0	27	430	62	1807

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AFFP

Legal Notice Notice is hereby

Affidavit of Publication

STATE OF ARKANSAS } SS
COUNTY OF SALINE }

, 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:

September 06, 2024

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

SIGNED:

Lisa McElrath

Subscribed to and sworn to me this 6th day of September 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

01119433 00178812

Melanie Gentry
Hope Consulting, Inc (28)
129 N. Main Street
Benton, AR 72015

Legal Notice
Notice is hereby given that a Public hearing will be held on Monday, October 14, 2024 at 6:00 PM at the Bryant City Office complex, 210 SW 3rd St., Bryant, AR 72022 for the purpose of public comment on preliminary plat approval and conditional use permit approval on behalf of Sky Blue, llc at the property located on hurricane lake rd. Parcel #840-12022-000, Bryant, AR. Lots 1-4 of Sky blue duplexes. The petition is requesting approval for duplexes, which is allowed in the current zoning of R-x with the conditional use permit. For information please contact Hope Consulting, Inc. at 501-315-2626.

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: 7-24-24

Applicant or Designee:

Name Jonathan Hope
Address 129 N. Main St. Benton, AR
Phone 501-860-0467
Email Address: jonathan@hopeconsultings.com

Project Location:

Property Address Hurricane Lake Rd.
Parcel Number 840-12022-000
Zoning Classification R-X

Property Owner (If different from Applicant):

Name Sky Blue, LLC.
Phone 501-912-2752
Address 3621 Independence Dr. Bryant, AR 72022
Email Address tj bessent@sbcglobal.net

Additional Information:

Legal Description (Attach description if necessary)

Attached

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

Requesting approval of construction of Duplexes as allowed in zoning R-X

Proposed/Current Use of Property Duplexes

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 Jonathan Hope, 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.

AS SURVEYED DESCRIPTION FOR PARCEL #840-12022-000
PART OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER (SW 1/4 SE 1/4) OF SECTION 20, TOWNSHIP 01 SOUTH, RANGE 14 WEST, SALINE COUNTY, ARKANSAS; MORE PARTICULARLY DESCRIBED AS COMMENCING AT THE NORTHEAST CORNER OF SAID SW 1/4 SE 1/4 OF SECTION 20; THENCE S04°06'29"W, A DISTANCE OF 119.66 FEET ; THENCE S04°00'51"W, A DISTANCE OF 79.78 FEET; THENCE S04°20'48"W, A DISTANCE OF 210.51 FEET; THENCE N85°52'23"W, A DISTANCE OF 14.66 FEET TO THE POINT OF BEGINNING; THENCE N85°52'23"W, A DISTANCE OF 68.31 FEET TO A POINT ON THE EAST RIGHT OF WAY LINE OF HURRICANE LAKE ROAD; THENCE ALONG SAID EAST RIGHT OF WAY LINE OF HURRICANE LAKE ROAD THE FOLLOWING COURSES:
N32°14'50"W, A DISTANCE OF 75.76 FEET; THENCE
N45°50'42"W, A DISTANCE OF 78.70 FEET; THENCE
N56°37'37"W, A DISTANCE OF 133.47 FEET; THENCE LEAVING SAID RIGHT OF WAY, N32°17'32"E, A DISTANCE OF 64.69 FEET; THENCE N09°10'38"E, A DISTANCE OF 48.91 FEET; THENCE S80°44'29"E, A DISTANCE OF 36.23 FEET;
THENCE S56°39'13"E, A DISTANCE OF 133.87 FEET; THENCE S45°52'18"E, A DISTANCE OF 92.11 FEET; THENCE S39°07'34"E, A DISTANCE OF 43.08 FEET; THENCE S04°14'00"W A DISTANCE OF 127.77TO THE POINT OF BEGINNING. CONTAINING 41,754 SQUARE FEET, OR 0.96 ACRES, MORE OR LESS.

Tuesday, October 1, 2024 at 09:01:37 Central Daylight Time

Subject: Re: proof and invoice
Date: Friday, September 27, 2024 at 12:29:40 PM Central Daylight Time
From: Benton
To: pgblues@me.com
Attachments: 00179720_00000034.pdf, ATT00001.htm, Receipt Printed from Order 00179720_2024-09-27-12-23-34.pdf, ATT00002.htm

Proof and invoice are attached. I have the ad scheduled to run in tomorrows paper.

You can give me a call at 501-315-8228 with payment

Proof of publication will be sent out after the ad is ran.

If you need anything else, please let me know

Thank you
Lisa McElraht
The Saline Courier
Legal Desk
501-315-8228

Order Receipt

Saline Courier

321 N. Market St.
Benton, AR 72015

Phone: 501-315-8228

URL: https://www.bentoncourier.com/

Peter Bluemmel
2600 Long Hill E., Apt. 602
Benton, AR 72019

Acct #:	01124019
Phone:	(501)249-3874
Date:	09/27/2024
Ad #:	00179720
Salesperson:	SCL
Ad Taker:	SC5

Class: 101

Ad Notes:

Sort Line: Notice is hereby given that a

Description	Amount
AVDT LEGAL AFFIDAVIT	4.50
28 Saline Courier 2024-09-28	16.90

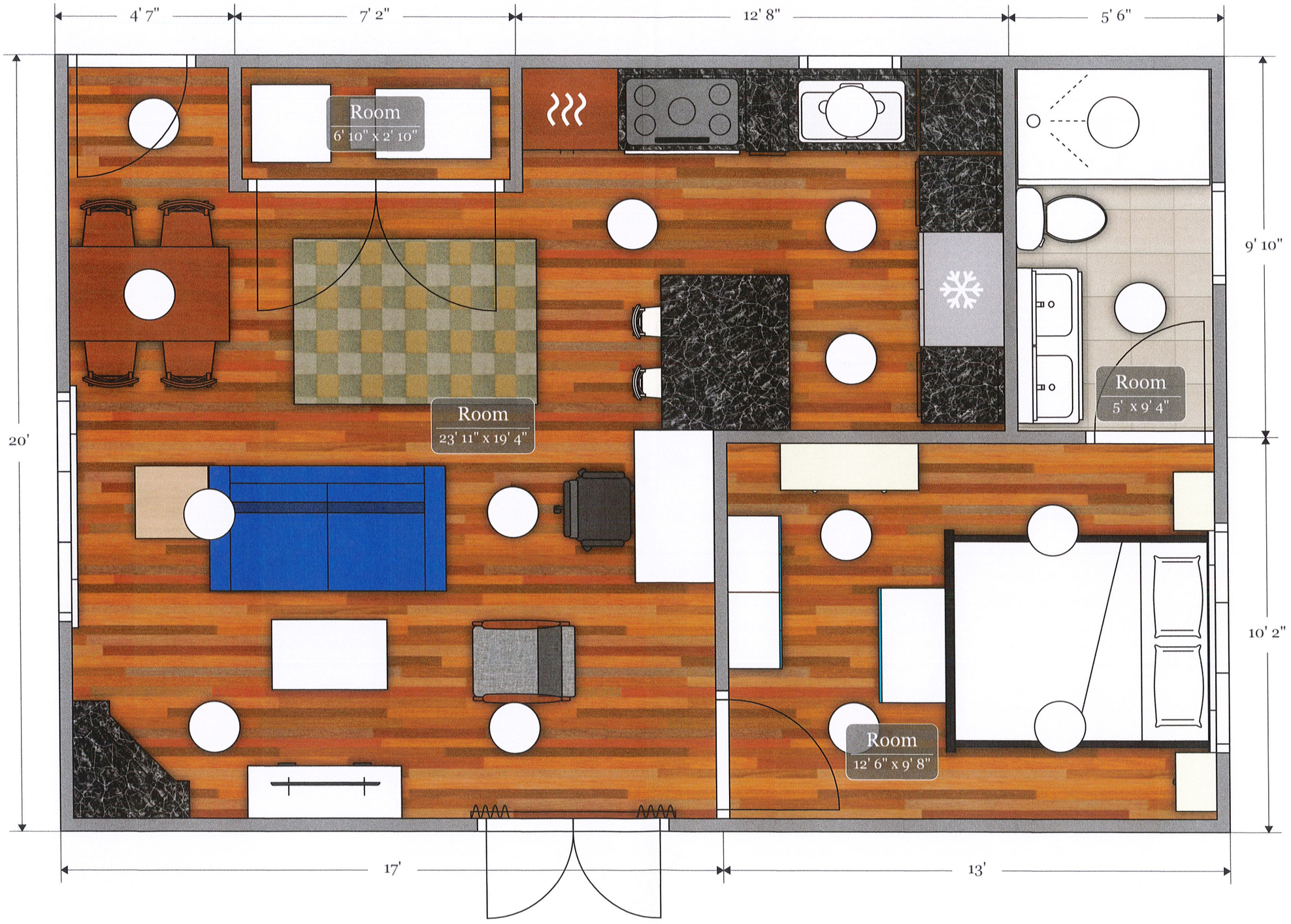
Ad Text:

Notice is hereby given that a hearing will be held by the planning commission of the city of Bryant, AR on October 14th at 6:00pm at 208 SW Third St. Bryant, AR 72022. On the petition of conditional use at the property of 3 Tanglewood Dr. Bryant, AR 72022.

Payment Reference:

Total:	21.40
Tax:	0.00
Net:	21.40
Prepaid:	0.00
Total Due	**21.40**

Notice is hereby given that a hearing will be held by the planning commission of the city of Bryant, AR on October 14th at 6:00pm at 208 SW Third St. Bryant, AR 72022. On the petition of conditional use at the property of 3 Tanglewood Dr. Bryant, AR 72022.


4' 7"
7' 2"
12' 8"
5' 6"
9' 10"
20'
10' 2"
17'
13'
Room
6' 10" x 2' 10"
Room
23' 11" x 19' 4"
Room
5' x 9' 4"
Room
12' 6" x 9' 8"

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: 9.4.24

Applicant or Designee:

Name PETER BLUEMMEL
Address 2600 HONGHILLS E #602
Phone 501-249-3874
Email Address: PGBLUES@ME.COM

Project Location:

Property Address 3 TANGELWOOD DR
BRYANT, AR 72022
Parcel Number
Zoning Classification

Property Owner (If different from Applicant):

Name RITCHIE A. BRADY
Phone 501 940 6541
Address 3 TANGLEWOOD BRYANT, AR 72022
Email Address BRADY.6 @ COMCAST.NET

Additional Information:

Legal Description (Attach description if necessary)

SINGLE FAMILY HOME W/ DETACHED GARAGE

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

RENOVATE GARAGE TO A 1 BR MOTHER-IN-LAW SUITE

Proposed/Current Use of Property SINGLE FAMILY HOME

09SEPT24

3 Tanglewood Cr.
Bryant, AR 72022

Dear Council Members:

I'm writing this letter to request a conditional use permit on the property addressed in this letter. We would like to convert a single car detached garage to a mother-in-law suite. The intent would be for a family member to use this conversion as a home to be near their children and grandchildren. This family member has suffered two strokes in the last ten years and needs to be close to family members for support, which this conversion would provide. The property owners have lived in Bryant for 30+ years and have been good upstanding citizens of Bryant. One is a schoolteacher for the Bryant school district.

The intent of this project would be to create a small one-bedroom suite, 600 sq/ft. It would be outfitted with a bathroom, kitchen, living area, and a bedroom. Please see accompanying sketch.

Sincerely,

Peter Bluemmel

Property Owner Designate

3 TANGLEWOOD DR. BRYANT, AR 72022
T (501) 249-3874

NOTICE OF PUBLIC HEARING

A public hearing will be held on Monday, October 14th, 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 3 TANGLEWOOD DR 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.


4
3
3 Tanglewood Dr
611
6
Layers
3D

HOPE
CONSULTING
ENGINEERS • SURVEYORS

September 12, 2024

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

RE: Request for Modification from Code and Request for CUP (Parcel #:840-12022-000)

Dear Mr. Leonard,

We are proposing duplexes on the 4 lots of this proposed subdivision. I am also requesting a modification from the Walk Bike Drive Code for no curb improvements on this proposed development. We are also asking for a waiver on sidewalks and half-street improvements.

It is our goal to be included on the October 14, 2024 Planning Commission agenda.

Please feel free to contact me with any questions or concerns or if I can be of any further assistance.
Sincerely,

Jonathan Hope
Hope Consulting, Inc.

129 N. Main St. Benton, Arkansas 72015
501-315-2626
www.hopeconsulting.com



PRELIMINARY PLAT OF SKY BLUE DUPLEXES

A SUBDIVISION IN THE CITY OF BRYANT, SALINE COUNTY, ARKANSAS

GENERAL NOTE:

1. LIGHTING WILL BE ATTACHED TO THE BUILDING ON THE REAR SIDE.
2. PRIVACY FENCE WILL BE INSTALLED.

AS-SURVEYED DESCRIPTION:

PART OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER (SW ¼ SE ¼) OF SECTION 20, TOWNSHIP 01 SOUTH, RANGE 14 WEST, SALINE COUNTY, ARKANSAS; MORE PARTICULARLY DESCRIBED AS COMMENCING AT THE NORTHEAST CORNER OF SAID SW ¼ SE ¼ OF SECTION 20; THENCE S04°06'29"W, A DISTANCE OF 119.66 FEET ; THENCE S04°00'51"W, A DISTANCE OF 79.78 FEET; THENCE S04°20'48"W, A DISTANCE OF 210.51 FEET; THENCE N85°52'23"W, A DISTANCE OF 14.66 FEET TO THE POINT OF BEGINNING; THENCE N85°52'23"W, A DISTANCE OF 68.31 FEET TO A POINT ON THE EAST RIGHT OF WAY LINE OF HURRICANE LAKE ROAD; THENCE ALONG SAID EAST RIGHT OF WAY LINE OF HURRICANE LAKE ROAD THE FOLLOWING COURSES:
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AS-SURVEYED DESCRIPTION:

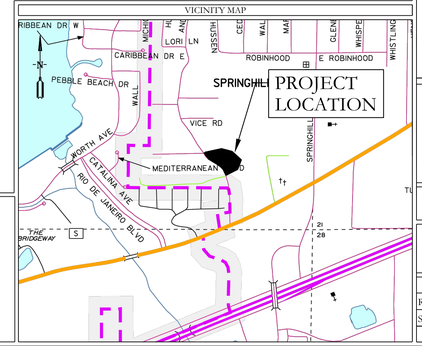
PART OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER (SW ¼ SE ¼) OF SECTION 20, TOWNSHIP 01 SOUTH, RANGE 14 WEST, SALINE COUNTY, ARKANSAS; MORE PARTICULARLY DESCRIBED AS COMMENCING AT THE NORTHEAST CORNER OF SAID SW ¼ SE ¼ OF SECTION 20; THENCE S04°06'29"W, A DISTANCE OF 119.66 FEET ; THENCE S04°00'51"W, A DISTANCE OF 79.78 FEET; THENCE S04°20'48"W, A DISTANCE OF 210.51 FEET; THENCE N85°52'23"W, A DISTANCE OF 14.66 FEET TO THE POINT OF BEGINNING; THENCE N85°52'23"W, A DISTANCE OF 68.31 FEET TO A POINT ON THE EAST RIGHT OF WAY LINE OF HURRICANE LAKE ROAD; THENCE ALONG SAID EAST RIGHT OF WAY LINE OF HURRICANE LAKE ROAD THE FOLLOWING COURSES:
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NOTE:

TRACT A WILL BE UTILIZED AS DRAINAGE AND UTILITY EASEMENTS MAINTAINED BY THE PROPERTY OWNERS ASSOCIATION.

NO FENCES SHALL BE CONSTRUCTED IN THE DRAINAGE EASEMENT WHERE OPEN DITCHES ARE CONSTRUCTED.

VICINITY MAP



LEGEND

- ■ – No Parking Sign
- ☼ – Street light
- ⊕ – Fire Hydrant
- △ – Computed point
- ● – Found monument
- ⊙ – Set #4 RB/Plas. Cap (SIP)
- (D) -- Deeded
- (M) -- Measured
- (P) -- Platted

CERTIFICATIONS:

OWNER:
Name: SKY BLUE, LLC
Address: 3621 INDEPEDENCE DRIVE
BRYANT, AR 72022

DEVELOPER:
Name: SKY BLUE, LLC
Address: 3621 INDEPEDENCE DRIVE
BRYANT, AR 72022

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 Tile: D.R. BOOK 2015 PAGE 7766

CERTIFICATE OF PROPERTY OWNERSHIP:

I, _____, hereby certify that the deed records in the office of Circuit Clerk and Ex-Officio recorder of Saline County, Arkansas, reflect that _____ is the record title owner of real property more particularly described herein on plat.

Dated: _____ _____
Certified Title Insurance Agent or Abstractor

CERTIFICATE OF PRELIMINARY SURVEYING ACCURACY:

I, William Corbitt R. Shoffner, hereby certify that this proposed preliminary plat correctly represents a survey completed by me or under my supervision on _____, 20_____; that the boundary lines show hereon correspond with the description in the deeds cited in the above Source of Title; and that all monuments which were found or placed on the property are correctly described and located.

_____ _____
Date of Execution
William Corbitt R. Shoffner
Registered Professional
Land Surveyor No. 1664 Arkansas

CERTIFICATE OF PRELIMINARY ENGINEERING ACCURACY:

I, Kazi Islam, hereby certify that this plat correctly represents a plan made by me, and that the engineering requirements of the City of Bryant Subdivision Rules and Regulations have been complied with.

_____ _____
Date of Execution
Kazi Islam
Registered Professional
Engineer, No. 20876 Arkansas

CERTIFICATE OF PRELIMINARY PLAT APPROVAL:

Pursuant to the City of Bryant Subdivision Rules and Regulations, and all of the conditions of approval having been completed, this document is hereby accepted. This certificate is hereby executed under the authority of said rules and regulations.

_____ _____
Date of Execution
NAME, CHAIRMAN
BRYANT PLANNING COMMISSION

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

By affixing my seal and signature, I Kazi Islam PE No, 20876, hereby certify that this drawing correctly depicts a survey compiled under my supervision.

NOTE: This survey was based on legal descriptions and title work furnished by others and does not represent a title search.

No portion of the property described hereon lies within the 100 year floodplain, according to the Federal Insurance Rate Map, panel #05125C0360E, Dated: 06/05/2020

PROPERTY SPECIFICATIONS:

OWNER: SKY BLUE, LLC
3263 INDEPEDENCE DRIVE
BRYANT, AR 72022

DEVELOPER/ SUBDIVIDER: SKY BLUE, LLC
3621 INDEPEDENCE DRIVE
BRYANT, AR 72022

ENGINEERS: HOPE CONSULTING INC.
117 S. MARKET STREET
BENTON, AR 72015

NAME OF SUBDIVISION: SKY BLUE DUPLEXES

INSTRUMENT # 2015-7766

ZONING: R-X

AVERAGE LOT SIZE: 0.19 ACRES (8,437 SQ. FT.)
MINIMUM LOT SIZE: (7,205SQ. FT)
NUMBER OF LOTS: 4

SOURCE OF WATER: WATER USERS
SOURCE OF SEWER: CITY OF BRYANT
SOURCE OF ELECTRIC: ENTERGY

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

UTILITY & DRAINAGE EASEMENTS:
FRONT-10' OR AS SHOWN
REAR - 5' OR AS SHOWN
SIDE - 5' OR AS SHOWN

K:\STANDARDS\Hope Logo\HOPE-dwg.png
129 N. Main Street,
Benton, Arkansas 72015
PH. (501)315-2626
FAX (501) 315-0024
www.hopeconsulting.com

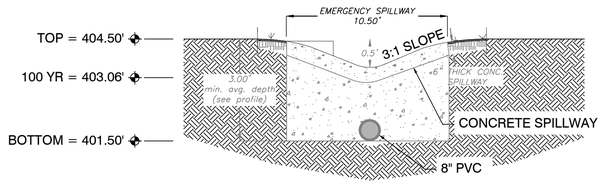
FOR USE AND BENEFIT OF:
SKY BLUE, LLC

PRELIMINARY PLAT
SKY BLUE DUPLEXES
A SUBDIVISION IN THE CITY OF BRYANT, SALINE COUNTY, ARKANSAS

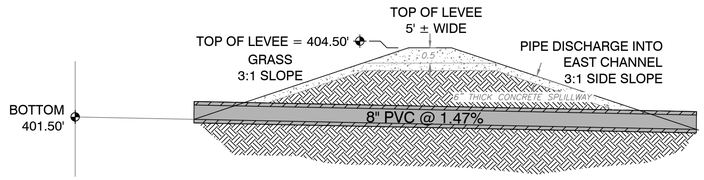
DATE:	09/16/2024	C.A.D. BY: B.JOHNSON	DRAWING NUMBER:
REVISED:		CHECKED BY:	19-0066
SHEET:	C-1.0	SCALE: 1"=20'	

500	01S	14W	0	20	230	62	1807

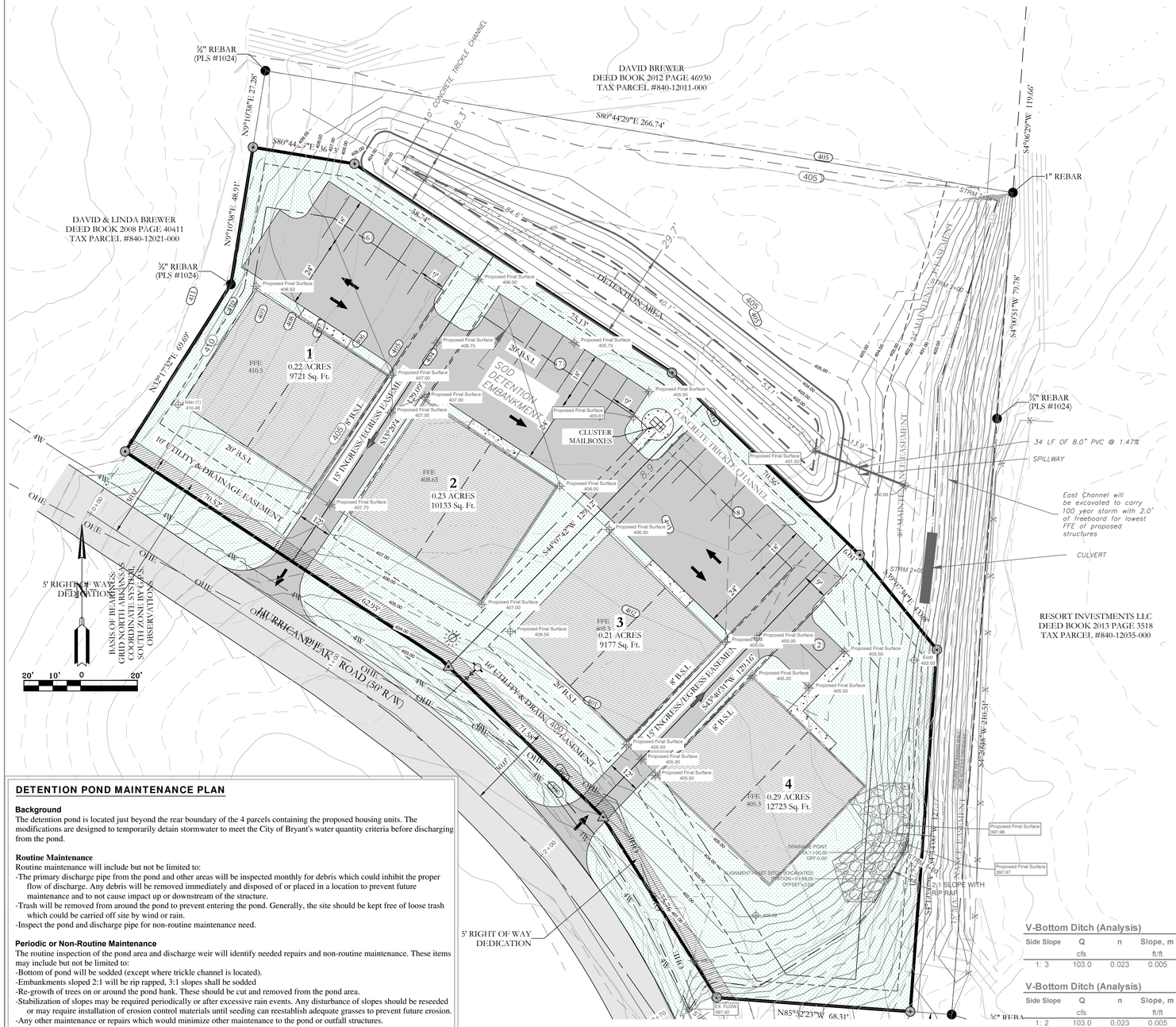
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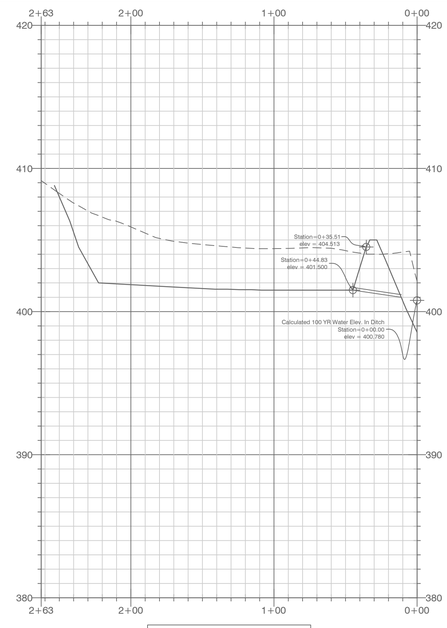


SPILLWAY END VIEW

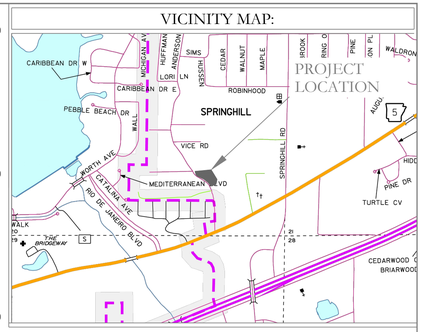


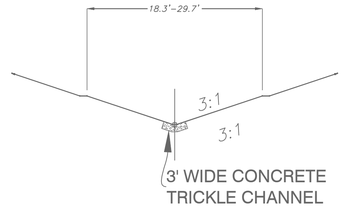
OUTLET SECTION
NTS



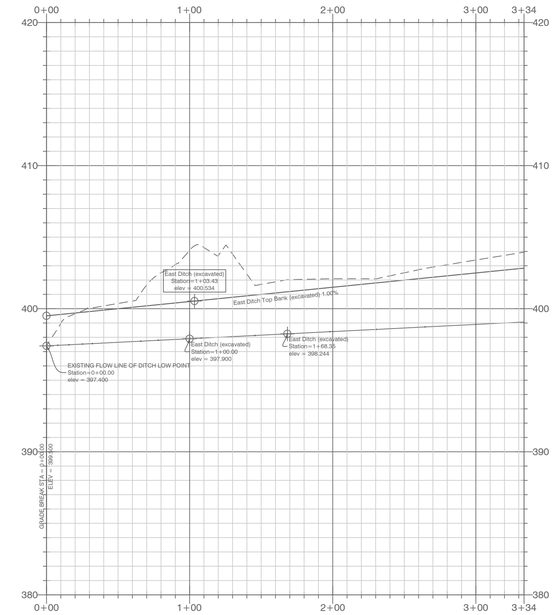


PROFILE
Pond Centerline
HORIZONTAL SCALE 1" = 50'
VERTICAL SCALE 1" = 5'





DETENTION POND PROPOSED SECTION



PROFILE
East Ditch (excavated)
HORIZONTAL SCALE 1" = 50'
VERTICAL SCALE 1" = 5'



EAST DITCH PROPOSED TYP
SECTION FOR EXCAVATION

CONTOUR INTERVAL:

EXISTING: 1' AND 5'
PROPOSED: 1' AND 5'

NOTE:
1. ALL ROOF DRAINS WILL BE ROUTED TO DETENTION BY SURFACE GRADING.
2. DETENTION EMBANKMENT AS WELL AS SLOPED EMBANKMENTS ADJACENT TO THE BUILDINGS SHALL BE A MAXIMUM SLOPE OF 3:1 AND BE SODDED FOR ADEQUATE VEGETATION.
3. IN AREAS WHERE STEEP EMBANKMENT SLOPES ARE REQUIRED, A MAXIMUM SLOPE OF 2:1 MAY BE USED IN CONJUNCTION WITH RIP RAP EMBANKMENTS.

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

DETENTION POND MAINTENANCE PLAN

Background
The detention pond is located just beyond the rear boundary of the 4 parcels containing the proposed housing units. The modifications are designed to temporarily detain stormwater to meet the City of Bryant's water quantity criteria before discharging from the pond.

Routine Maintenance
Routine maintenance will include but not be limited to:
-The primary discharge pipe from the pond and other areas will be inspected monthly for debris which could inhibit the proper flow of discharge. Any debris will be removed immediately and disposed of or placed in a location to prevent future maintenance and to not cause impact up or downstream of the structure.
-Trash will be removed from around the pond to prevent entering the pond. Generally, the site should be kept free of loose trash which could be carried off site by wind or rain.
-Inspect the pond and discharge pipe for non-routine maintenance need.

Periodic or Non-Routine Maintenance
The routine inspection of the pond area and discharge weir will identify needed repairs and non-routine maintenance. These items may include but not be limited to:
-Bottom of pond will be sodded (except where trickle channel is located).
-Embankments sloped 2:1 will be rip rapped, 3:1 slopes shall be sodded
-Re-growth of trees on or around the pond bank. These should be cut and removed from the pond area.
-Stabilization of slopes may be required periodically or after excessive rain events. Any disturbance of slopes should be reseeded or may require installation of erosion control materials until seeding can reestablish adequate grasses to prevent future erosion.
-Any other maintenance or repairs which would minimize other maintenance to the pond or outfall structures.

For questions or concerns about the pond, contact ___ at 501-315-2626.

V-Bottom Ditch (Analysis)

Side Slope	Q	n	Slope, m	Depth	Depth	Area	Velocity	Width	Elev. + 2.0'	Y + depth	Dist to outlet	El. @ Outlet	Low Point
	cfs		ft/ft	ft	in	ft²	ft/sec	ft	freeboard		x	y=mx+b	b
1: 3	103.0	0.023	0.005	2.53	30.4	19.26	5.35	15.20	403.31	400.78	168.4	398.242	397.4

V-Bottom Ditch (Analysis)

Side Slope	Q	n	Slope, m	Depth	Depth	Area	Velocity	Width	El. + 2.0	Y + depth	Re-grade Dist	El. @ x	Low Point
	cfs		ft/ft	ft	in	ft²	ft/sec	ft	freeboard		x	y=mx+b	b
1: 2	103.0	0.023	0.005	2.95	35.4	17.40	5.92	11.80	403.80	400.85	100	397.9	397.4

DEPTH CALCULATION BASED ON DITCH SECTION, NEEDED CAPACITY, & RE-GRADING OF EXISTING EAST DITCH (3:1 AND 2:1 V-SECTION)

HOPE CONSULTING ENGINEERS - SURVEYORS
129 N. Main Street,
Benton, Arkansas 72015
PH. (501)315-2626
FAX (501) 315-0024
www.hopeconsulting.com

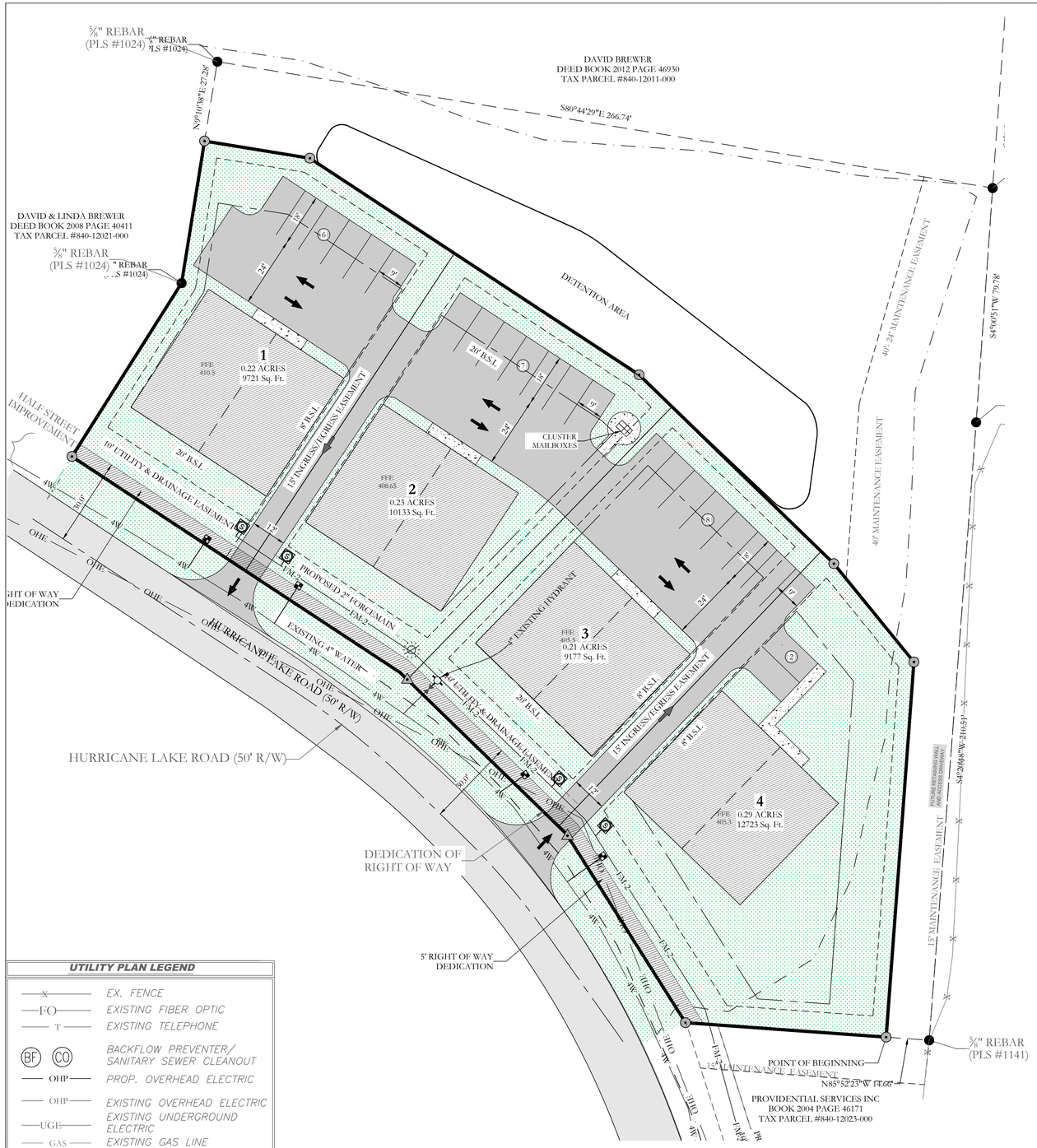
FOR USE AND BENEFIT OF:
SKY BLUE, LLC.

GRADING AND DETENTION PLAN
SKY BLUE DUPLEXES
CITY OF BRYANT, SALINE COUNTY, ARKANSAS

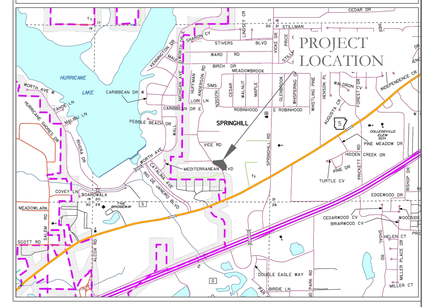
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REVISED:	09/25/2024	CHECKED BY:	19-0066
SHEET:	C-2.0	SCALE:	

500	01S	14W	0	19	440	62	1802

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VICINITY MAP:



UTILITY PLAN LEGEND

- EX. FENCE
- EXISTING FIBER OPTIC
- EXISTING TELEPHONE
- BACKFLOW PREVENTER/ SANITARY SEWER CLEANOUT
- PROP. OVERHEAD ELECTRIC
- EXISTING OVERHEAD ELECTRIC
- EXISTING UNDERGROUND ELECTRIC
- EXISTING GAS LINE
- PROPOSED GAS LINE
- EXISTING WATERLINE
- PROPOSED 6" WATERLINE
- SANITARY SEWER MANHOLE
- FIRE HYDRANT
- WATER VALVE
- WATER METER

PROPERTY UTILITY SPECIFICATION

WATER:	CITY OF BRYANT
SEWER:	CITY OF BRYANT
ELECTRIC:	ENTERGY
GAS:	CENTERPOINTE
TELEPHONE:	AT&T

NOTE:

1. ALL WATER AND SEWER INFRASTRUCTURE MUST BE CONSTRUCTED IN ACCORDANCE WITH THE CITY OF BRYANT'S "STANDARD SPECIFICATIONS FOR DESIGN AND CONSTRUCTION OF WATERLINES AND SEWER LINES, 2015 EDITION"
2. INSTALL SEWER ID TAPE PER CITY OF BRYANT'S "STANDARD SPECIFICATIONS FOR DESIGN AND CONSTRUCTION OF WATERLINES AND SEWER LINES, 2015 EDITION"

HOPE CONSULTING
ENGINEERS - SURVEYORS
129 N. Main Street,
Benton, Arkansas 72015
PH. (501)315-2626
FAX (501) 315-0024
www.hopeconsulting.com

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

FOR USE AND BENEFIT OF:
SKY BLUE, LLC.

UTILITY PLAN

SKY BLUE DUPLEXES

CITY OF BRYANT, SALINE COUNTY, ARKANSAS

DATE:	06/26/2024	C.A.D. BY:	DRAWING NUMBER:
REVISED:	09/25/2024	CHECKED BY:	19-0066
SHEET:	C-3.0	SCALE:	

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SKY BLUE DUPLEXES

PROPOSED MULTI-FAMILY UNITS

DRAINAGE REPORT

FOR

City of Bryant, AR

DATE

Hurricane Lake Road, Saline County, AR

By:

HOPE
CONSULTING
ENGINEERS • SURVEYORS

APPENDIX

Project Description/Summary

Detention Discharge Summary, Composite C Values, & time of concentration

Street Drainage Calculation

East Ditch Calculations

Time of Concentration Calculation

Pond Report

Hydrographs

East Ditch Exhibit

Summary

The following calculations pertain to the detention design for the proposed multi family development Located off Hurricane Lake Road in Bryant, AR.

Proposed Development area = 1.17 Acres

	C	*tc (min)*
Pre-development:	0.49	23
Post-development:	0.69	23

Detention Pre & Post Development Comparisons

Prior to detention routing:

Event (yrs)	Pre-developed Flow Q (cfs)	Post-developed Flow (no pond) Q (cfs)
2	1.79	2.52
10	2.48	3.50
25	2.87	4.04
50	3.26	4.59
100	3.49	4.92

After routing to detention:

Event (yrs)	Pre-developed Q (cfs)	Post-developed (with pond) Q (cfs)	Water El. (ft)
2	1.79	1.23	402.37
10	2.48	1.52	402.66
25	2.87	1.64	402.80
50	3.26	1.75	402.96
100	3.49	1.82	403.06

Therefore, the development will not create any additional flow in the downstream area.

East Channel

The following calculations pertain to the existing east ditch, and are based on proposed re-design and excavation of the existing channel in order to have the needed vertical room necessary for detention and 2.0 feet of freeboard for the finished floor elevations of proposed structures.

time of concentration, tc (min) Pre	REGION 3 IDF			
Channel Dimensions and Time of Concentration, tc				
Area (ft2)	1998592.29			
Area (Acre)	46			
Length, L (ft)	2217.0			
Change in Elevation (ft)	60.27			
Slope, S (ft/ft)	0.027			
N (asphalt,grass,etc)	0.400		**h (ft)**	**S**
L(overland, ft)	200		4	0.020
L(channel 1, ft)	2017		56.27	0.028
L(channel 2, ft)	0.0		0	0.000
t_i	45.4	**v**		
t_{t1}	5.6	6.007023		
t_{t2}	0.0	0		
time of concentration, tc (min)	51.0	*use 50 min*		

	Design Peak Runoff Rates, Qp (cfs)		
	Intensity, I (in/hr)	Runoff Coeff	Flow (cfs)
	I	C	Q
100year	4.19	0.53	101.89
	Qp,max (max flow) cfs		102

V-Bottom Ditch (Analysis)

Side Slope	Q	n	Slope, m	Depth	Depth	Area	Velocity	Width
	cfs		ft/ft	ft	in	ft^2	ft/sec	ft
1: 3	103.0	0.023	0.005	2.53	30.4	19.26	5.35	15.20

STATION 1+68

Elev. + 2.0' freeboard	Y + depth	Dist to outlet	El. @ Outlet	Low Point
		x	y=mx+b	b
403.31	400.78	168.4	398.242	397.4

V-Bottom Ditch (Analysis)

Side Slope	Q	n	Slope, m	Depth	Depth	Area	Velocity	Width
	cfs		ft/ft	ft	in	ft^2	ft/sec	ft
1: 2	103.0	0.023	0.005	2.95	35.4	17.40	5.92	11.80

STATION 1+00

El. + 2.0 freeboard	Y + depth	Re-grade Dist	El. @ x	Low Point
		x	y=mx+b	b
403.80	400.85	100	397.9	397.4

PRE DEVELOPMENT TOC:

Time of Concentration, tc (min)	Bryant IDF			
Channel Dimensions and Time of Concentration, tc				
Area (ft2)	40262.9			
Area (Acre)	0.92			
Length, L (ft)	837.0			
Change in Elevation (ft)	32			
Slope, S (ft/ft)	0.038			
N (Coeff. Of roughness, Table 400-3)	0.100		**h (ft)**	**S**
L(overland/sheet flow, ft)	75		1	0.013
L(channel 1, ft)	601		25.00	0.04
L(channel 2, ft)	161.0		1	0.006
t_i	18.4	**v**		
t_{t1}	3.3	3.0241		
t_{t2}	0.9	2.909438		
time of concentration, tc (min)	**22.7**			**use 23**

POST DEVELOPMENT TOC:

time of concentration, tc (min)	Bryant IDF			
Channel Dimensions and Time of Concentration, tc				
Area (ft2)	40262.9			
Area (Acre)	0.92			
Length, L (ft)	888.0			
Change in Elevation (ft)	32			
Slope, S (ft/ft)	0.036			
N (Coeff. Of roughness, Table 400-3)	0.100		**h (ft)**	**S**
L(overland/sheet flow, ft)	75		1	0.013
L(channel 1, ft)	659		25.00	0.04
L(channel 2, ft)	154.0		3	0.017
t_i	18.4	**v**		
t_{t1}	3.8	2.887956		
t_{t2}	0.5	4.77828		
time of concentration, tc (min)	**22.8**			**use 23**

Watershed Model Schematic

Legend

Hyd.	Origin	Description
1	Rational	PRE DEV FLOW
2	Rational	DEVELOPMENT CREATED FLOW
3	Reservoir	POST DEV. FLOW

Hydrograph Return Period Recap

Hyd. No.	Hydrograph type (origin)	Inflow hyd(s)	Peak Outflow (cfs)								Hydrograph Description
			1-yr	2-yr	3-yr	5-yr	10-yr	25-yr	50-yr	100-yr	
1	Rational	------	-------	1.786	-------	-------	2.482	2.872	3.262	3.493	PRE DEV FLOW
2	Rational	------	-------	2.515	-------	-------	3.495	4.044	4.593	4.919	DEVELOPMENT CREATED FLOW
3	Reservoir	2	-------	1.232	-------	-------	1.524	1.643	1.752	1.815	POST DEV. FLOW

Hydrograph Summary Report

Hydraflow Hydrographs Extension for Autodesk® Civil 3D® by Autodesk, Inc. v2025

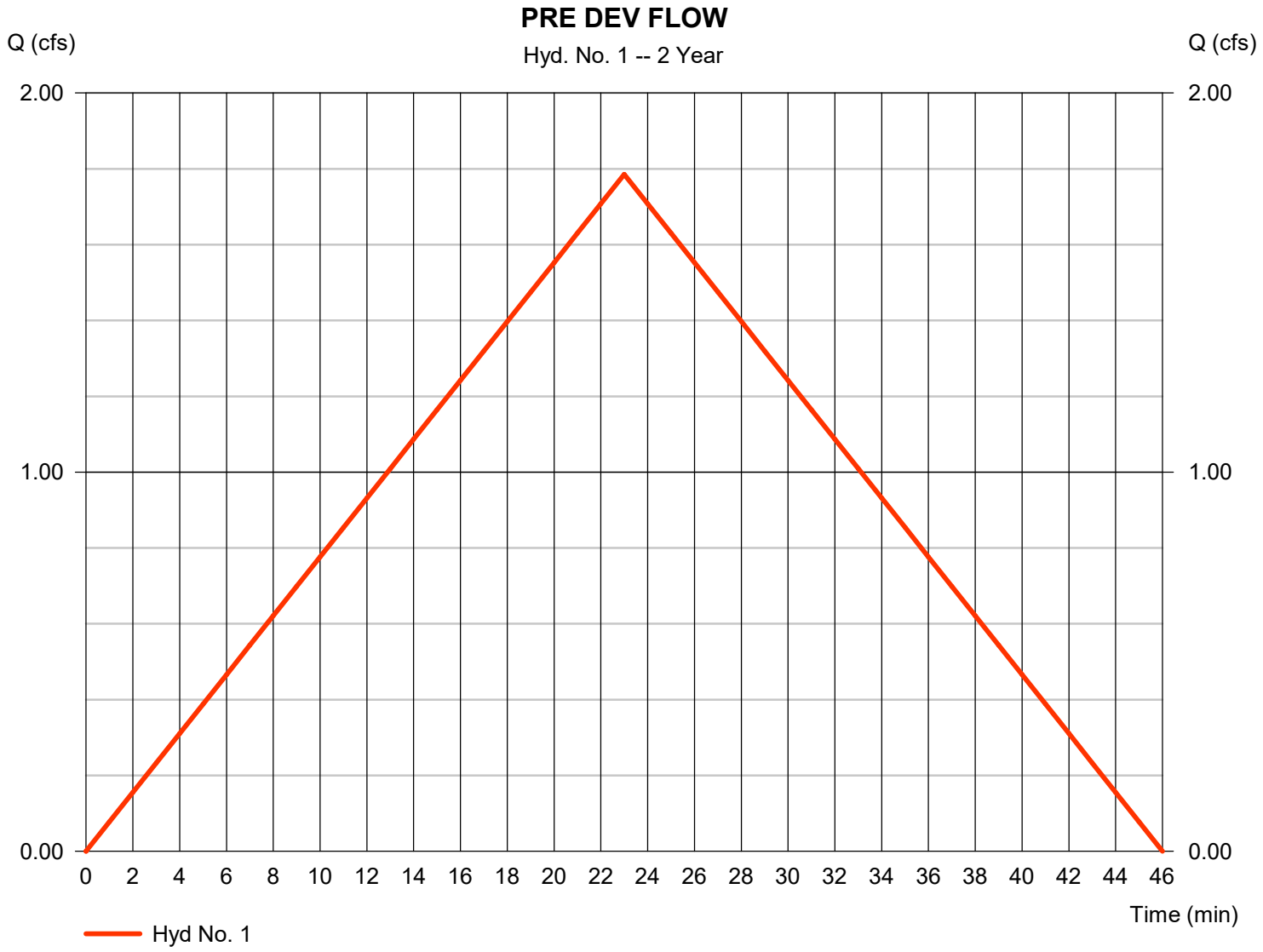
Hyd. No.	Hydrograph type (origin)	Peak flow (cfs)	Time interval (min)	Time to Peak (min)	Hyd. volume (cuft)	Inflow hyd(s)	Maximum elevation (ft)	Total strge used (cuft)	Hydrograph Description
1	Rational	1.786	1	23	2,464	------	------	------	PRE DEV FLOW
2	Rational	2.515	1	23	3,470	------	------	------	DEVELOPMENT CREATED FLOW
3	Reservoir	1.232	1	35	3,464	2	402.37	1,896	POST DEV. FLOW

Hydrograph Report

Hyd. No. 1

PRE DEV FLOW

Hydrograph type	=	Rational	Peak discharge	=	1.786 cfs
Storm frequency	=	2 yrs	Time to peak	=	23 min
Time interval	=	1 min	Hyd. volume	=	2,464 cuft
Drainage area	=	1.170 ac	Runoff coeff.	=	0.49
Intensity	=	3.115 in/hr	Tc by User	=	23.00 min
IDF Curve	=	Bryant 50.IDF	Asc/Rec limb fact	=	1/1

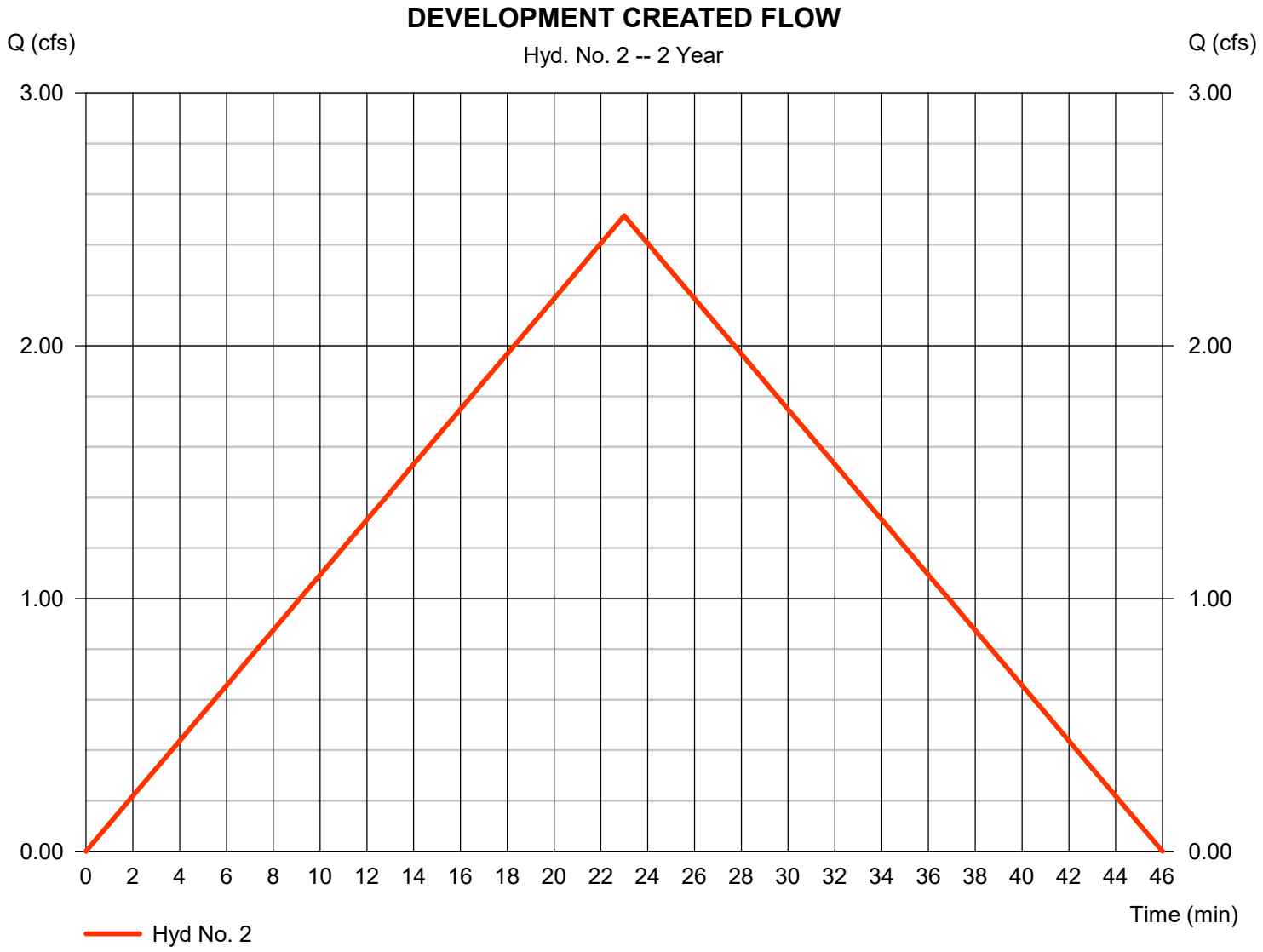


Hydrograph Report

Hyd. No. 2

DEVELOPMENT CREATED FLOW

Hydrograph type	=	Rational	Peak discharge	=	2.515 cfs
Storm frequency	=	2 yrs	Time to peak	=	23 min
Time interval	=	1 min	Hyd. volume	=	3,470 cuft
Drainage area	=	1.170 ac	Runoff coeff.	=	0.69
Intensity	=	3.115 in/hr	Tc by User	=	23.00 min
IDF Curve	=	Bryant 50.IDF	Asc/Rec limb fact	=	1/1



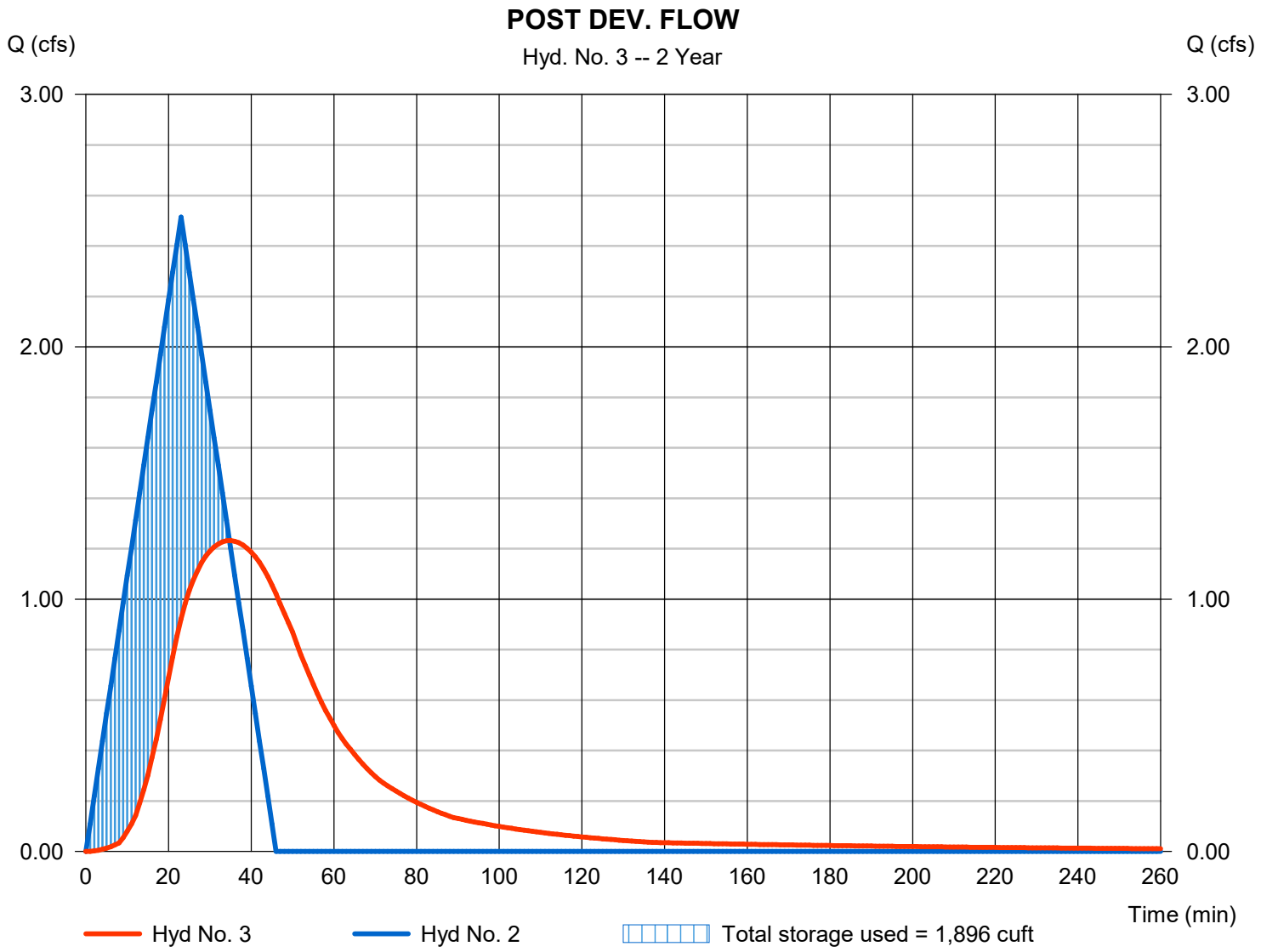
Hydrograph Report

Hyd. No. 3

POST DEV. FLOW

Hydrograph type	=	Reservoir	Peak discharge	=	1.232 cfs
Storm frequency	=	2 yrs	Time to peak	=	35 min
Time interval	=	1 min	Hyd. volume	=	3,464 cuft
Inflow hyd. No.	=	2 - DEVELOPMENT CREATED FLOW	Max. Elevation	=	402.37 ft
Reservoir name	=	DETENTION	Max. Storage	=	1,896 cuft

Storage Indication method used.



Pond Report

Pond No. 1 - DETENTION

Pond Data

Contours -User-defined contour areas. Conic method used for volume calculation. Begining Elevation = 401.50 ft

Stage / Storage Table

Stage (ft)	Elevation (ft)	Contour area (sqft)	Incr. Storage (cuft)	Total storage (cuft)
0.00	401.50	1,616	0	0
1.00	402.50	2,786	2,174	2,174
2.00	403.50	4,028	3,388	5,562
3.00	404.50	5,328	4,662	10,224

Culvert / Orifice Structures

	[A]	[B]	[C]	[PrfRsr]
Rise (in)	= 8.00	Inactive	Inactive	0.00
Span (in)	= 8.00	0.00	0.00	0.00
No. Barrels	= 1	0	0	0
Invert El. (ft)	= 401.50	0.00	0.00	0.00
Length (ft)	= 34.00	0.00	0.00	0.00
Slope (%)	= 1.47	0.00	0.00	n/a
N-Value	= .013	.013	.013	n/a
Orifice Coeff.	= 0.60	0.60	0.60	0.60
Multi-Stage	= n/a	No	No	No

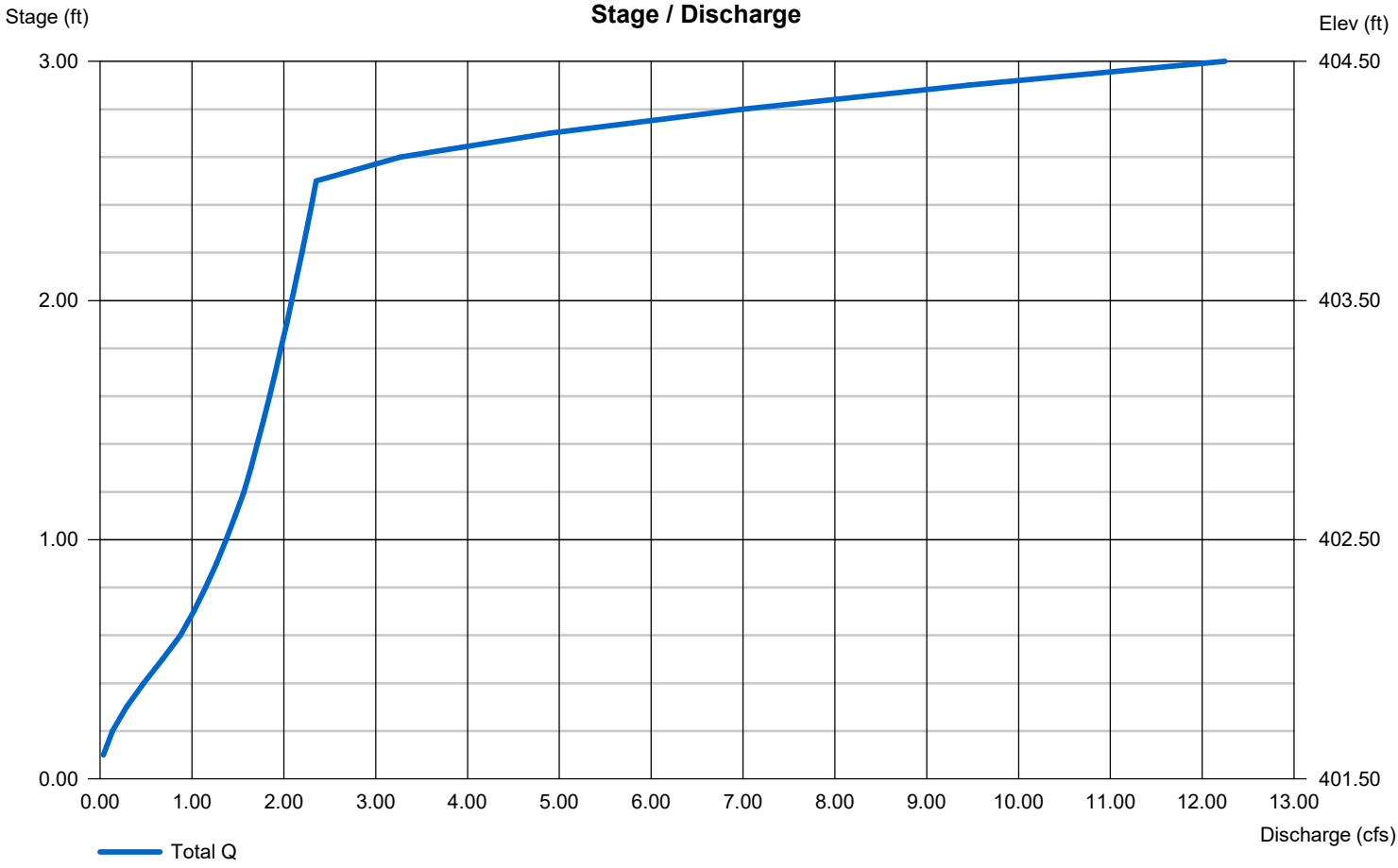
Weir Structures

	[A]	[B]	[C]	[D]
Crest Len (ft)	= 10.50	0.00	0.00	0.00
Crest El. (ft)	= 404.00	0.00	0.00	0.00
Weir Coeff.	= 2.60	3.33	3.33	3.33
Weir Type	= Broad	---	---	---
Multi-Stage	= No	No	No	No

Exfil.(in/hr) = 0.000 (by Wet area)

TW Elev. (ft) = 0.00

Note: Culvert/Orifice outflows are analyzed under inlet (ic) and outlet (oc) control. Weir risers checked for orifice conditions (ic) and submergence (s).



Hydrograph Summary Report

Hydraflow Hydrographs Extension for Autodesk® Civil 3D® by Autodesk, Inc. v2025

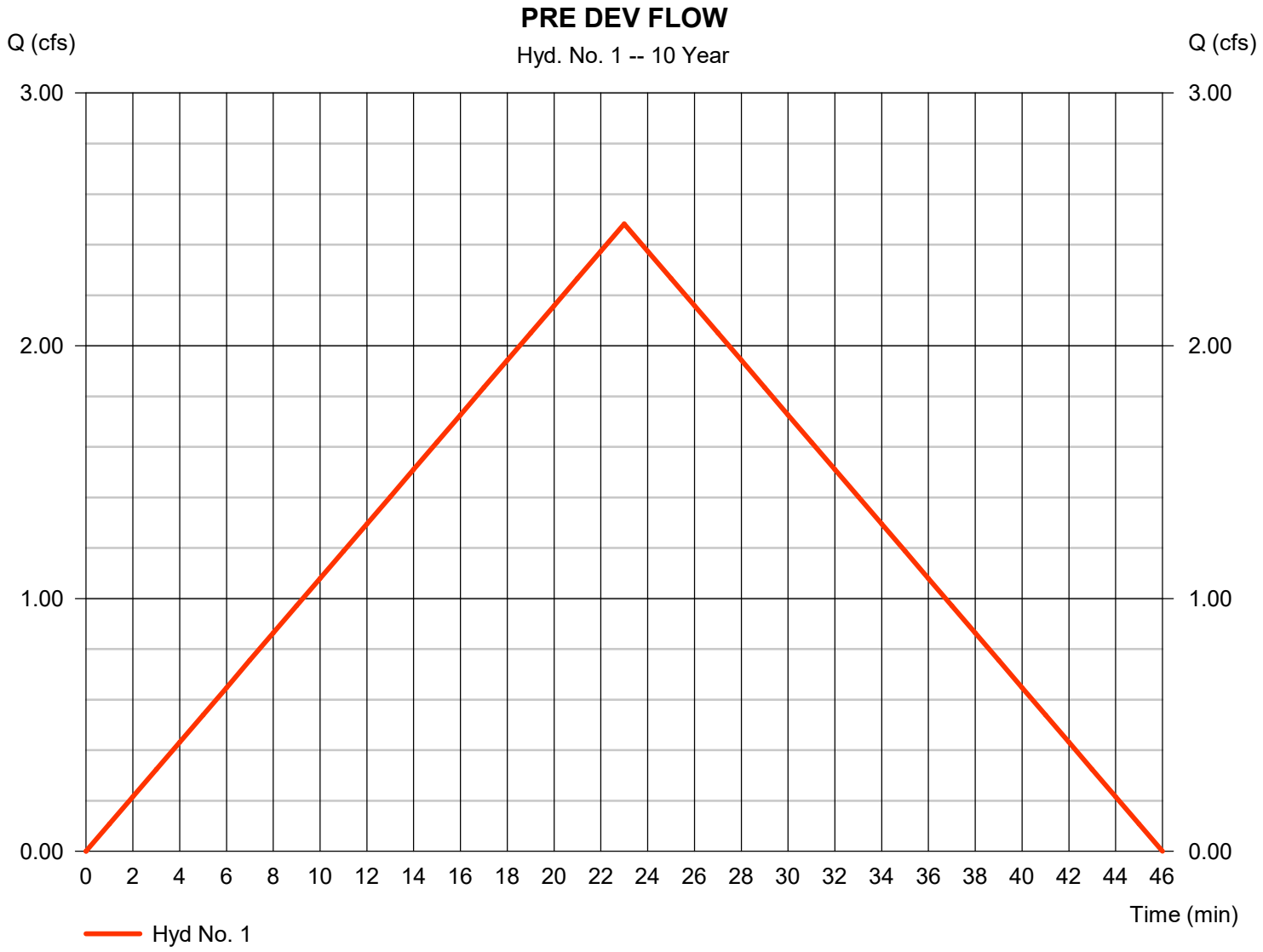
Hyd. No.	Hydrograph type (origin)	Peak flow (cfs)	Time interval (min)	Time to Peak (min)	Hyd. volume (cuft)	Inflow hyd(s)	Maximum elevation (ft)	Total strge used (cuft)	Hydrograph Description
1	Rational	2.482	1	23	3,425	------	------	------	PRE DEV FLOW
2	Rational	3.495	1	23	4,823	------	------	------	DEVELOPMENT CREATED FLOW
3	Reservoir	1.524	1	36	4,817	2	402.66	2,704	POST DEV. FLOW

Hydrograph Report

Hyd. No. 1

PRE DEV FLOW

Hydrograph type	=	Rational	Peak discharge	=	2.482 cfs
Storm frequency	=	10 yrs	Time to peak	=	23 min
Time interval	=	1 min	Hyd. volume	=	3,425 cuft
Drainage area	=	1.170 ac	Runoff coeff.	=	0.49
Intensity	=	4.330 in/hr	Tc by User	=	23.00 min
IDF Curve	=	Bryant 50.IDF	Asc/Rec limb fact	=	1/1

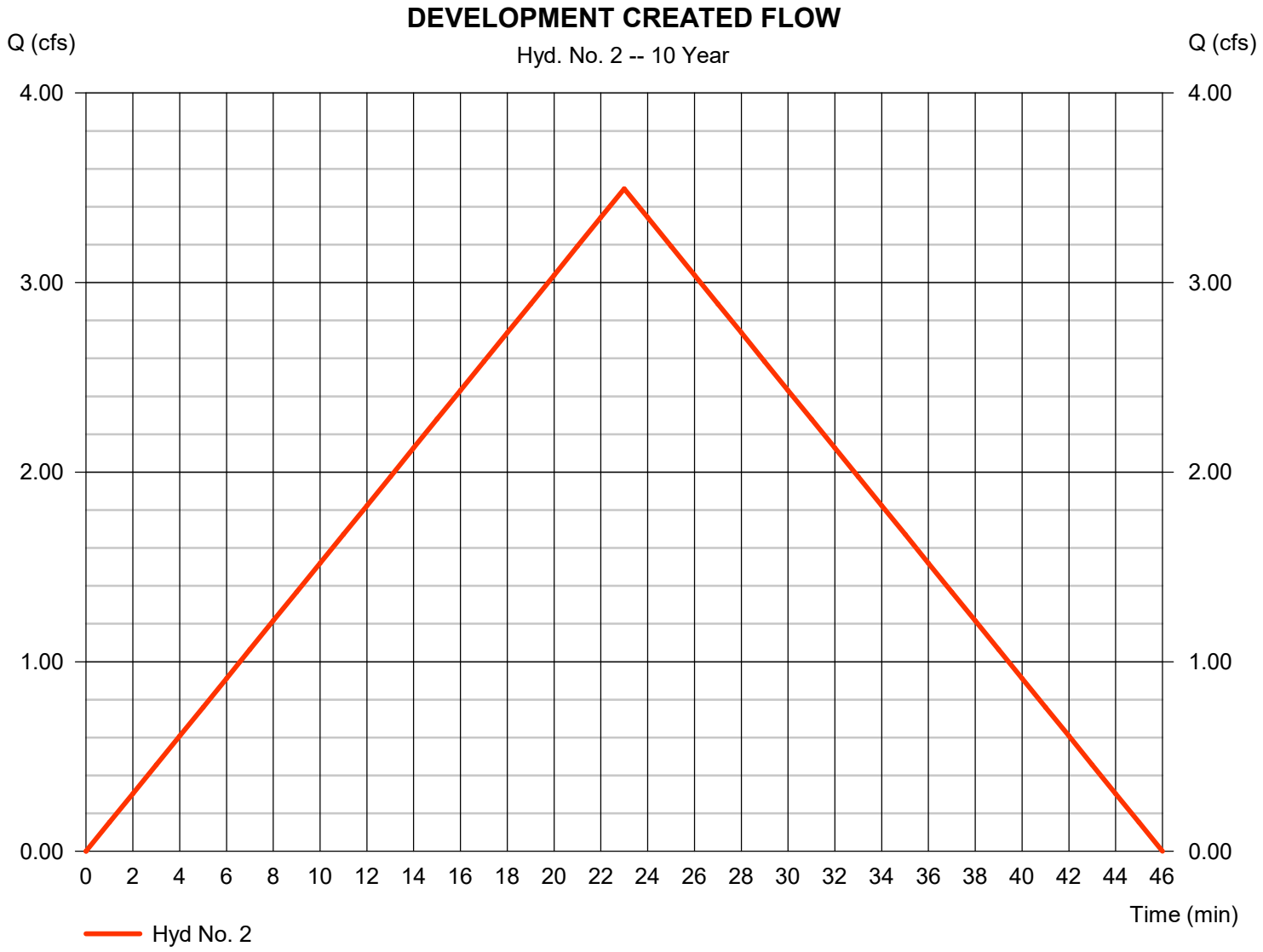


Hydrograph Report

Hyd. No. 2

DEVELOPMENT CREATED FLOW

Hydrograph type	=	Rational	Peak discharge	=	3.495 cfs
Storm frequency	=	10 yrs	Time to peak	=	23 min
Time interval	=	1 min	Hyd. volume	=	4,823 cuft
Drainage area	=	1.170 ac	Runoff coeff.	=	0.69
Intensity	=	4.330 in/hr	Tc by User	=	23.00 min
IDF Curve	=	Bryant 50.IDF	Asc/Rec limb fact	=	1/1



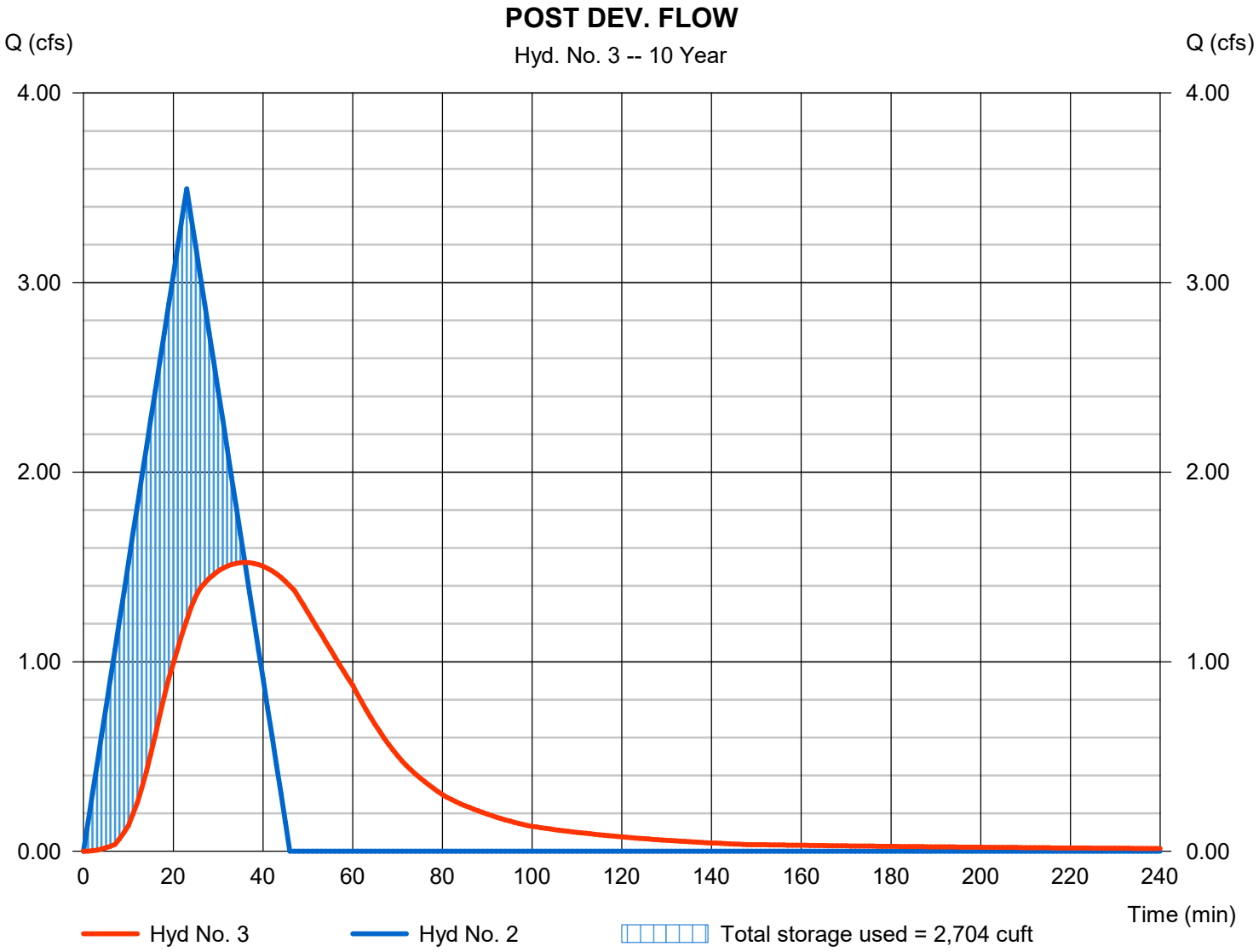
Hydrograph Report

Hyd. No. 3

POST DEV. FLOW

Hydrograph type	=	Reservoir	Peak discharge	=	1.524 cfs
Storm frequency	=	10 yrs	Time to peak	=	36 min
Time interval	=	1 min	Hyd. volume	=	4,817 cuft
Inflow hyd. No.	=	2 - DEVELOPMENT CREATED FLOW	Max. Elevation	=	402.66 ft
Reservoir name	=	DETENTION	Max. Storage	=	2,704 cuft

Storage Indication method used.



Hydrograph Summary Report

Hydraflow Hydrographs Extension for Autodesk® Civil 3D® by Autodesk, Inc. v2025

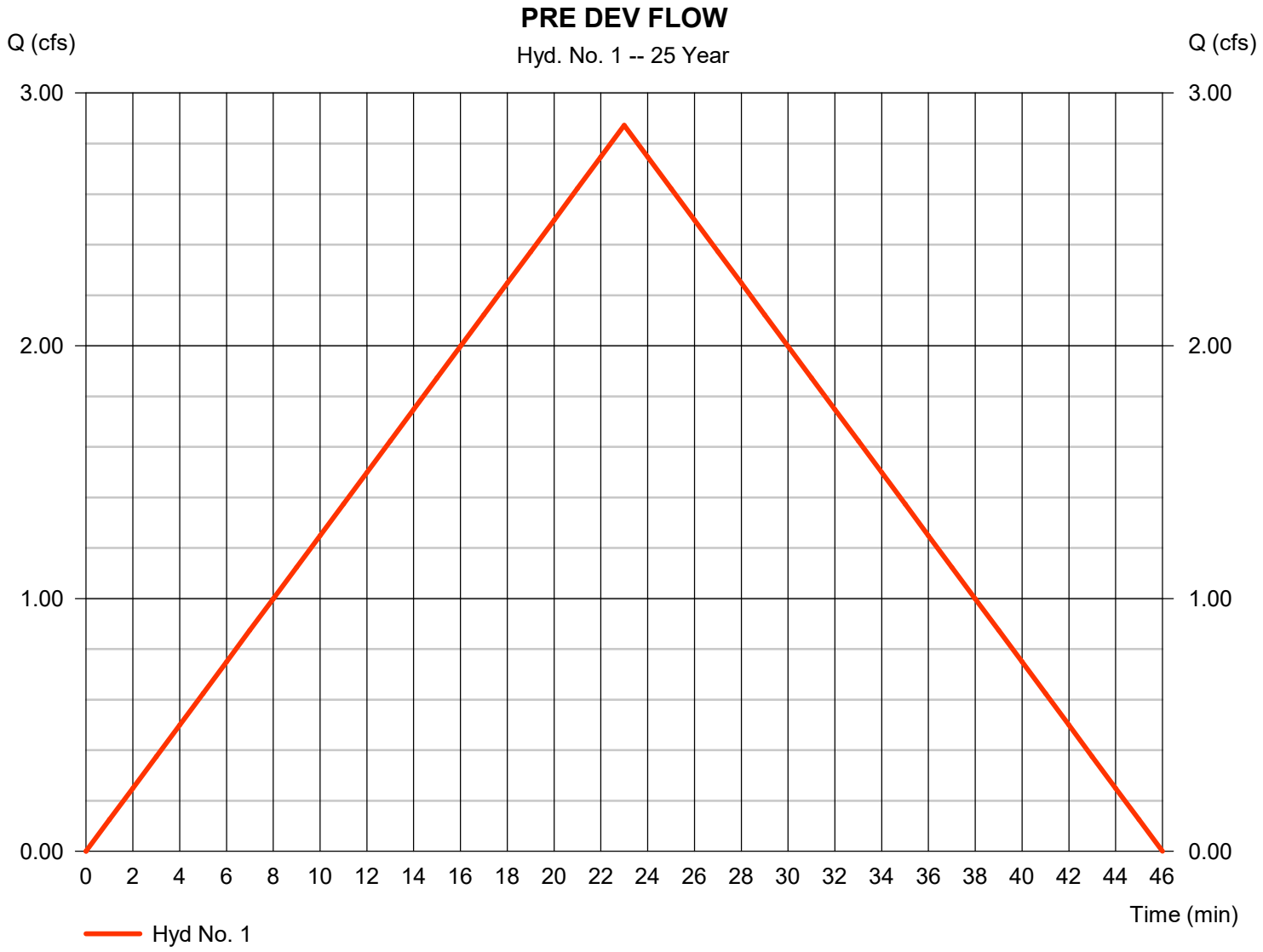
Hyd. No.	Hydrograph type (origin)	Peak flow (cfs)	Time interval (min)	Time to Peak (min)	Hyd. volume (cuft)	Inflow hyd(s)	Maximum elevation (ft)	Total strge used (cuft)	Hydrograph Description
1	Rational	2.872	1	23	3,963	------	------	------	PRE DEV FLOW
2	Rational	4.044	1	23	5,581	------	------	------	DEVELOPMENT CREATED FLOW
3	Reservoir	1.643	1	37	5,575	2	402.80	3,207	POST DEV. FLOW

Hydrograph Report

Hyd. No. 1

PRE DEV FLOW

Hydrograph type	=	Rational	Peak discharge	=	2.872 cfs
Storm frequency	=	25 yrs	Time to peak	=	23 min
Time interval	=	1 min	Hyd. volume	=	3,963 cuft
Drainage area	=	1.170 ac	Runoff coeff.	=	0.49
Intensity	=	5.010 in/hr	Tc by User	=	23.00 min
IDF Curve	=	Bryant 50.IDF	Asc/Rec limb fact	=	1/1

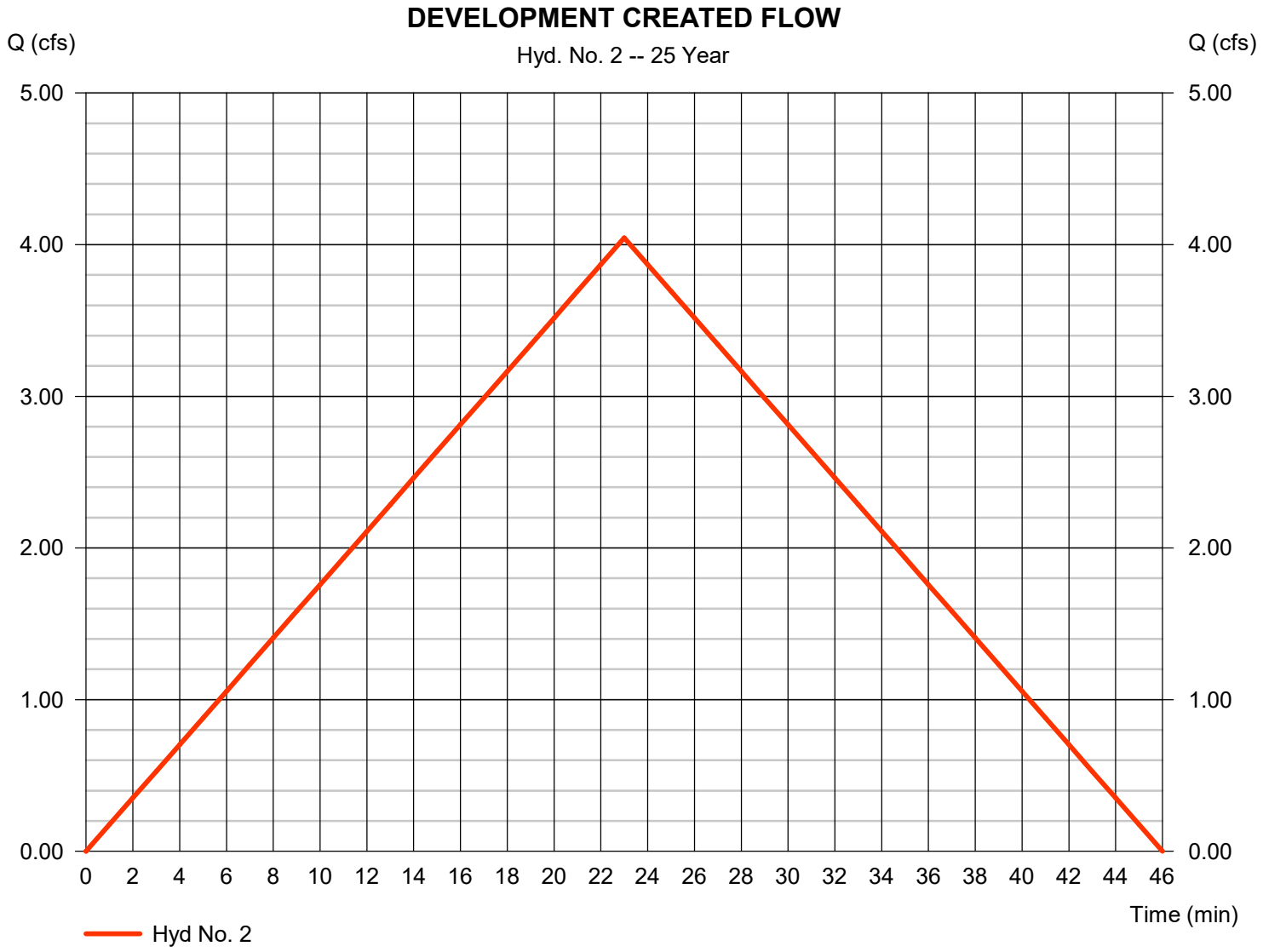


Hydrograph Report

Hyd. No. 2

DEVELOPMENT CREATED FLOW

Hydrograph type	=	Rational	Peak discharge	=	4.044 cfs
Storm frequency	=	25 yrs	Time to peak	=	23 min
Time interval	=	1 min	Hyd. volume	=	5,581 cuft
Drainage area	=	1.170 ac	Runoff coeff.	=	0.69
Intensity	=	5.010 in/hr	Tc by User	=	23.00 min
IDF Curve	=	Bryant 50.IDF	Asc/Rec limb fact	=	1/1



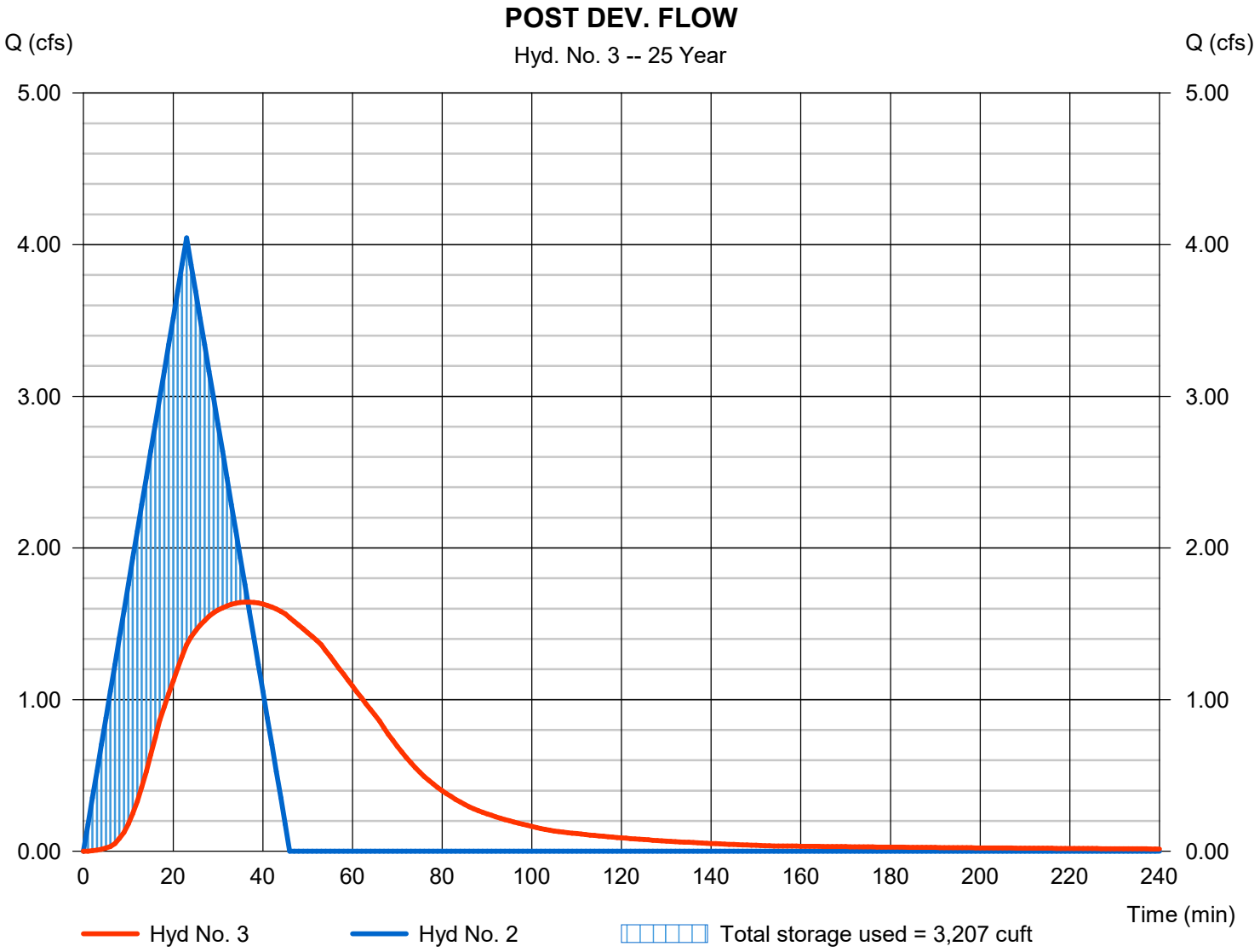
Hydrograph Report

Hyd. No. 3

POST DEV. FLOW

Hydrograph type	=	Reservoir	Peak discharge	=	1.643 cfs
Storm frequency	=	25 yrs	Time to peak	=	37 min
Time interval	=	1 min	Hyd. volume	=	5,575 cuft
Inflow hyd. No.	=	2 - DEVELOPMENT CREATED FLOW	Max. Elevation	=	402.80 ft
Reservoir name	=	DETENTION	Max. Storage	=	3,207 cuft

Storage Indication method used.



Hydrograph Summary Report

Hydraflow Hydrographs Extension for Autodesk® Civil 3D® by Autodesk, Inc. v2025

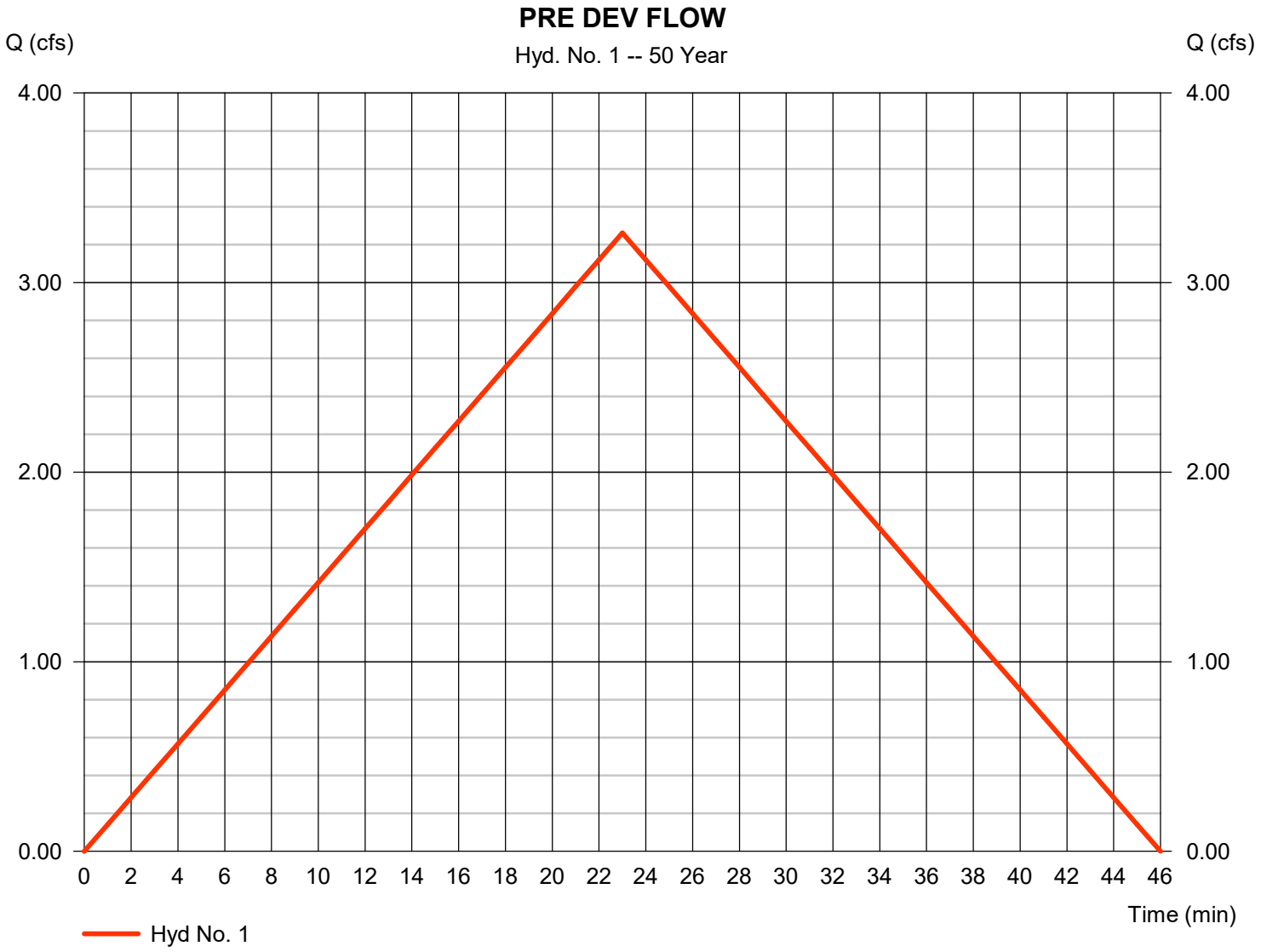
Hyd. No.	Hydrograph type (origin)	Peak flow (cfs)	Time interval (min)	Time to Peak (min)	Hyd. volume (cuft)	Inflow hyd(s)	Maximum elevation (ft)	Total strge used (cuft)	Hydrograph Description
1	Rational	3.262	1	23	4,501	------	------	------	PRE DEV FLOW
2	Rational	4.593	1	23	6,339	------	------	------	DEVELOPMENT CREATED FLOW
3	Reservoir	1.752	1	37	6,332	2	402.96	3,737	POST DEV. FLOW

Hydrograph Report

Hyd. No. 1

PRE DEV FLOW

Hydrograph type	=	Rational	Peak discharge	=	3.262 cfs
Storm frequency	=	50 yrs	Time to peak	=	23 min
Time interval	=	1 min	Hyd. volume	=	4,501 cuft
Drainage area	=	1.170 ac	Runoff coeff.	=	0.49
Intensity	=	5.690 in/hr	Tc by User	=	23.00 min
IDF Curve	=	Bryant 50.IDF	Asc/Rec limb fact	=	1/1

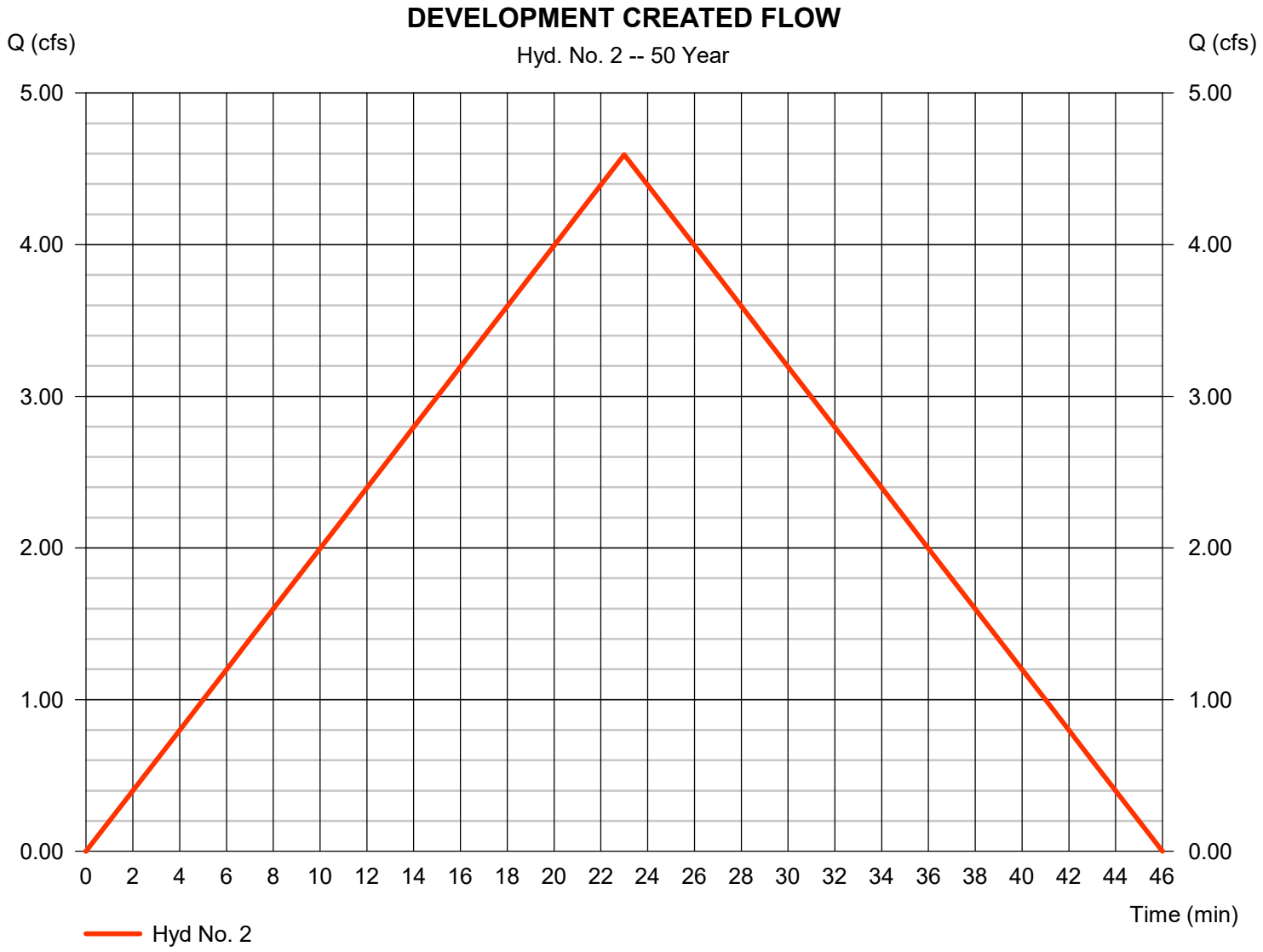


Hydrograph Report

Hyd. No. 2

DEVELOPMENT CREATED FLOW

Hydrograph type	=	Rational	Peak discharge	=	4.593 cfs
Storm frequency	=	50 yrs	Time to peak	=	23 min
Time interval	=	1 min	Hyd. volume	=	6,339 cuft
Drainage area	=	1.170 ac	Runoff coeff.	=	0.69
Intensity	=	5.690 in/hr	Tc by User	=	23.00 min
IDF Curve	=	Bryant 50.IDF	Asc/Rec limb fact	=	1/1



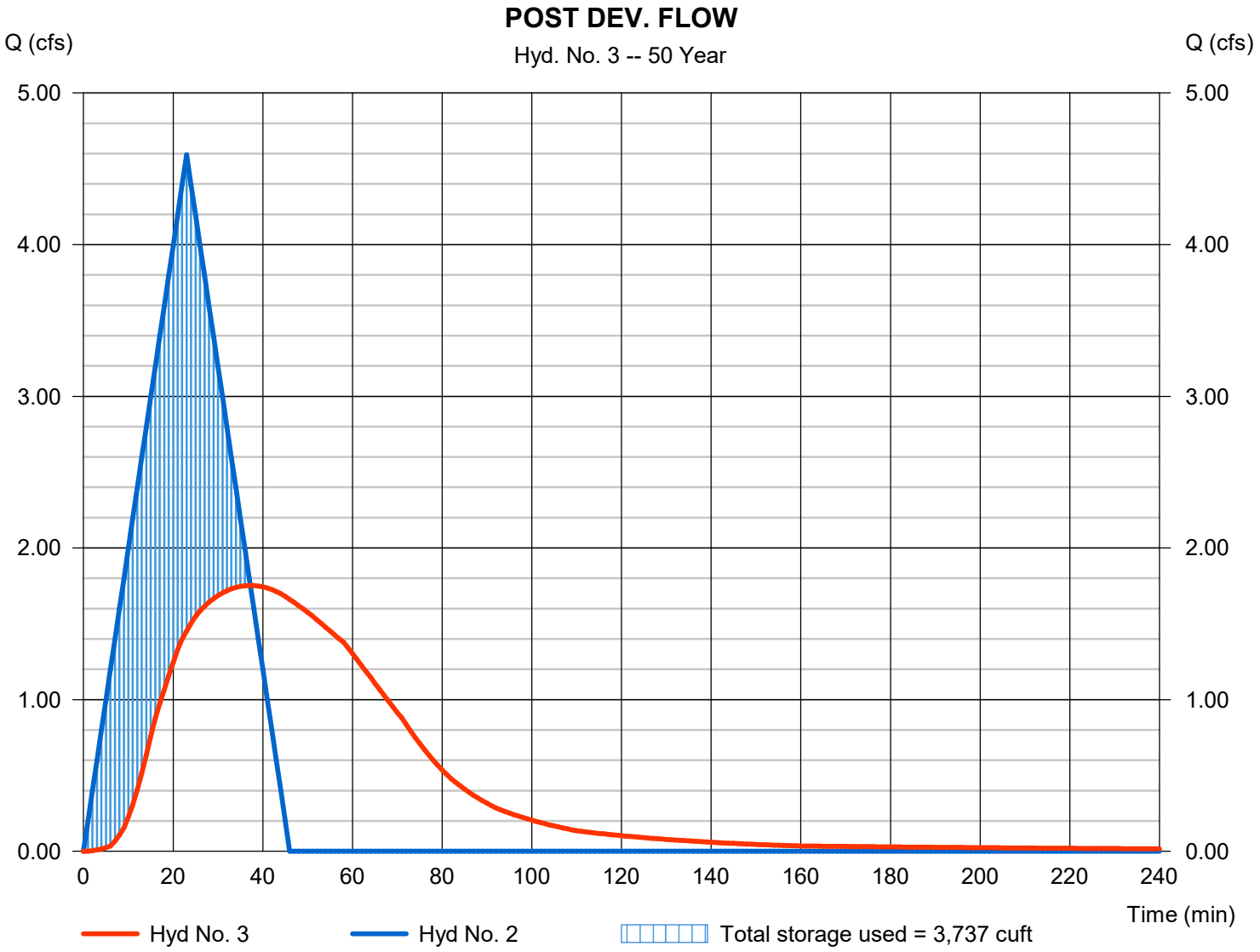
Hydrograph Report

Hyd. No. 3

POST DEV. FLOW

Hydrograph type	=	Reservoir	Peak discharge	=	1.752 cfs
Storm frequency	=	50 yrs	Time to peak	=	37 min
Time interval	=	1 min	Hyd. volume	=	6,332 cuft
Inflow hyd. No.	=	2 - DEVELOPMENT CREATED FLOW	Max. Elevation	=	402.96 ft
Reservoir name	=	DETENTION	Max. Storage	=	3,737 cuft

Storage Indication method used.



Hydrograph Summary Report

Hydraflow Hydrographs Extension for Autodesk® Civil 3D® by Autodesk, Inc. v2025

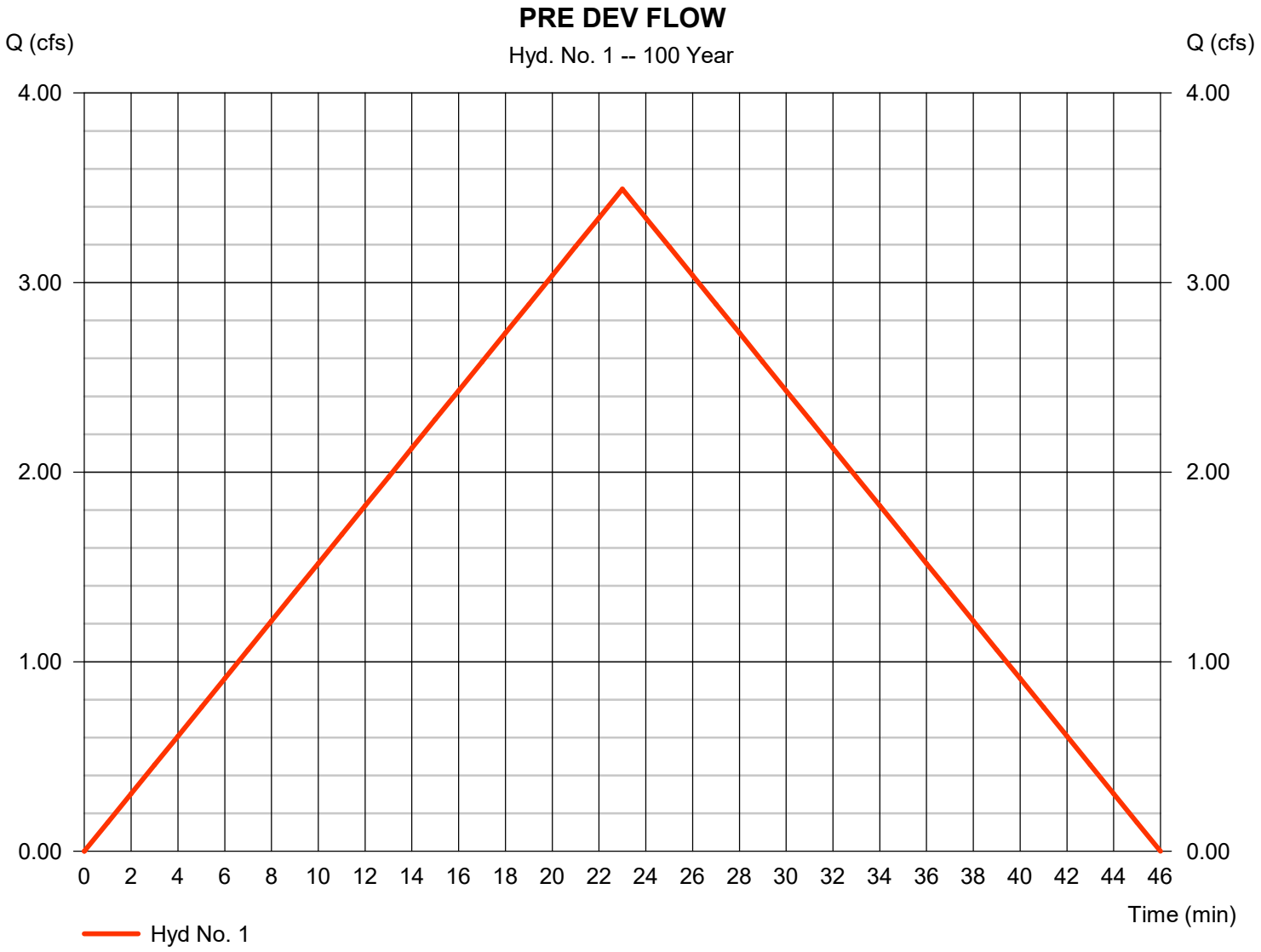
Hyd. No.	Hydrograph type (origin)	Peak flow (cfs)	Time interval (min)	Time to Peak (min)	Hyd. volume (cuft)	Inflow hyd(s)	Maximum elevation (ft)	Total strge used (cuft)	Hydrograph Description
1	Rational	3.493	1	23	4,821	------	------	------	PRE DEV FLOW
2	Rational	4.919	1	23	6,788	------	------	------	DEVELOPMENT CREATED FLOW
3	Reservoir	1.815	1	38	6,782	2	403.06	4,058	POST DEV. FLOW

Hydrograph Report

Hyd. No. 1

PRE DEV FLOW

Hydrograph type	=	Rational	Peak discharge	=	3.493 cfs
Storm frequency	=	100 yrs	Time to peak	=	23 min
Time interval	=	1 min	Hyd. volume	=	4,821 cuft
Drainage area	=	1.170 ac	Runoff coeff.	=	0.49
Intensity	=	6.093 in/hr	Tc by User	=	23.00 min
IDF Curve	=	Bryant 50.IDF	Asc/Rec limb fact	=	1/1

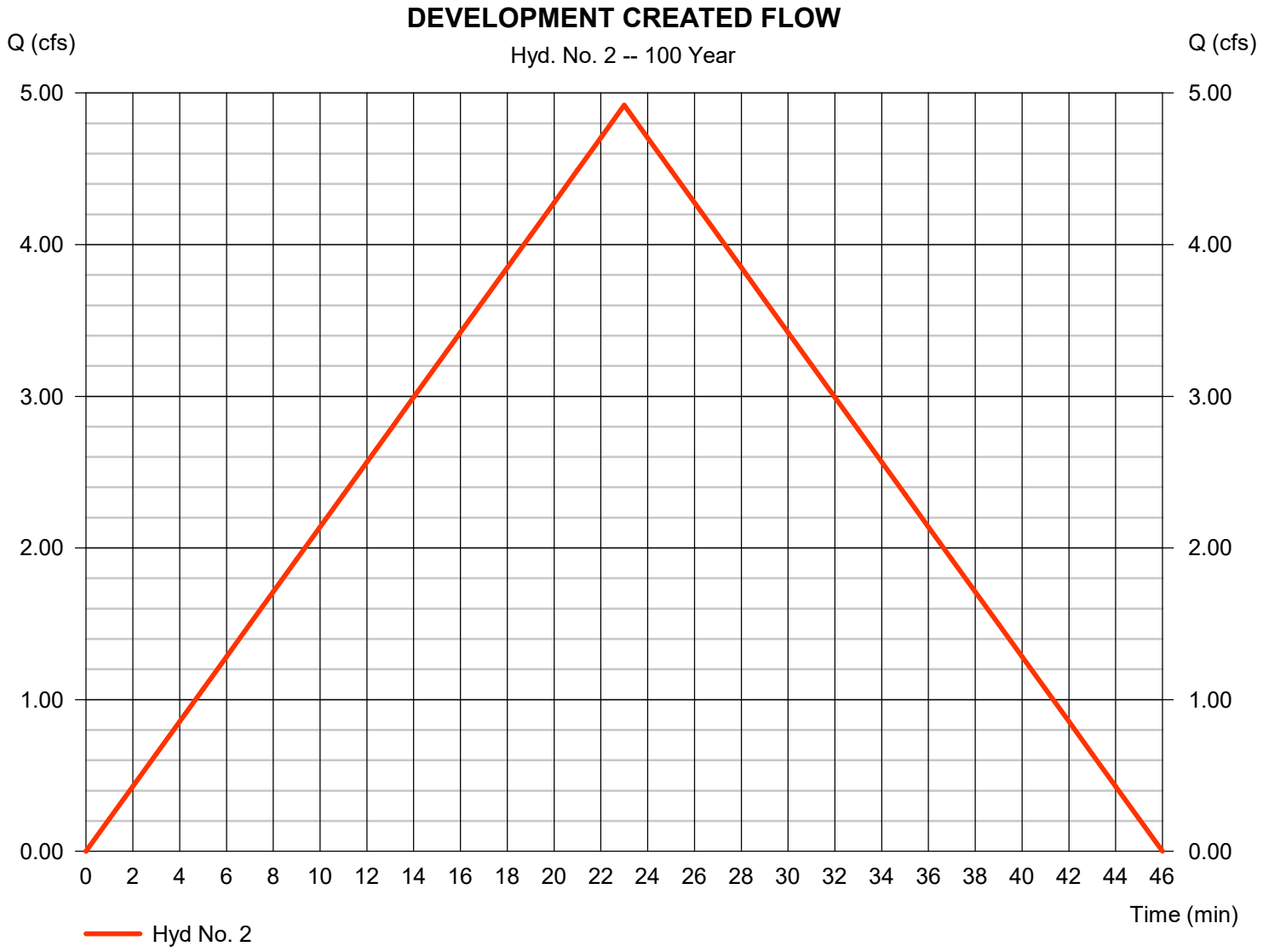


Hydrograph Report

Hyd. No. 2

DEVELOPMENT CREATED FLOW

Hydrograph type	=	Rational	Peak discharge	=	4.919 cfs
Storm frequency	=	100 yrs	Time to peak	=	23 min
Time interval	=	1 min	Hyd. volume	=	6,788 cuft
Drainage area	=	1.170 ac	Runoff coeff.	=	0.69
Intensity	=	6.093 in/hr	Tc by User	=	23.00 min
IDF Curve	=	Bryant 50.IDF	Asc/Rec limb fact	=	1/1



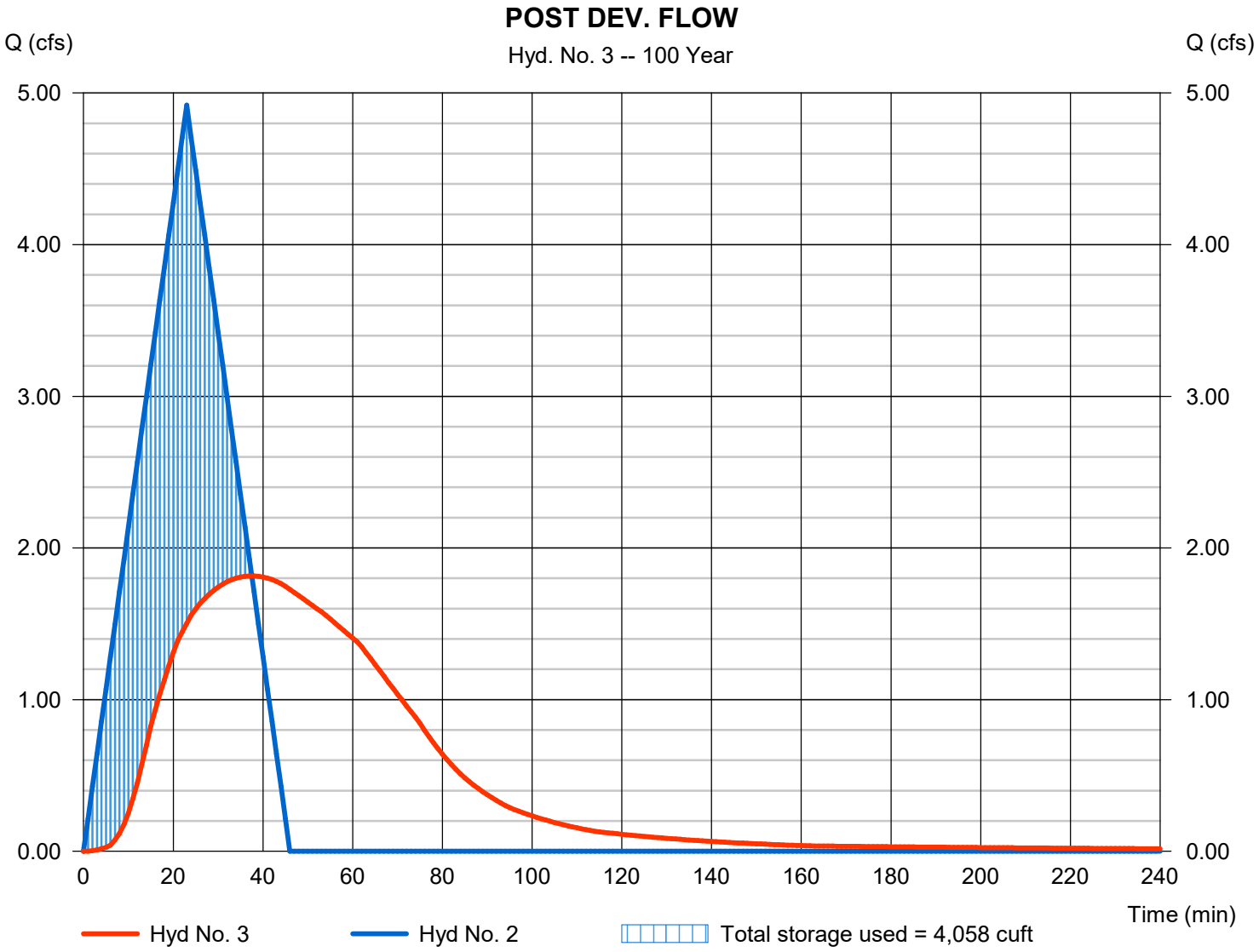
Hydrograph Report

Hyd. No. 3

POST DEV. FLOW

Hydrograph type	=	Reservoir	Peak discharge	=	1.815 cfs
Storm frequency	=	100 yrs	Time to peak	=	38 min
Time interval	=	1 min	Hyd. volume	=	6,782 cuft
Inflow hyd. No.	=	2 - DEVELOPMENT CREATED FLOW	Max. Elevation	=	403.06 ft
Reservoir name	=	DETENTION	Max. Storage	=	4,058 cuft

Storage Indication method used.



Hydraflow Rainfall Report

Return Period (Yrs)	Intensity-Duration-Frequency Equation Coefficients (FHA)			
	B	D	E	(N/A)
1	0.0000	0.0000	0.0000	--------
2	32.2253	7.2000	0.6856	--------
3	0.0000	0.0000	0.0000	--------
5	0.0000	0.0000	0.0000	--------
10	46.3641	10.0000	0.6781	--------
25	61.8249	11.8000	0.7079	--------
50	79.0516	13.3000	0.7326	--------
100	54.7483	10.0000	0.6279	--------

File name: Bryant 50.IDF

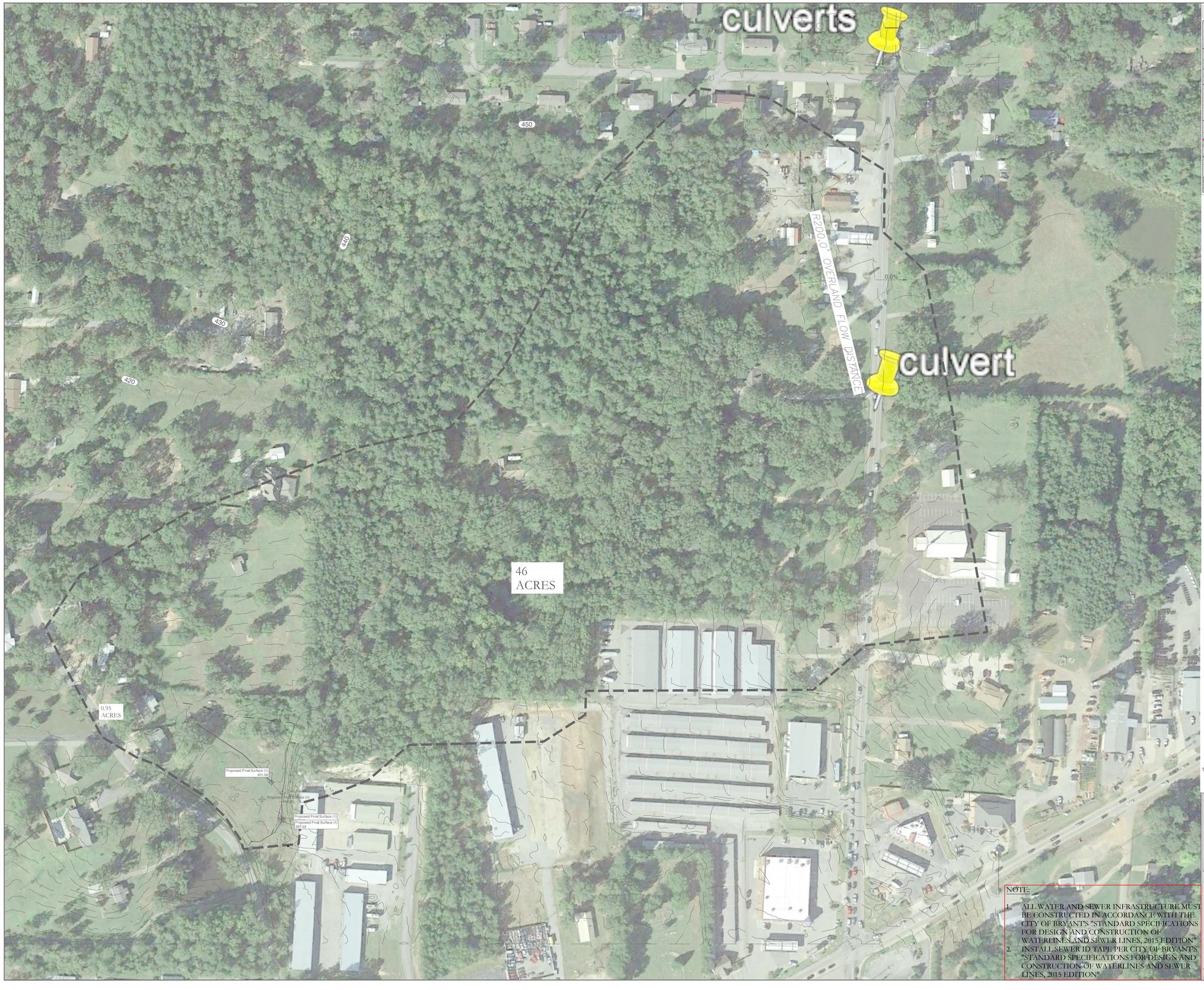
Intensity = B / (Tc + D)^E

Return Period (Yrs)	Intensity Values (in/hr)											
	5 min	10	15	20	25	30	35	40	45	50	55	60
1	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
2	5.80	4.58	3.85	3.35	2.98	2.70	2.48	2.29	2.14	2.01	1.90	1.80
3	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
5	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
10	7.39	6.08	5.23	4.62	4.16	3.80	3.51	3.27	3.06	2.89	2.73	2.60
25	8.39	6.98	6.03	5.34	4.82	4.40	4.06	3.78	3.54	3.34	3.16	3.00
50	9.40	7.87	6.83	6.06	5.47	5.00	4.62	4.29	4.02	3.79	3.58	3.40
100	10.00	8.34	7.25	6.47	5.87	5.40	5.02	4.69	4.42	4.19	3.98	3.80

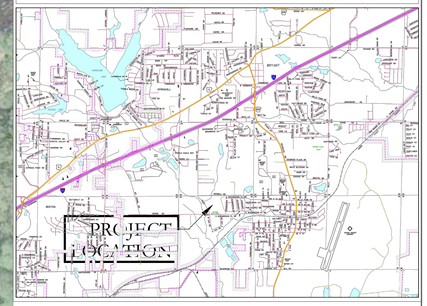
Tc = time in minutes. Values may exceed 60.

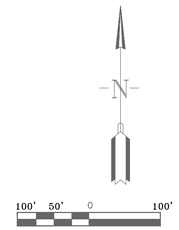
Precip. file name: C:\Documents and Settings\Will\Desktop\Fleming\fleming.pcp

Storm Distribution	Rainfall Precipitation Table (in)							
	1-yr	2-yr	3-yr	5-yr	10-yr	25-yr	50-yr	100-yr
SCS 24-hour	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
SCS 6-Hr	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Huff-1st	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Huff-2nd	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Huff-3rd	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Huff-4th	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Huff-Indy	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Custom	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00



VICINITY MAP:





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

time of concentration, tc (min)	REGION 3 IDF		
Pre			
Channel Dimensions and Time of Concentration, tc			
Area (ft2)	1998592.29		
Area (Acre)	46		
Length, L (ft)	2217.0		
Change in Elevation (ft)	60.27		
Slope, S (ft/ft)	0.027		
N (asphalt,grass,etc)	0.400	h (ft)	S
L(overland, ft)	200	4	0.020
L(channel 1, ft)	2017	56.27	0.028
L(channel 2, ft)	0.0	0	0.000
t_c	45.4	v	
t_{c1}	5.6	6.007023	
t_{c2}	0.0	0	
time of concentration, tc (min)	51.0	*use 50 min*	

Design Peak Runoff Rates, Qp (cfs)			
	Intensity, I (in/hr)	Runoff Coeff	Flow (cfs)
	I	C	Q
100year	4.19	0.53	101.89
	Qp,max (max flow) cfs		102
	Qp,min (min flow)		102

NOTE:

1. ALL WATER AND SEWER INFRASTRUCTURE MUST BE CONSTRUCTED IN ACCORDANCE WITH THE CITY OF BRYANT'S "STANDARD SPECIFICATIONS FOR DESIGN AND CONSTRUCTION OF WATERLINES AND SEWER LINES, 2015 EDITION"
2. INSTALL SEWER ID TAPE PER CITY OF BRYANT'S "STANDARD SPECIFICATIONS FOR DESIGN AND CONSTRUCTION OF WATERLINES AND SEWER LINES, 2015 EDITION"

HOPE CONSULTING
ENGINEERS - SURVEYORS
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PH. (501)315-2626
FAX (501) 315-0024
www.hopeconsulting.com

FOR USE AND BENEFIT OF:
SKY BLUE, LLC

SEWER EXTENSION PLAN PROFILE

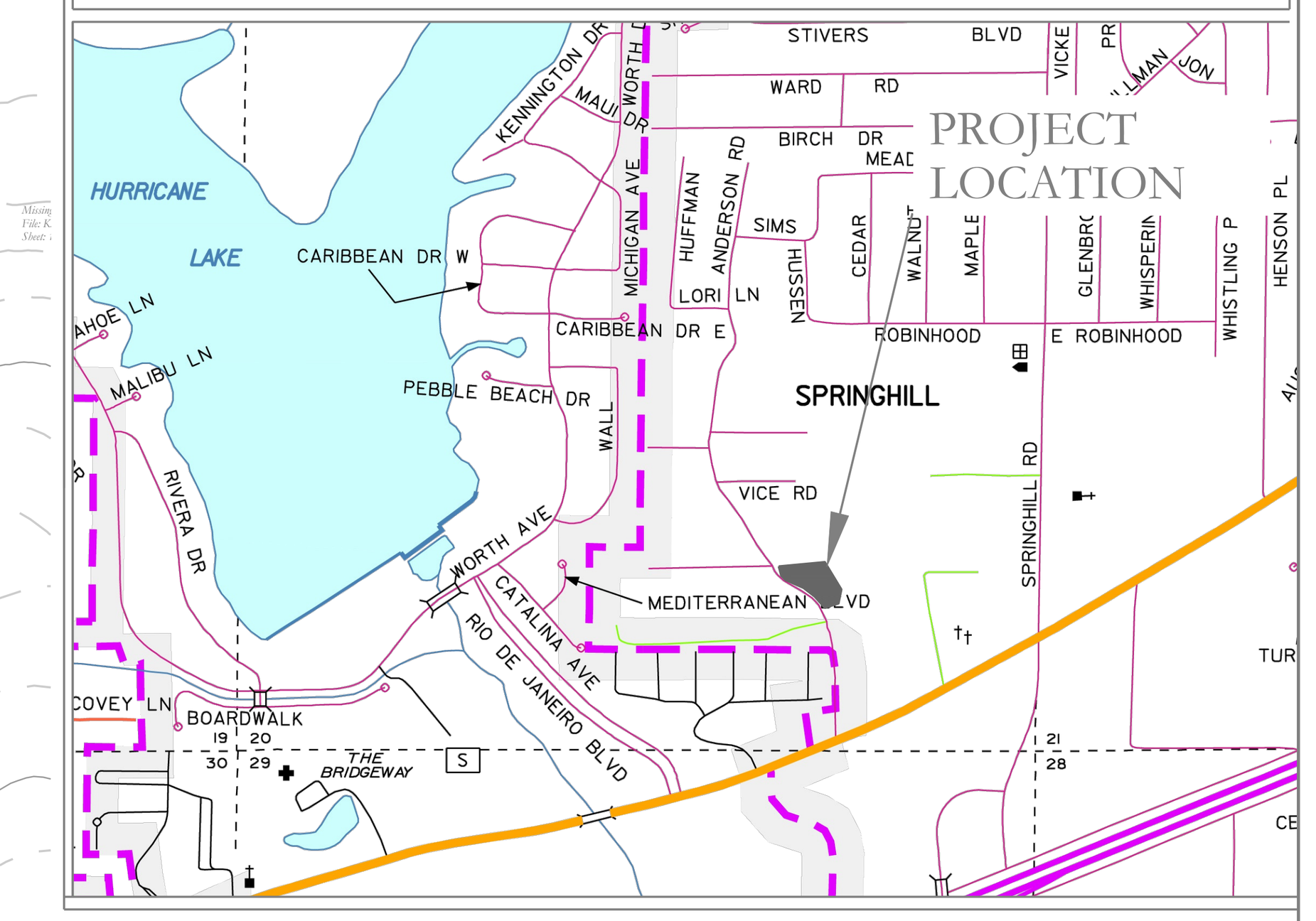
SKY BLUE DUPLEXES

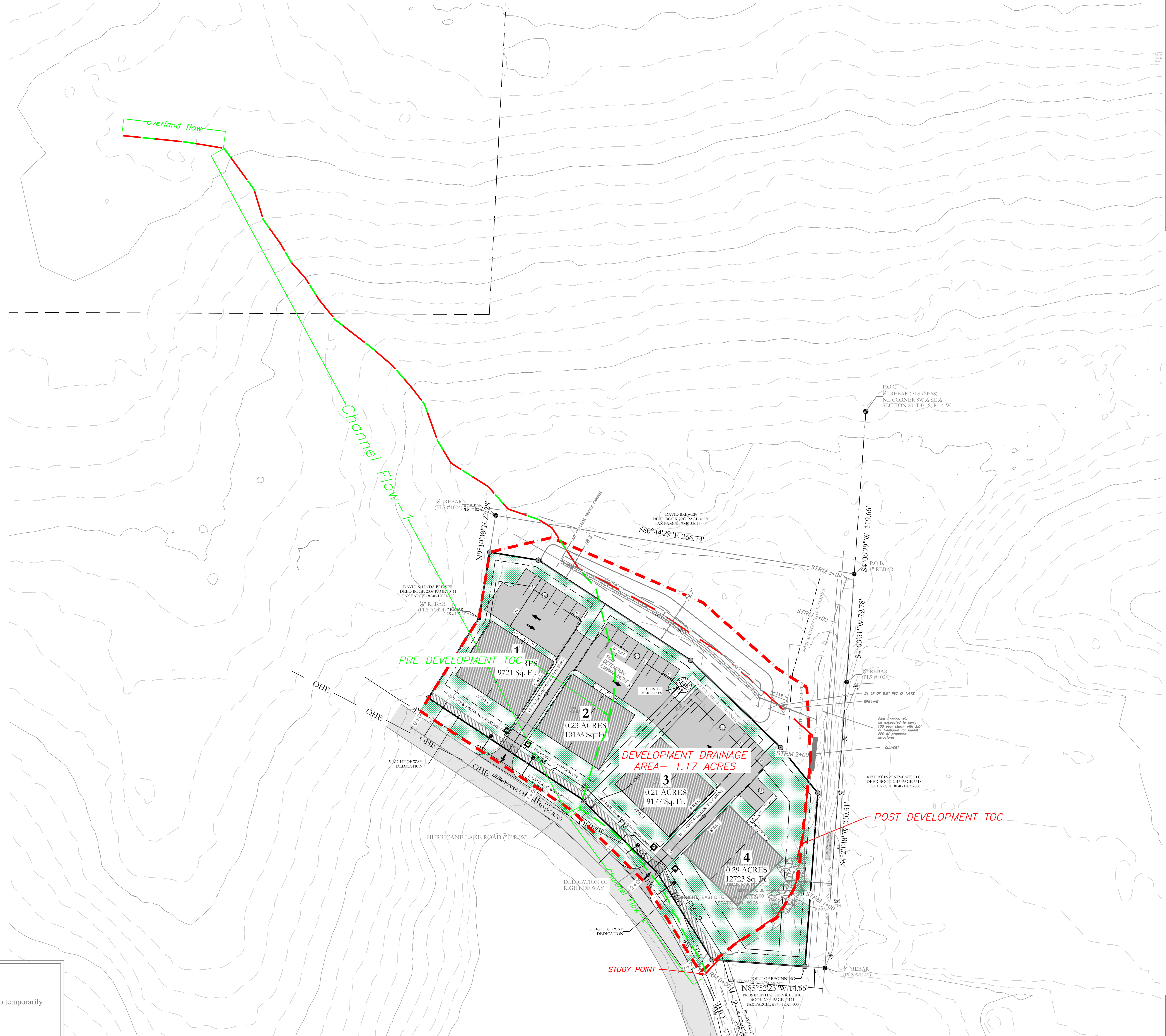
CITY OF BRYANT, SALINE COUNTY, ARKANSAS

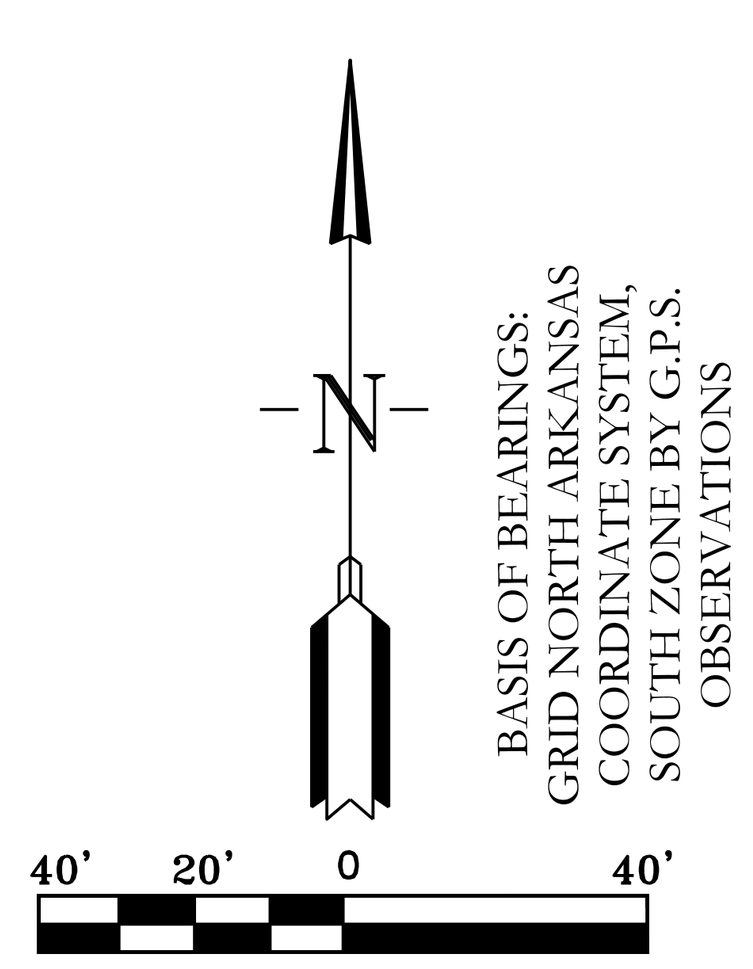
DATE:	4-1-19	C.A.D. BY:		DRAWING NUMBER:
REVISED:		CHECKED BY:		17-0532
SHEET:	C-3.0	SCALE:		

500	01S	14W	0	27	430	62	1807

K:\LAND PROJECTS 2000\SUBDIVISIONS\2019\19-0006 BISSENT DUPLEXES\DELINEATION & EXTRA LIDAR.DWG







CONTOUR INTERVAL:

EXISTING: 1' AND 5'
PROPOSED: 1' AND 5'

NOTE:
1. ALL ROOF DRAINS WILL BE ROUTED TO DETENTION BY SURFACE GRADING OR PIPES.
2. DETENTION EMBANKMENT AS WELL AS SLOPED EMBANKMENTS ADJACENT TO THE BUILDING SHALL CARRY A MAXIMUM SLOPE OF 3:1 AND BE SODDED FOR ADEQUATE VEGETATION.
3. IN AREAS WHERE STEEP EMBANKMENT SLOPES ARE REQUIRED, A MAXIMUM SLOPE OF 2:1 MAY BE USED IN CONJUNCTION WITH RIP RAPPED EMBANKMENTS.

DETENTION POND MAINTENANCE PLAN

Background
The detention pond is located just beyond the northeast corner of the property. The modifications are designed to temporarily detain stormwater to meet the City of Bryant's water quantity criteria before discharging from the pond.

Routine Maintenance
Routine maintenance will include but not be limited to:
-The primary discharge (v-notch weir) from the pond and other areas will be inspected monthly for debris which could inhibit the proper flow of discharge. Any debris will be removed immediately and disposed of or placed in a location to prevent future maintenance and to not cause impact up or downstream of the structure.
-Trash will be removed from around the pond to prevent entering the pond. Generally, the site should be kept free of loose trash which could be carried off site by wind or rain.
-Inspect the pond and discharge weir for non-routine maintenance need.

Periodic or Non-Routine Maintenance
The routine inspection of the pond area and discharge weir will identify needed repairs and non-routine maintenance. These items may include but not be limited to:
-Bottom of pond will be sodded (except where trickle channel is located).
-Embankments sloped 2:1 will be rip rapped, 3:1 slopes shall be sodded
-Re-growth of trees on or around the pond bank. These should be cut and removed from the pond area.
-Stabilization of slopes may be required periodically or after excessive rain events. Any disturbance of slopes should be reseeded or may require installation of erosion control materials until seeding can reestablish adequate grasses to prevent future erosion.
-Any other maintenance or repairs which would minimize other maintenance to the pond or outfall structures.

For questions or concerns about the pond, contact ___ at 501-315-2626.

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

HOPE CONSULTING
ENGINEERS - SURVEYORS
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Benton, Arkansas 72015
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FOR USE AND BENEFIT OF:
SKY BLUE, LLC.

DRAINAGE AREA
SKY BLUE DUPLEXES
CITY OF BRYANT, SALINE COUNTY, ARKANSAS

DATE:	09-25-2024		C.A.D. BY:			DRAWING NUMBER:	
REVISED:			CHECKED BY:			19-0066	
SHEET:	C-2.2		SCALE:				
500	01S	14W	0	19	440	62	1802

Z:\LAND PROJECTS 2004\SUBDIVISIONS\2019\19-0066 BESSENT DUPLEXES\19-0066 - SKY BLUE DUPLEXES R5_(BASE DRAWING)_09-25-2024.DWG

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

ARKANSAS STATE PLANE COORDINATE SYSTEM (GRID NORTH, NAD83(2011), NORTH ZONE (3302))

0 30' 60' 120'

SCALE: 1" = 60'

REFERENCE DOCUMENTS CITED
RECORDED SURVEY PLATS BY:
JOHN C. WILLIAMS (PS 1091), FOR MURPHY, DATED 10/5/2000
KERRY D. LANE (PS 1141), FOR W. GRAY, DATED 8/12/2013
FINAL PLAT OF BRYANT MEADOWS SUBD., PHASE 3, AS RECORDED IN BOOK 337, PAGE 452
JOHN A. LANE (PS 1740), FOR B. GRAY, DATED 3/18/2014
PLAT OF FISCHER'S SUBDIVISION, AS RECORDED IN BOOK 35, PAGE 400

SURVEY DETAILS AND NOTES:

OWNER OF RECORD: FIRST SOUTHERN BAPTIST CHURCH
PHYSICAL ADDRESS: 604 S. REYNOLDS RD, BRYANT, AR
COUNTY PARCEL TAX ID: 840-15972-003, 840-15972-000, 840-15973-000

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.

RECORD PROPERTY DESCRIPTION
SALINE COUNTY INSTRUMENT 2000-055449

ALL THAT PART OF THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 34, TOWNSHIP 1 SOUTH, RANGE 14 WEST, CITY OF BRYANT, SALINE COUNTY, ARKANSAS, MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCING AT A 5/8 INCH REBAR ACCEPTED AS BEING THE SOUTHWEST CORNER OF SAID NE1/4 OF THE SW 1/4, SECTION 34; THENCE NORTH 89 DEG. 55 MIN. 27 SEC. EAST, ALONG THE SOUTH LINE THEREOF, 451.2 FEET TO A COTTON PICKER SPINDLE IN THE CENTERLINE OF GRIFFIS ROAD AND BEING THE POINT OF BEGINNING OF LANDS HEREIN DESCRIBED; THENCE SOUTH 89 DEG. 52 MIN. 03 SEC. EAST, ALONG THE CENTERLINE OF GRIFFIS ROAD AND THE SOUTH LINE OF SAID NE 1/4 OF THE SW 1/4, 313.90 FEET TO A RAILROAD SPIKE; THENCE SOUTH 89 DEG. 59 MIN. 25 SEC. EAST, ALONG THE CENTERLINE OF GRIFFIS ROAD AND THE SOUTH LINE OF SAID NE 1/4 OF THE SW 1/4, 197.38 FEET TO A COTTON PICKER SPINDLE IN THE WEST RIGHT OF WAY LINE OF ARKANSAS STATE HIGHWAY NO. 183; THENCE ALONG SAID STATE HIGHWAY RIGHT OF WAY LINE AND A CURVE TO THE RIGHT HAVING A RADIUS OF 1472.40 FEET FOR A CHORD OF NORTH 22 DEG. 36 MIN. 45 SEC. EAST 359.84 FEET TO A REBAR; THENCE NORTH 60 DEG. 22 MIN. 37 SEC. WEST, ALONG SAID STATE HIGHWAY RIGHT OF WAY LINE, 20.00 FEET TO A REBAR; THENCE NORTH 29 DEG. 37 MIN. 53 SEC. EAST, ALONG SAID STATE HIGHWAY RIGHT OF WAY LINE, 477.50 FEET TO A REBAR IN THE EAST LINE OF SAID NE 1/4 OF THE SW 1/4; THENCE NORTH 02 DEG. 45 MIN. 15 SEC. EAST, ALONG EAST LINE OF SAID NE 1/4 OF THE SW 1/4, 288.55 FEET TO A RAILROAD SPIKE IN THE CENTERLINE OF ELM STREET AND THE SOUTHEAST CORNER OF LAND CONVEYED TO CITY OF BRYANT, ARKANSAS IN WARRANTY DEED DATED JUNE 15, 1961 AND FILED IN SALINE COUNTY DEED RECORD BOOK 103 AT PAGE 119 (SAID POINT BEING LOCATED SOUTH 02 DEG. 46 MIN. 30 SEC. WEST 296.59 FEET FROM THE NORTHEAST CORNER OF SAID NE 1/4 OF SW 1/4, SECTION 34); THENCE LEAVING SAID ELM STREET, SOUTH 89 DEG. 53 MIN. 52 SEC. WEST 130.05 FEET TO A REBAR AND THE SOUTHWEST CORNER OF SAID LAND CONVEYED TO CITY OF BRYANT; THENCE NORTH 02 DEG. 48 MIN. 12 SEC. EAST 111.00 FEET TO A REBAR AND THE NORTHWEST CORNER OF SAID LAND CONVEYED TO CITY OF BRYANT; THENCE SOUTH 89 DEG. 54 MIN. 12 SEC. WEST, ALONG THE SOUTH LINE OF LAND GRANTED TO T. W. COLE, JR. IN DECREE OF CONFIRMATION AND QUIETING OF TITLE DATED OCTOBER 31, 1968 AND FILED IN SALINE COUNTY DEED RECORD BOOK 135 AT PAGE 848, 15.10 FEET; THENCE SOUTH 02 DEG. 48 MIN. 12 SEC. WEST, ALONG THE EAST LINE OF LAND CONVEYED TO T. W. COLE, JR. AND MARY COLE, HUSBAND AND WIFE, IN WARRANTY DEED DATED JULY 29, 1974 AND FILED IN SALINE COUNTY DEED RECORD BOOK 182 AT PAGE 164, 111.50 FEET; THENCE SOUTH 89 DEG. 34 MIN. 17 SEC. WEST, ALONG THE SOUTH LINE OF LANDS CONVEYED TO T. W. COLE, JR. AND MARY COLE, HUSBAND AND WIFE, IN SAID DEED BOOK 182 AT PAGE 164, 185.00 FEET; THENCE NORTH 02 DEG. 48 MIN. 12 SEC. EAST, ALONG THE WEST LINE OF SAID LANDS CONVEYED IN DEED BOOK 182 AT PAGE 164, 112.98 FEET; THENCE SOUTH 89 DEG. 34 MIN. 17 SEC. WEST, ALONG THE SOUTH LINE OF LANDS CONVEYED TO ROBERT LEE NOWLIN IN WARRANTY DEED DATED MARCH 16, 1971 AND FILED IN SALINE COUNTY DEED RECORD BOOK 146 AT PAGE 487 AND AS CONVEYED TO ROBERT LEE NOWLIN AND MARIE NELL NOWLIN, HUSBAND AND WIFE, IN CORRECTION WARRANTY DEED DATED SEPTEMBER 19, 1974 AND FILED IN SALINE COUNTY DEED RECORD BOOK 194 AT PAGE 104, 187.62 FEET; THENCE NORTH 00 DEG. 25 MIN. 43 SEC. WEST, ALONG THE WEST LINE OF LANDS CONVEYED TO SAID ROBERT LEE NOWLIN AND MARIE NELL NOWLIN, HUSBAND AND WIFE, 16.50 FEET TO THE SOUTHEAST CORNER OF LOT 6, FISCHER'S SUBDIVISION; THENCE SOUTH 89 DEG. 34 MIN. 17 SEC. WEST, ALONG THE SOUTH LINE OF SAID FISCHER'S SUBDIVISION, 436.00 FEET TO THE SOUTHWEST CORNER OF LOT 2, FISCHER'S SUBDIVISION; THENCE SOUTH 00 DEG. 25 MIN. 43 SEC. EAST, ALONG THE EAST LINE OF LAND CONVEYED TO PAUL DOUGLAS GAITIN AND ALISA ANN GAITIN, HUSBAND AND WIFE, IN WARRANTY DEED DATED JANUARY 14, 1986 AND FILED IN SALINE COUNTY DEED RECORD BOOK 279 AT PAGE 512, 19.00 FEET; THENCE SOUTH 89 DEG. 34 MIN. 17 SEC. WEST, ALONG THE SOUTH LINE OF LAND CONVEYED TO SAID PAUL DOUGLAS GAITIN AND ALISA ANN GAITIN, HUSBAND AND WIFE, 87.20 FEET; THENCE NORTH 00 DEG. 25 MIN. 43 SEC. WEST, ALONG THE WEST LINE OF LAND CONVEYED TO SAID PAUL DOUGLAS GAITIN AND ALISA ANN GAITIN, HUSBAND AND WIFE, 19.00 FEET TO THE SOUTHWEST CORNER OF LOT 1, FISCHER'S SUBDIVISION; THENCE SOUTH 89 DEG. 35 MIN. 22 SEC. WEST, ALONG THE SOUTH LINE OF LAND CONVEYED TO JOHN L. JACKSON AND ROBIN A. JACKSON, HUSBAND AND WIFE, IN WARRANTY DEED DATED JULY 3, 1986 AND FILED IN SALINE COUNTY DEED RECORD BOOK 284 AT PAGE 118, 269.38 FEET TO A COTTON PICKER SPINDLE IN THE CENTERLINE OF SANDERS ROAD AND THE WEST LINE OF SAID NE 1/4 OF THE SW 1/4 (SAID POINT BEING LOCATED SOUTH 01 DEG. 24 MIN. 00 SEC. WEST 166.5 FEET FROM THE NORTHWEST CORNER THEREOF); THENCE SOUTH 01 DEG. 24 MIN. 00 SEC. WEST, ALONG THE CENTERLINE OF SANDERS ROAD AND THE WEST LINE OF SAID NE 1/4 OF SW 1/4, 33.54 FEET TO A COTTON PICKER SPINDLE; THENCE LEAVING SAID ROAD, SOUTH 88 DEG. 26 MIN. 35 SEC. EAST, ALONG THE NORTH LINE OF LAND CONVEYED TO SENIOR HOUSING SERVICES OF BRYANT, INC. IN WARRANTY DEED DATED JULY 11, 1988 AND FILED IN SALINE COUNTY DEED RECORD BOOK 308 AT PAGE 550, 606.92 FEET TO A REBAR; THENCE SOUTH 01 DEG. 29 MIN. 25 SEC. WEST, ALONG THE EAST LINE OF LAND CONVEYED TO SAID SENIOR HOUSING SERVICES OF BRYANT, INC., 150.00 FEET TO A REBAR; THENCE NORTH 89 DEG. 26 MIN. 34 SEC. WEST, ALONG THE SOUTH LINE OF LAND CONVEYED TO SAID SENIOR HOUSING SERVICES OF BRYANT, INC., 152.99 FEET TO A REBAR; THENCE SOUTH 01 DEG. 33 MIN. 04 SEC. WEST, ALONG THE EAST LINE OF LANDS CONVEYED TO CORNERSTONE DEVELOPMENT CO. IN WARRANTY DEED DATED SEPTEMBER 6, 1989 AND FILED IN SALINE COUNTY DEED RECORD BOOK 322 AT PAGE 285, 877.01 FEET TO THE POINT OF BEGINNING, CONTAINING 18.4662 ACRES, MORE OR LESS. SUBJECT TO A 30 FOOT ROAD RIGHT OF WAY FOR GRIFFIS ROAD. SUBJECT TO A 20 FOOT ROAD RIGHT OF WAY FOR ELM STREET. SUBJECT TO A 30 FOOT ROAD RIGHT OF WAY FOR SANDERS ROAD. SUBJECT TO A WATER LINE EASEMENT TRAVERSING THE NORTHERN PORTION OF LANDS DESCRIBED HEREINABOVE. SUBJECT TO A GAS LINE EASEMENT TRAVERSING SUBJECT PROPERTY.

LESS AND EXCEPT: THAT PORTION OF THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 34, TOWNSHIP 1 SOUTH, RANGE 14 WEST, CITY OF BRYANT, SALINE COUNTY, ARKANSAS, MORE PARTICULARLY DESCRIBED AS FOLLOWS:
BEGINNING AT THE SOUTHWEST CORNER OF THE NE 1/4 OF SW 1/4, THENCE NORTH 02 DEG. 45 MIN. 10 SEC. EAST (ASTRONOMIC) 982.05 FEET (DEED NORTH 01 DEG. 24 MIN. EAST 982.11 FEET) ALONG THE WEST LINE THEREOF; THENCE SOUTH 89 DEG. 01 MIN. 06 SEC. EAST 452.81 FEET TO THE NORTHEAST CORNER OF LANDS DESCRIBED IN SALINE COUNTY DEED RECORD BOOK 322 AT PAGE 285, SAID POINT BEING THE POINT OF BEGINNING OF LAND HEREIN DESCRIBED; THENCE CONTINUE SOUTH 89 DEG. 01 MIN. 06 SEC. EAST 294.31 FEET; THENCE SOUTH 01 DEG. 41 MIN. 45 SEC. WEST 986.72 FEET TO THE SOUTH LINE OF SAID NE 1/4 OF SW 1/4; THENCE NORTH 88 DEG. 43 MIN. 48 SEC. WEST, ALONG SAID SOUTH LINE, 313.90 FEET TO THE SOUTHEAST CORNER OF LANDS DESCRIBED IN SALINE COUNTY DEED RECORD BOOK 322 AT PAGE 285; THENCE NORTH 02 DEG. 50 MIN. 15 SEC. EAST 984.37 FEET, ALONG THE EAST LINE OF LANDS DESCRIBED IN SAID DEED, TO THE POINT OF BEGINNING.

ALSO, LESS AND EXCEPT: THAT PART OF THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 34, TOWNSHIP 1 SOUTH, RANGE 14 WEST, SALINE COUNTY, ARKANSAS, DESCRIBED AS FOLLOWS: BEGINNING AT A POINT THAT IS 185.5 FEET SOUTH OF THE NORTHEAST CORNER OF SAID NE 1/4 OF SW 1/4 AND RUN THENCE WEST FOR 130 FEET FOR THE POINT OF BEGINNING OF LAND HEREIN DESCRIBED; RUN THENCE WEST FOR 15 FEET; THENCE SOUTH 111.5 FEET; THENCE EAST 15 FEET; THENCE NORTH 111.5 FEET TO THE POINT OF BEGINNING.

PROPERTY DESCRIPTION FROM SURVEY

ALL THAT PART OF THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 34, TOWNSHIP 1 SOUTH, RANGE 14 WEST, CITY OF BRYANT, SALINE COUNTY, ARKANSAS, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF SAID NE1/4, SW1/4 OF SECTION 34; THENCE ALONG THE EAST LINE THEREOF, SOUTH 04°24'43" WEST A DISTANCE OF 296.57 FEET TO THE POINT OF BEGINNING, A RAILROAD SPIKE IN ELM STREET;

THENCE ALONG THE SOUTH LINE OF THREE SEPARATE TRACTS AND THE FOLLOWING CONVEYANCES: A TRACT CONVEYED TO CITY OF BRYANT, AND FILED FOR RECORD IN DEED BOOK 103, PAGE 119; A TRACT CONVEYED TO T.W. AND MARY COLE, AND FILED FOR RECORD IN DEED BOOK 358, PAGE 520; AND A TRACT CONVEYED TO T.W. AND MARY COLE, AND FILED FOR RECORD IN DEED BOOK 182, PAGE 164, NORTH 88°44'21" WEST A DISTANCE OF 330.18 FEET TO A SET 1/2" REBAR & CAP (PS 1664);

THENCE NORTH 04°57'01" EAST A DISTANCE OF 112.65 FEET TO A SET 1/2" REBAR & CAP (PS 1664);

THENCE NORTH 88°30'34" WEST A DISTANCE OF 76.64 FEET TO A SET 1/2" REBAR & CAP (PS 1664) AND THE NORTHEAST CORNER OF A TRACT OF LAND CONVEYED TO WILLIAM AND KARLA GRAY, AND FILED FOR RECORD AS INSTRUMENT 2014-026572;

THENCE SOUTH 01°32'43" WEST A DISTANCE OF 17.34 FEET TO A FND 5/8" REBAR AND CAP (PS 1740) AND THE SOUTHEAST CORNER OF SAID TRACT;

THENCE NORTH 88°44'56" WEST A DISTANCE OF 109.79 FEET TO A FND 5/8" REBAR & CAP (PS 1740) AND THE SOUTHWEST CORNER OF SAID TRACT;

THENCE NORTH 01°32'43" EAST A DISTANCE OF 34.30 FEET TO A SET 1/2" REBAR & CAP (PS 1664) AND THE SOUTHEAST CORNER OF LOT 6, FISCHER'S SUBDIVISION, AS FILED FOR RECORD IN BOOK 35, PAGE 400;

THENCE ALONG THE SOUTH LINE OF LOTS 6 THROUGH 2 OF SAID FISCHER'S SUBDIVISION, NORTH 88°49'41" WEST A DISTANCE OF 438.92 FEET TO A SET 1/2" REBAR & CAP (PS 1664) AND THE SOUTHWEST CORNER OF SAID LOT 2, FISCHER'S SUBDIVISION;

THENCE LEAVING SAID SOUTH LINE, SOUTH 01°32'45" WEST A DISTANCE OF 19.00 FEET TO A SET 1/2" REBAR & CAP (PS 1664) AND THE SOUTHEAST CORNER OF A TRACT OF LAND CONVEYED TO PAUL AND ALISA GAITIN, AND FILED FOR RECORD IN DEED BOOK 279, PAGE 512;

THENCE NORTH 88°49'41" WEST A DISTANCE OF 87.20 FEET TO A SET 1/2" REBAR & CAP (PS 1664) AND THE SOUTHWEST CORNER OF SAID TRACT;

THENCE NORTH 01°32'43" EAST A DISTANCE OF 19.00 FEET TO A SET 1/2" REBAR & CAP (PS 1664) AND THE SOUTHWEST CORNER OF LOT 1, OF SAID FISCHER'S SUBDIVISION;

THENCE ALONG THE SOUTH LINE OF A TRACT OF LAND CONVEYED TO JOHN AND ROBIN JACKSON, AND FILED FOR RECORD IN DEED BOOK 284, PAGE 118, NORTH 88°49'41" WEST A DISTANCE OF 267.74 FEET TO A POINT IN SANDERS ROAD ON THE WEST LINE OF SAID NE1/4, SW1/4 OF SECTION 34;

THENCE ALONG SAID WEST LINE, SOUTH 02°42'42" WEST A DISTANCE OF 33.54 FEET TO A POINT IN SANDERS ROAD;

THENCE LEAVING SAID WEST LINE ALONG THE NORTH LINE OF A TRACT OF LAND CONVEYED TO SENIOR HOUSING SERVICES OF BRYANT, INC., AND FILED FOR RECORD IN DEED BOOK 308, PAGE 550, SOUTH 88°44'12" EAST A DISTANCE OF 605.66 FEET TO A FND. 1/2" REBAR AND THE NORTHEAST CORNER OF SAID TRACT;

THENCE ALONG THE EAST LINE OF SAID TRACT AND CONVEYANCE SOUTH 03°07'44" WEST A DISTANCE OF 150.00 FEET TO A SET 1/2" REBAR & CAP (PS 1664) ON THE NORTH LINE OF BRYANT MEADOWS SUBDIVISION, PHASE 3, AS FILED FOR RECORD IN DEED BOOK 337, PAGE 452;

THENCE ALONG SAID NORTH LINE, SOUTH 88°47'25" EAST A DISTANCE OF 140.78 FEET TO A SET 1/2" REBAR & CAP (PS 1664) AND THE NORTHEAST CORNER OF LOT 49, OF SAID BRYANT MEADOWS SUBDIVISION, PHASE 3;

THENCE ALONG THE EAST LINE OF LOTS 49 THROUGH 58 OF SAID BRYANT MEADOWS SUBDIVISION, PHASE 3, SOUTH 01°58'06" WEST A DISTANCE OF 783.02 FEET TO A FND. 1/2" REBAR AND THE NORTHWEST CORNER OF A TRACT OF LAND CONVEYED TO RECE AND MARY MURPHY, AND FILED FOR RECORD AS INSTRUMENT 2000-055453;

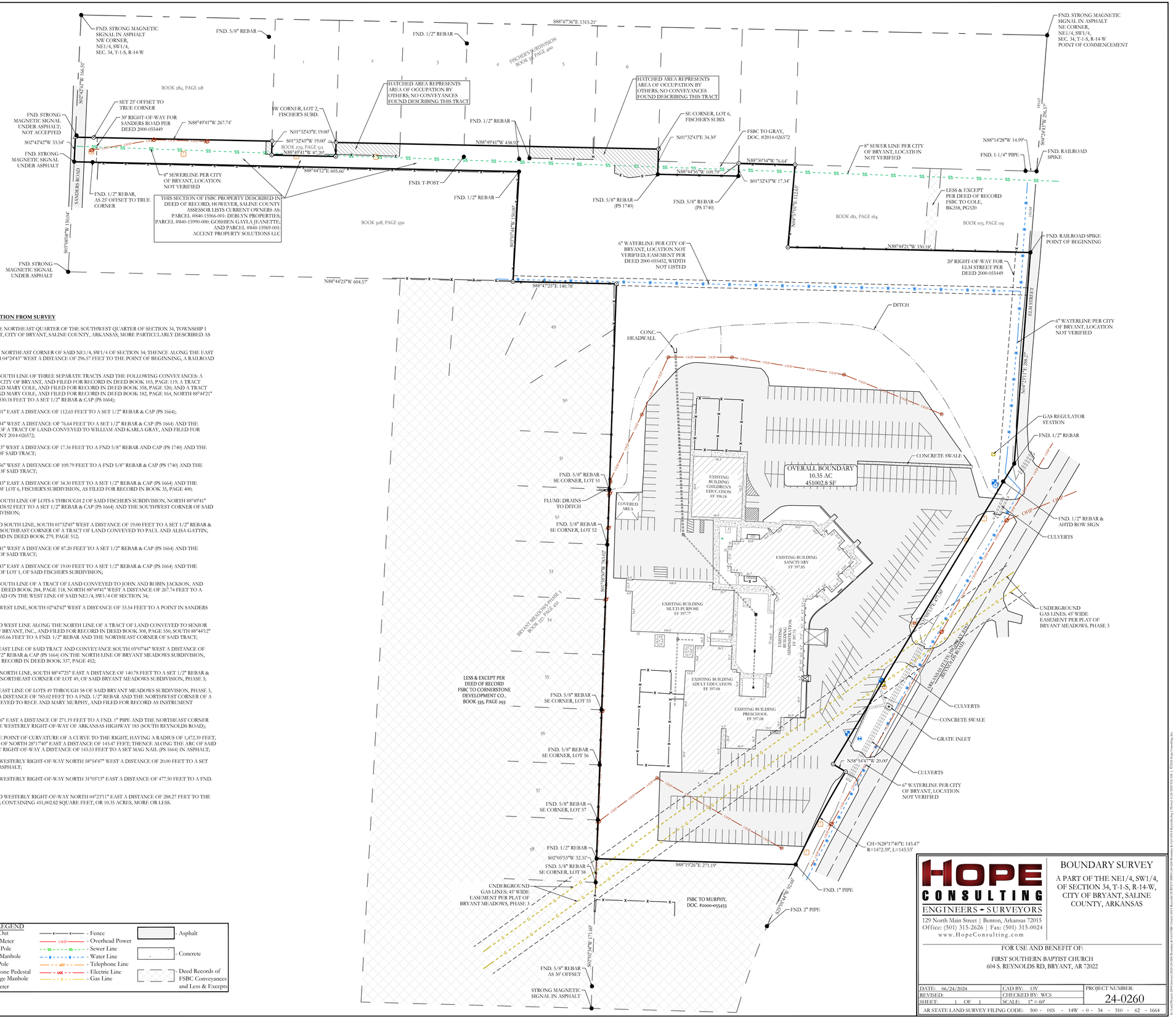
THENCE SOUTH 88°19'26" EAST A DISTANCE OF 271.19 FEET TO A FND. 1" PIPE AND THE NORTHEAST CORNER OF SAID TRACT ON THE WESTERLY RIGHT-OF-WAY OF ARKANSAS HIGHWAY 183 (SOUTH REYNOLDS ROAD);

SAID POINT BEING THE POINT OF CURVATURE OF A CURVE TO THE RIGHT, HAVING A RADIUS OF 1,472.39 FEET, AND CHORD BEARING OF NORTH 28°17'40" EAST A DISTANCE OF 143.47 FEET; THENCE ALONG THE ARC OF SAID CURVE AND WESTERLY RIGHT-OF-WAY A DISTANCE OF 143.53 FEET TO A SET MAG NAIL (PS 1664) IN ASPHALT;

THENCE ALONG SAID WESTERLY RIGHT-OF-WAY NORTH 58°54'47" WEST A DISTANCE OF 20.00 FEET TO A SET MAG NAIL (PS 1664) IN ASPHALT;

THENCE ALONG SAID WESTERLY RIGHT-OF-WAY NORTH 31°05'13" EAST A DISTANCE OF 477.50 FEET TO A FND. 1/2" REBAR;

THENCE LEAVING SAID WESTERLY RIGHT-OF-WAY NORTH 04°23'11" EAST A DISTANCE OF 288.27 FEET TO THE POINT OF BEGINNING; CONTAINING 451,002.82 SQUARE FEET, OR 10.35 ACRES, MORE OR LESS.



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

REGISTERED PROFESSIONAL LAND SURVEYOR — STATE OF ARKANSAS — 1664 — CHRISTOPHER CORBITT B. SMITH — 6/24/24

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: 06/05/2020 .

LEGEND

- PLSS Aliquot Corner	- Clean Out	x—x—x— Fence	- Asphalt
- Fnd. Corner Monument	- Water Meter	OHP Overhead Power	- Concrete
- Set 1/2" Rebar/Cap (1664)	- Power Pole	SS Sewer Line	- Deed Records of FSBC Conveyances and Less & Excepts
- Computed Point	- Sewer Manhole	W Water Line	
(M)- As Measured	- Light Pole	UGT Telephone Line	
(P) - Per Deed or Plat Records	- Telephone Pedestal	UGE Electric Line	
ESMT - Easement	- Drainage Manhole	G Gas Line	
B.S.L. - Building Setback Lines	- Gas Meter		

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BOUNDARY SURVEY

A PART OF THE NE1/4, SW1/4, OF SECTION 34, T-1-S, R-14-W, CITY OF BRYANT, SALINE COUNTY, ARKANSAS

FOR USE AND BENEFIT OF:
FIRST SOUTHERN BAPTIST CHURCH
604 S. REYNOLDS RD, BRYANT, AR 72022

DATE: 06/24/2024	CAD BY: OV	PROJECT NUMBER:
REVISED:	CHECKED BY: WCS	24-0260
SHEET: 1 OF 1	SCALE: 1" = 60'	
AR STATE LAND SURVEY FILING CODE: 500 - 01S - 14W - 0 - 34 - 310 - 62 - 1664		

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HOPE CONSULTING

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

September 4, 2024

Colton Leonard
City of Bryant
210 S.W. 3rd Street
Bryant, Arkansas 72022

RE: First Southern Batist Church of Bryant Expansion (Hope Job#24-0260)
604 S. Reynolds Road Bryant, Arkansas

Dear Mr. Leonard,
I am writing to this item be added to the DRC agenda next week. I have attached construction drawings for the phased expansion of this property. This expanision will increase the building footprint, increase parking, create a new sewer main connection, and modify access to the highway. We will of course follow the drainage manuel in desinging the detention pond and work closely with ArDOT on access to the highway.

Bryant Water and Sewer Service this property currently. The electric is served by Entergy. There is a large gas transmission line that crosses this property. Our proposed sewer main extention will cross this transmission line but precaustions will be taken.

The church is very excited about this expansioin and we are also happy to see the groth in this community. We look forward to discussing this project with you at DRC.

Sincerely,

Jonathan Hope

First Southern Baptist Church of Bryant

604 S REYNOLDS ROAD, BRYANT, AR 72022

DRAINAGE REPORT

FOR
City of Bryant, Saline County, AR

September 2024

Owner & Developer: Peter Cunningham.

By:

HOPE
CONSULTING
ENGINEERS - SURVEYORS

TABLE OF CONTENTS

ITEM DESCRIPTION

1. Narrative & Summary
2. Hydrograph Report

Narrative & Summary

PROJECT TITLE

First Southern Baptist Church of Bryant

PROJECT PROPERTY OWNER

Peter Cunningham

PROJECT LOCATION

604 S Reynolds Road, Bryant, AR

PROJECT DESCRIPTION

The proposed development is on South Reynolds Road, Bryant, AR. Total development site area is 7.58 acres.

DRAINAGE ANALYSIS

On Site Drainage- Rational method was used to determine the existing and proposed flows from proposed site. There will be one retention pond to detain water from this development. Detailed drainage calculations considering the future expected development have been conducted to determine the required detention pond and culvert dimensions. Summary of the calculations are below:

Retention Pond

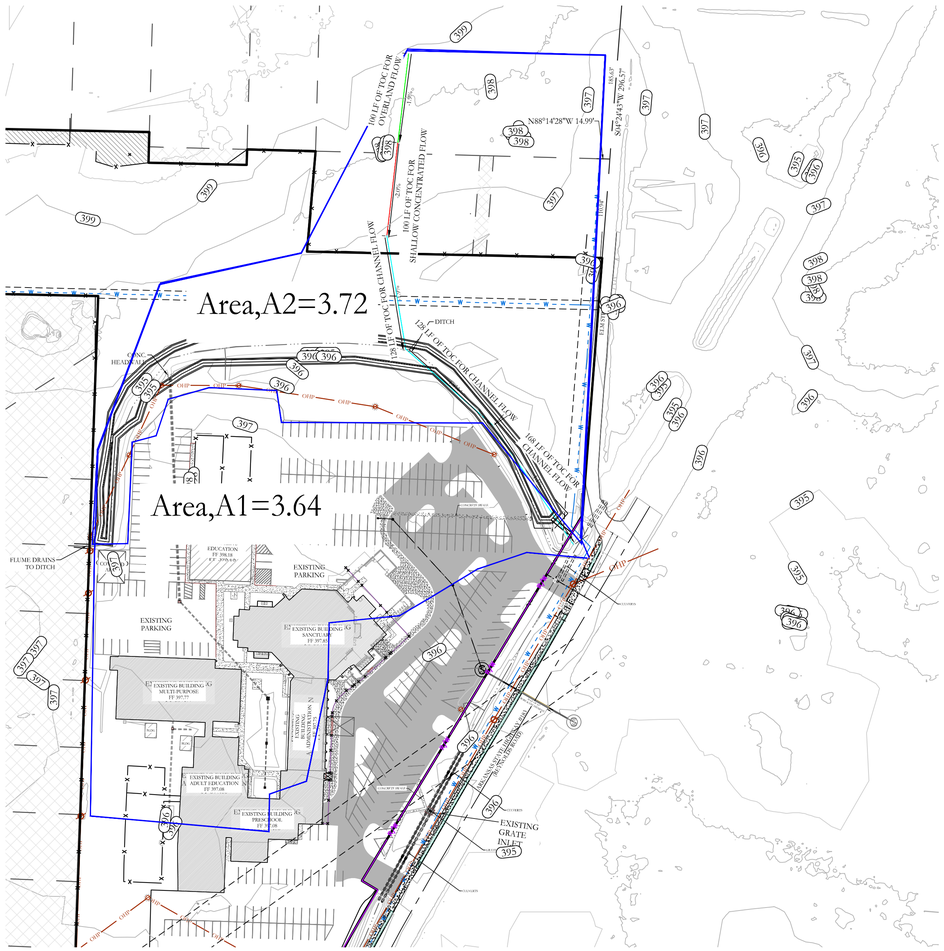
- Pond is situated on the north-east side of the property.
- Pre-development area 7.36 acres.
- Post-development area 7.34 acres.
- Pre-development runoff cumulative coefficient 0.65.
- Post-development runoff cumulative coefficient 0.72
- Pond has a bottom area of 16,570 sqft with bottom elevation of 393.4'.
- Two 8'' RCPs with 0.52% slope is proposed for outflow pipes.

Peak flows for Pre and post development phase of onsite area have been tabulated below-

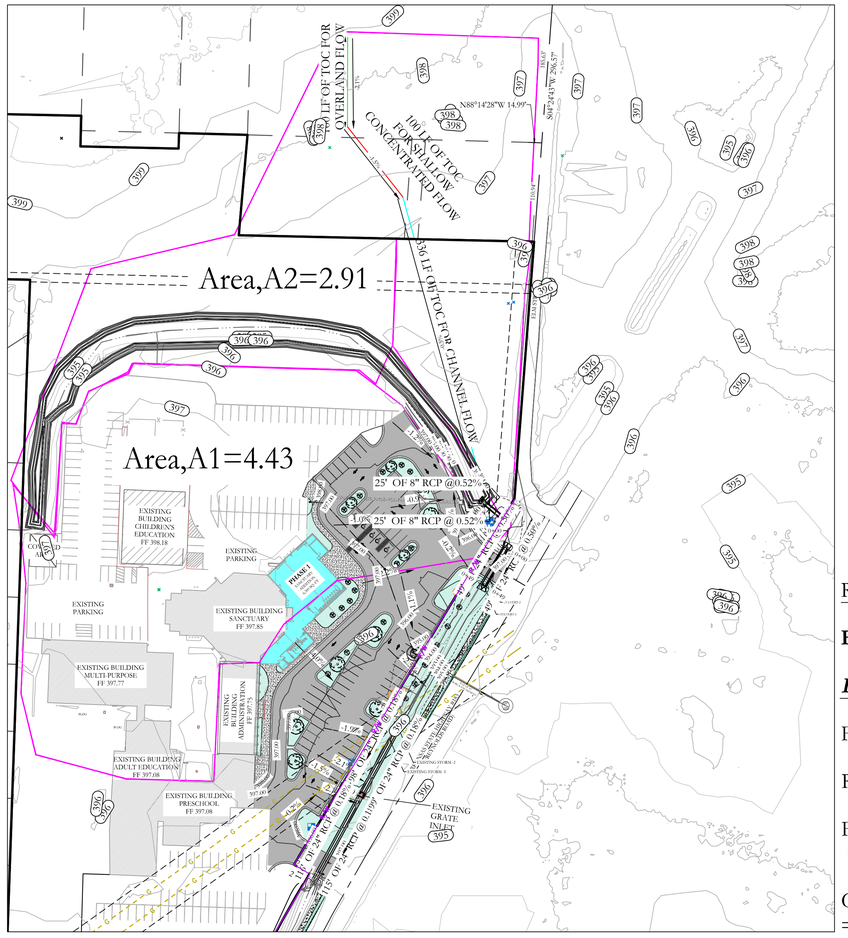
Period of time	Pre-development	Post-dev. Without detention	Post-dev. With detention
	Peak Flow (cfs)	Peak Flow (cfs)	Peak Flow (cfs)
2-Year	18.69	22.67	1.911
5-Year	20.65	25.15	2.677
10-Year	24.35	29.23	4.569
25-Year	27.93	33.44	6.883
50-Year	31.84	38.07	9.645
100-Year	33.86	40.40	11.06

CONCLUSION

From the onsite drainage calculation, it is seen that there is decrease in flow for all storm events due to the proposed retention pond.



Pre Development



Post Development

VICINITY MAP:



OVERLAND FLOW
SHALLOW CONCENTRATED FLOW
CHANNEL FLOW

RUNOFF CO-EFFICIENT CALCULATIONS:

FOR 100 YR,

FOR PRE-DEVELOPMENT:

FOR AREA , A1

RUNOFF CO-EFF. C1=0.95 (ASPHALT)

[PAGE-55 , BRYANT STANDARD STORM DRAINAGE MANUAL]

FOR AREA , A2
C2=0.36 (>75% GRASS COVER)

CUMMULATIVE CO-EFF.
= [(0.95*3.64)+(3.72*0.36)]/7.36
=0.65

FOR POST-DEVELOPMENT:

FOR AREA , A1

RUNOFF CO-EFF. C1=0.95 (ASPHALT)

[PAGE-55 , BRYANT STANDARD STORM DRAINAGE MANUAL]

FOR AREA , A2
C2=0.36 (>75% GRASS COVER)

CUMMULATIVE CO-EFF.
= [(0.95*4.43)+(2.91*0.36)]/7.34
=0.72

Drainage Calculations:

TOC Calculations for 100 yr:

Pre-Development:

Overland Flow:

$t_1 = 0.88\left[\frac{NL}{S^{0.5}}\right]^{0.467}$ = 10.25 min

N = 0.30
L = 100'
S = 1.9%

Shallow Concentrated Flow:

$t_{scs} = \frac{L}{60V}$ = 0.73 min

$V = 16.1345(S)^{.5}$; S = 2.0%
= 2.28
L = 100'

Channel Flow:

$t_{cs} = \frac{L}{60V}$ = 5.19 min

L = 420'
L_1 = 128 ; L_2 = 128 ; L_3 = 164'
S_1 = 1.9% ; S_2 = 1.8% ; S_3 = 1.1%
n = 0.15 . R = 0.22

$\therefore V = \frac{1.49}{n}(R)^{.67} \times (S)^{.05}$

$\therefore V_1 = 0.49$
$V_2 = 0.48$ $\therefore V = 1.35$
$V_3 = 0.38$

Total TOC = 16.16 min

$\therefore$ Rainfall Intensity, I = 7.4 in/hr

Area, A = 7.36 ac

Run-off Co-efficient (Cumulative) = 0.65 [C_1 = 0.36 , C_2 = 0.95]

$\therefore$ Discharge, Q = CIA = 35.40 cfs

Post-Development: (Without-Detention)

Overland Flow:

t_1 = 10.015 min

N = 0.30
L = 100' ; S = 2.1%

Shallow Concentrated Flow:

t_{scc} = 0.84 min

V = 16.1345 $(S)^{.5}$
S = 1.5%
L = 100'

Channel Flow:

t_{sc} = 1.89 min

L = 336'
S = 0.5%
$V = \frac{1.49}{n} R^{.67} S^{.45}$; n = 0.013
$\therefore V$ = 2.95

$\therefore$ Total TOC = 12.78 min

$\therefore$ Rainfall Intensity, I = 7.8 in/hr
Area, A = 7.34 ac.
$\therefore$ Cummulative Run-off coefficient = 0.72
$\therefore$ Total Discharge, Q = CIA
$\therefore$ Q = 41.22 cfs

Peak flows for Pre and post development phase of onsite area have been tabulated below-

Period of time	Pre-development	Post-dev. Without detention	Post-dev. With detention
	Peak Flow (cfs)	Peak Flow (cfs)	Peak Flow (cfs)
2-Year	18.69	22.67	2.319
5-Year	20.65	25.15	3.152
10-Year	24.35	29.23	5.424
25-Year	27.93	33.44	8.087
50-Year	31.84	38.07	11.15
100-Year	33.86	40.40	12.73

LEGEND
- Found Aliquot Corner
- Found monument
- Set ½" Rebar
- Computed point
(M)- Measured
(P) - Plat/Deed
- Fence

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HOPE CONSULTING, INC.
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ARKANSAS

BASIS OF BEARING:
GRID NORTH, ARKANSAS
COORDINATE SYSTEM, SOUTHZONE
BY GPS OBSERVATION

80 40 0 80

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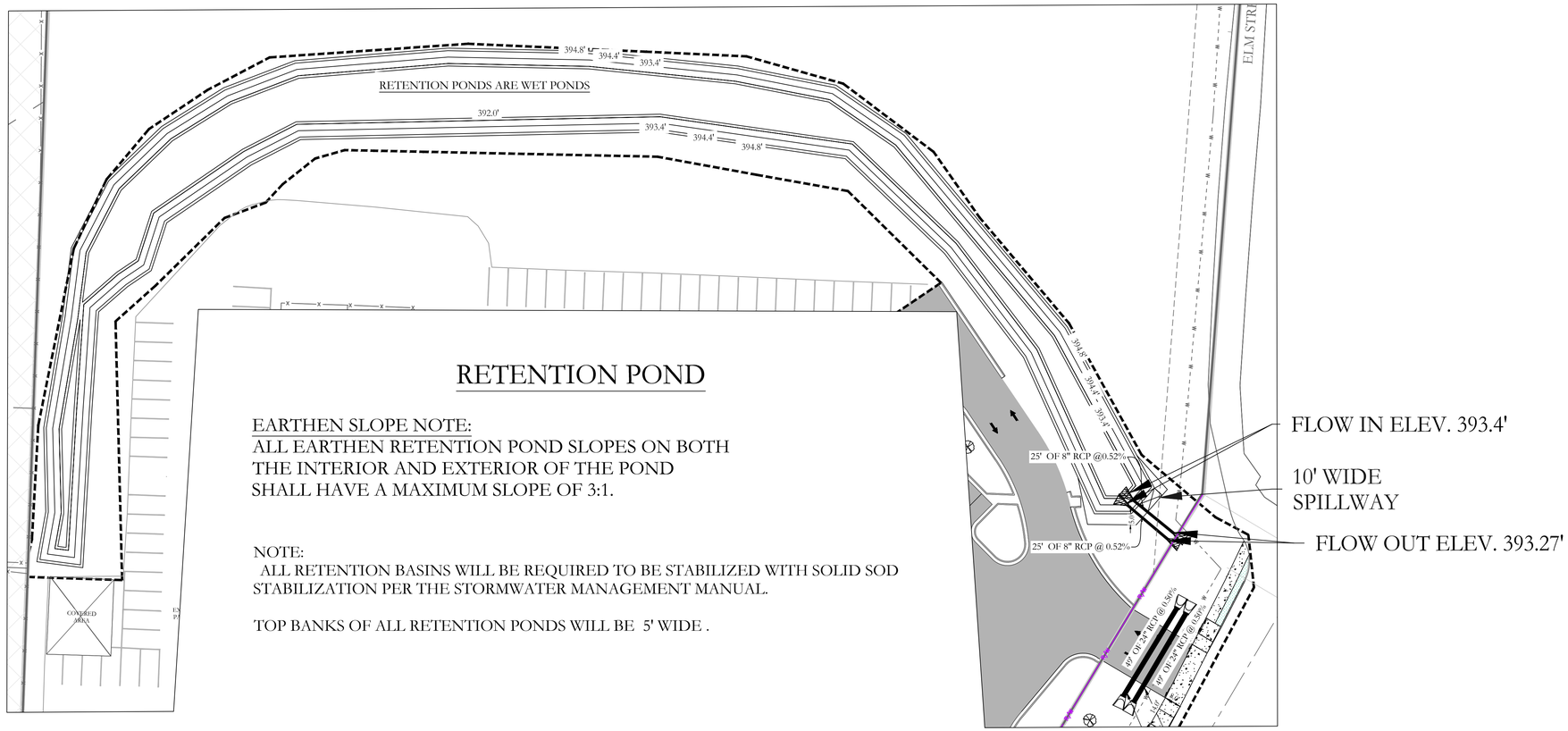
FOR USE AND BENEFIT OF:
FIRST SOUTHERN BAPTIST CHURCH OF BRYANT

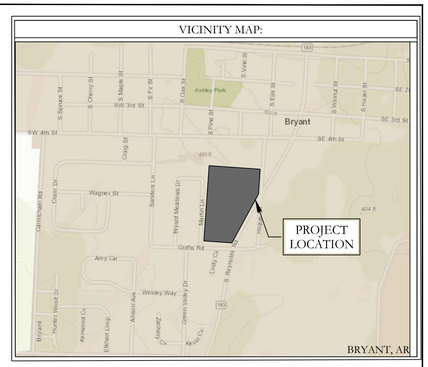
FSCB EXPANSION & REMODEL PHASE 1
DRAINAGE CALCULATIONS
604 S REYNOLDS ROAD
BRYANT, SALINE COUNTY, ARKANSAS

DATE:	10/3/2024	C.A.D. BY:	DRAWING NUMBER:
REVISED:		CHECKED BY:	24-0260
SHEET:	C-5.0	SCALE:	

500	01S	14W	0	34	310	62	1664

K:\LAND PROJECTS\2024\COMMERCIAL\24-0260 FSCB EXPANSION AND REMODEL\CIVIL\DWG\24-0260 FSCB EXPANSION & REMODEL_@ 7.300_DWG





DETENTION POND MAINTENANCE PLAN

Background

The Retention ponds are located on the periphery of the subdivision.They are designed to temporarily detain stormwater to meet water quantity criteria before discharging off the property.

Routine Maintenance:

The property owners association will maintain the drainage easements . Routine maintenance will include but not be limited to:

-Mowing of the bank slopes and area around the pond on a monthly basis during the growing season and as needed during the cooler months.

-The outlet pipe from the pond and other areas will be inspected monthly for debris which could inhibit the proper flow of discharge. Any debris will be removed immediately and disposed of or placed in a location to prevent future maintenance and to not cause impact up or downstream of the structure.

-Trash will be removed from around the pond to prevent entering the pond. Generally, the site should be kept free of loose trash which could be carried off site by wind or rain.

-Inspect the pond and outlet pipe for non-routine maintenance need.

Periodic or Non-Routine Maintenance

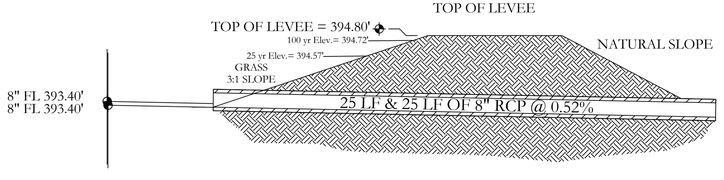
The routine inspection of the ponds areas and discharge pipes will identify needed repairs and non-routine maintenance. These items may include but not be limited to:

-Re-growth of trees on or around the pond bank. These should be cut and removed from the pond area.

-Sediment from the site may accumulate in the pond bottom and reduce the pond to below design volume requirements. The pond should be excavated if the pond bottom elevation reached a level that allows excessive aquatic growth or reduces the pond efficiency such, that the sediments are passing the discharge structure and release off site.

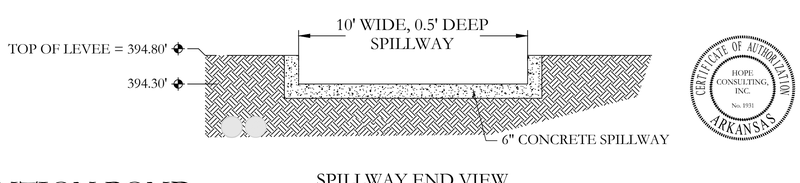
-Stabilization or re-grading of side slopes may be required periodically or after excessive rain events. Any disturbance of slopes should be reseeded or may require installation of erosion control materials until seeding can reestablish adequate grasses to prevent future erosion.

-Any other maintenance or repairs which would minimize other maintenance to the pond or outfall structures.

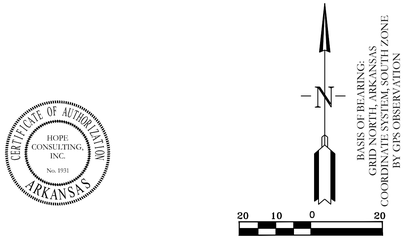


OUTLET SECTION
NTS

RETENTION POND



SPILLWAY END VIEW
NTS



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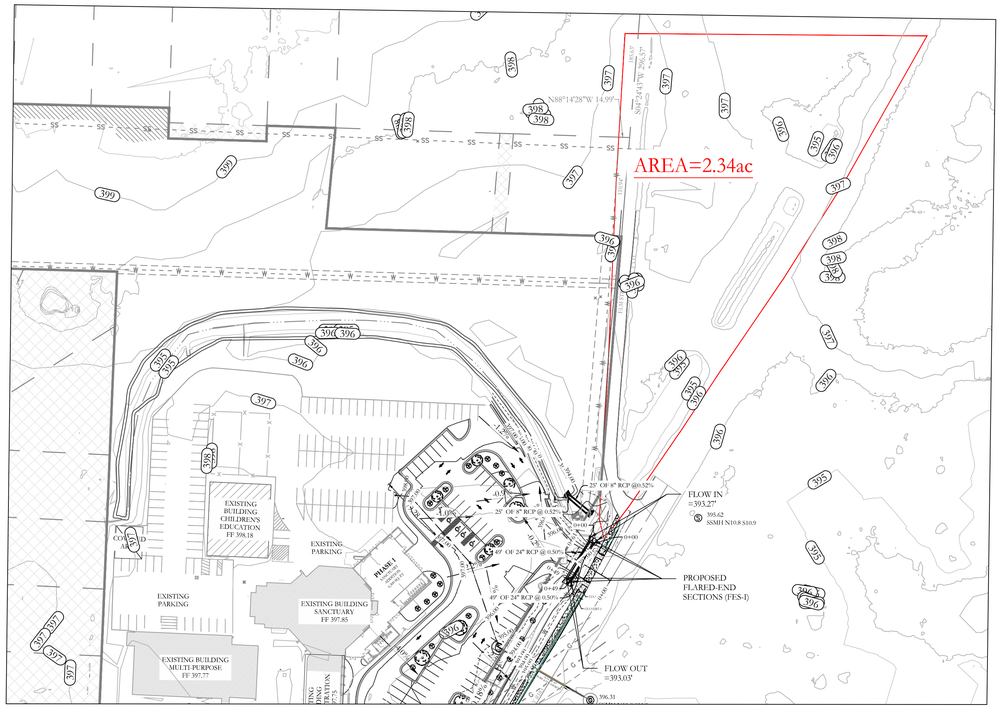
FOR USE AND BENEFIT OF:
FIRST SOUTHERN BAPTIST CHURCH OF BRYANT

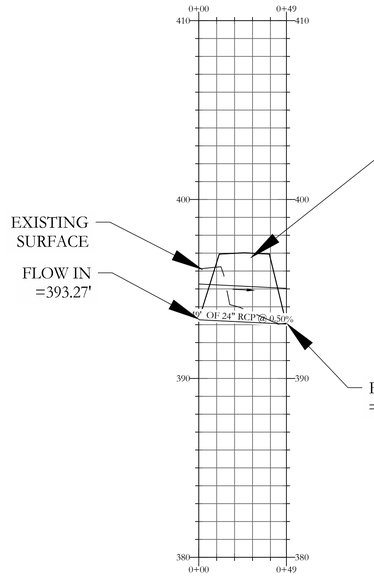
FSCB EXPANSION & REMODEL PHASE 1
RETENTION POND
604 S. REYNOLDS ROAD
BRYANT, SALINE COUNTY, ARKANSAS

DATE:	10/3/2024	C.A.D. BY:	DRAWING NUMBER:
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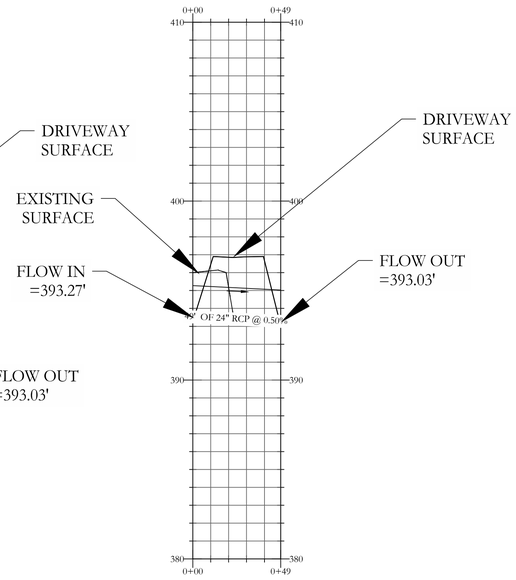
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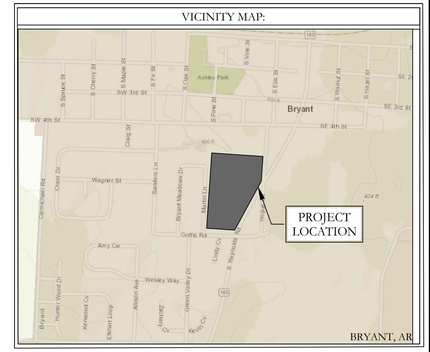




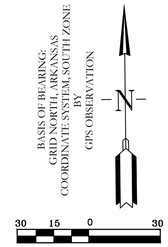
CULVERT-1 PROFILE



CULVERT-2 PROFILE



BASIS OF BEARING:
GRID NORTH, ARKANSAS
COORDINATE SYSTEM, SOUTH ZONE
BY
GPS OBSERVATION



Edge of pavement elev. =397.45'
Proposed Driveway Surface elev. =397.00'

10 yr Storm Discharge Elevation=394.97'
50 yr Storm Discharge Elevation =395.28'

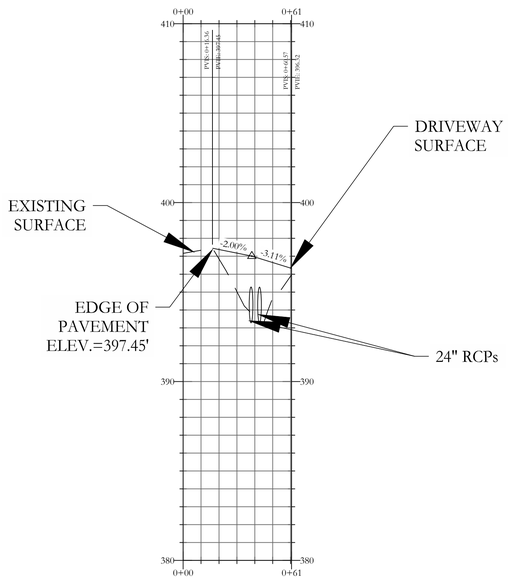
DRAINAGE CALCULATION

Discharge, Q_{10}= 0.83*6.3*2.34 =12.24 cfs
Discharge, Q_{50}= 0.92*7.9*2.34 =17.00 cfs

Discharge from Detention Outlets:
Discharge, Q_{10}= 4.569 cfs
Discharge, Q_{50}=9.645 cfs

Total Discharge, Q_{10}=16.81 cfs
Q_{50}=26.65 cfs

For 24" RCP pipes,
10 yr Storm Discharge Elevation, d_{10} =394.97'
50 yr Storm Discharge Elevation, d_{50} =395.28'



DRIVEWAY PROFILE

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

STATE OF ARKANSAS
LICENSED PROFESSIONAL ENGINEER
No. 20876
KAZI TAMZIDUL ISLAM

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FOR USE AND BENEFIT OF:
FIRST SOUTHERN BAPTIST CHURCH OF BRYANT

FSCB EXPANSION & REMODEL PHASE 1

DRAINAGE EXHIBIT
604 S REYNOLDS ROAD
BRYANT, SALINE COUNTY, ARKANSAS

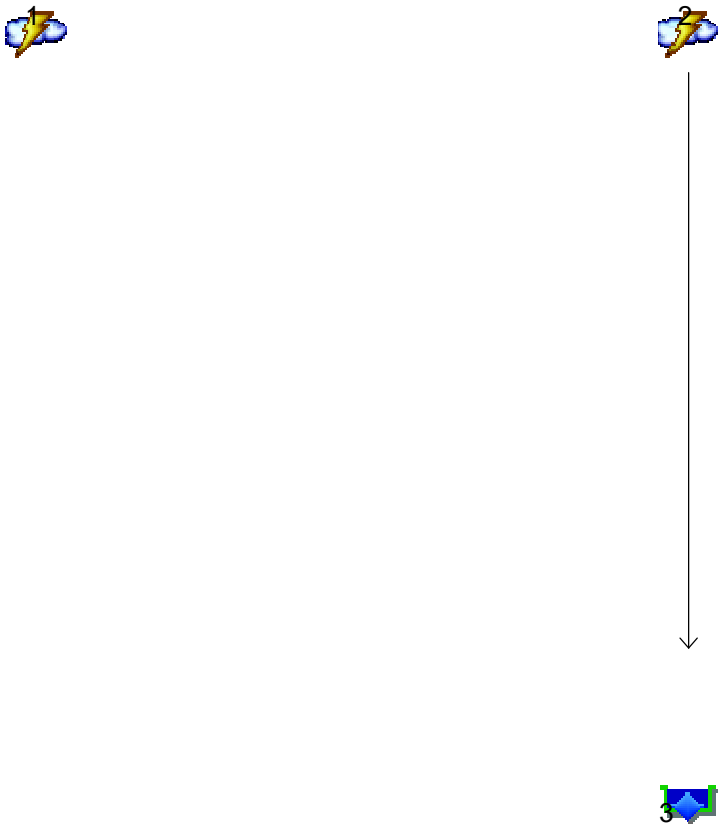
DATE:	08-28-2024	C.A.D. BY:	DRAWING NUMBER:
REVISED:	10-03-2024	CHECKED BY:	24-0260
SHEET:		SCALE:	

500	01S	14W	0	12	310	62	1664

K:\AND Projects\2024\24-0260\Civil\Dwg\24-0260 DRAINAGE EXHIBIT-EXPANSION & REMODEL_08-27-2024.dwg

Hydrograph Summary Report

Watershed Model Schematic



Multi-Hydrograph Plot

Hyd. No. 1

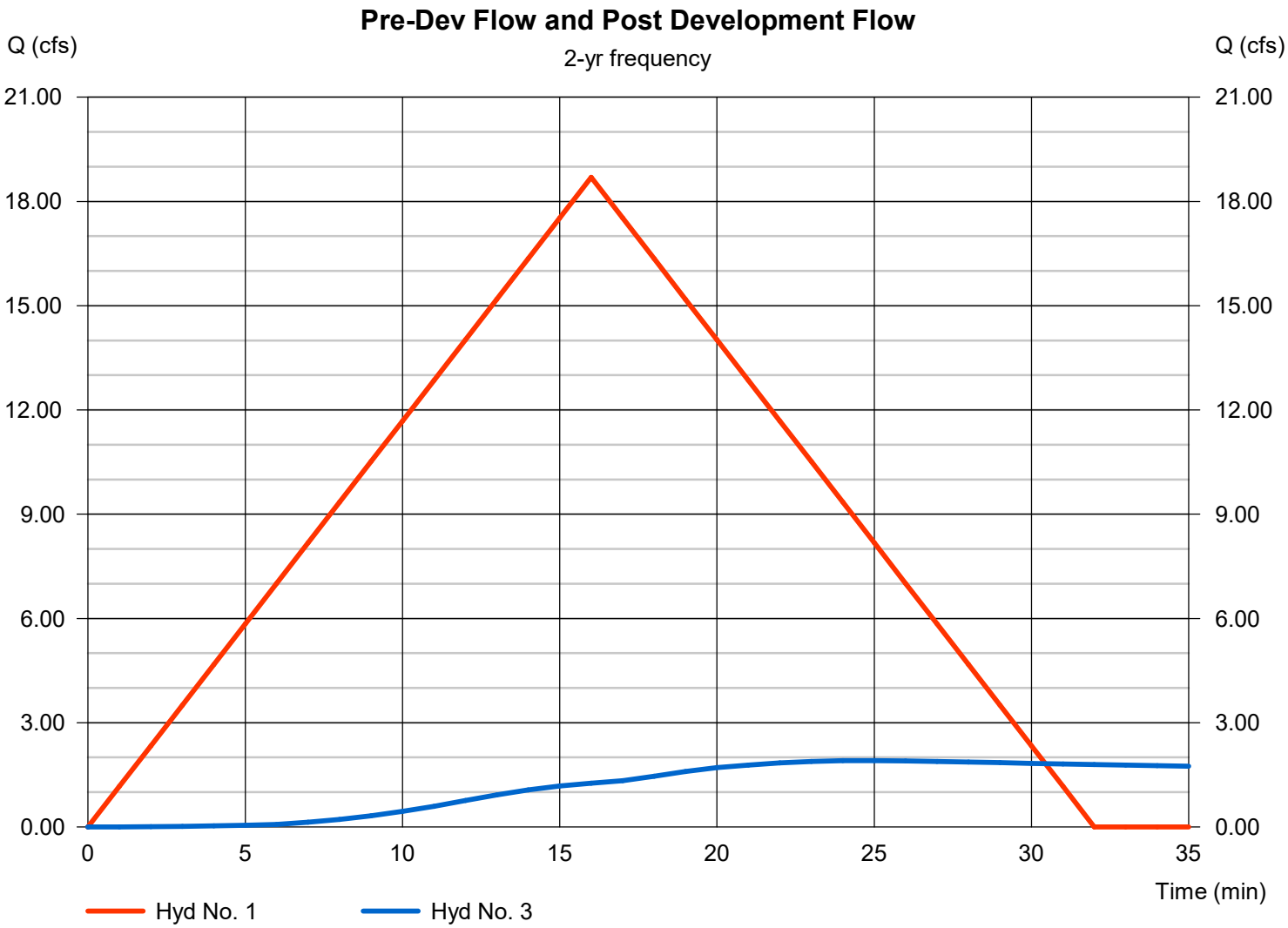
Pre-Dev Flow

Hydrograph type	=	Rational
Peak discharge	=	18.69 cfs
Time to peak	=	16 min
Hyd. Volume	=	17,943 cuft

Hyd. No. 3

Post Development Flow

Hydrograph type	=	Reservoir
Peak discharge	=	1.91 cfs
Time to peak	=	25 min
Hyd. Volume	=	17,652 cuft



Multi-Hydrograph Plot

Hyd. No. 1

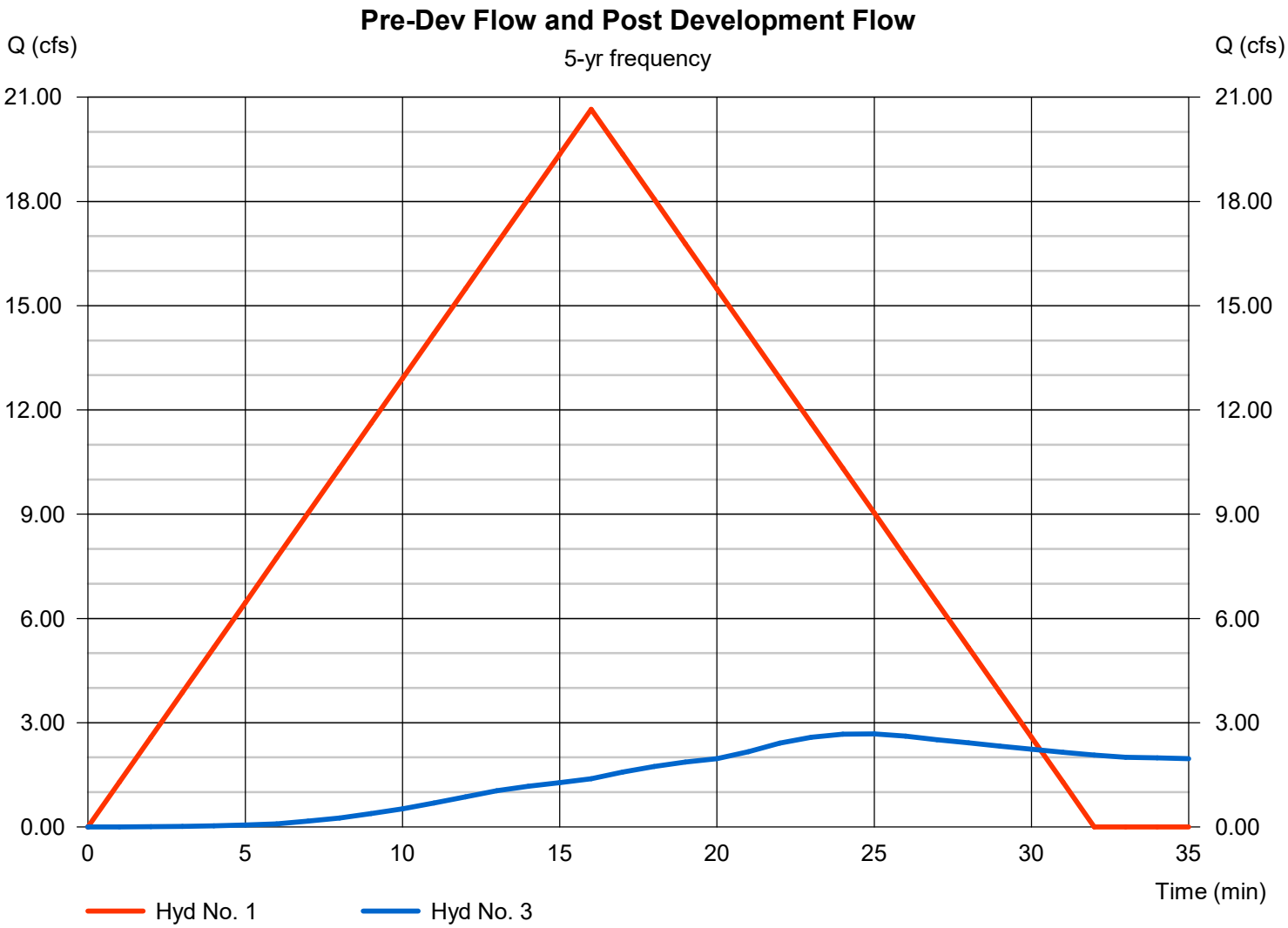
Pre-Dev Flow

Hydrograph type	=	Rational
Peak discharge	=	20.65 cfs
Time to peak	=	16 min
Hyd. Volume	=	19,826 cuft

Hyd. No. 3

Post Development Flow

Hydrograph type	=	Reservoir
Peak discharge	=	2.68 cfs
Time to peak	=	25 min
Hyd. Volume	=	19,588 cuft



Multi-Hydrograph Plot

Hyd. No. 1

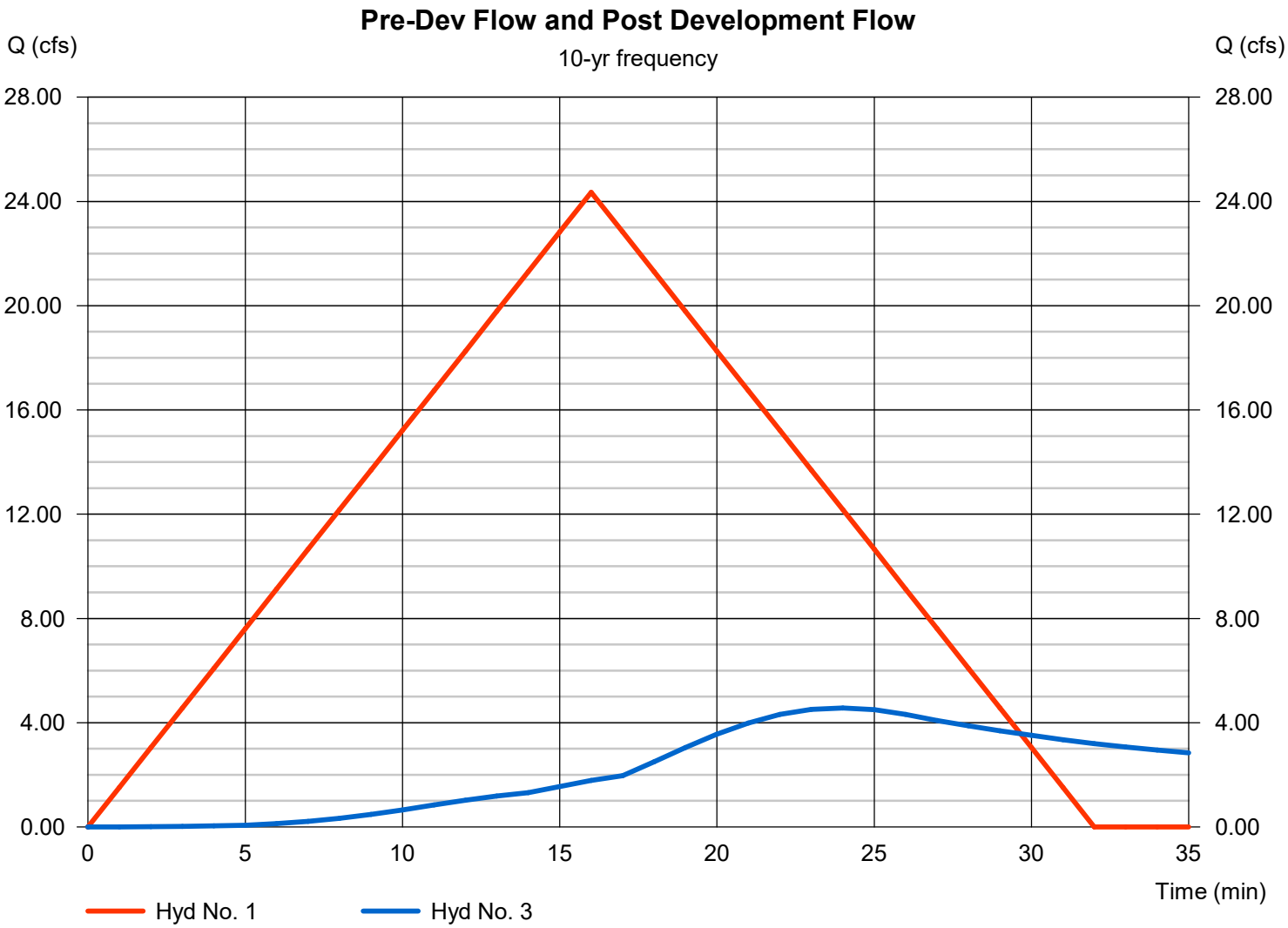
Pre-Dev Flow

Hydrograph type	=	Rational
Peak discharge	=	24.35 cfs
Time to peak	=	16 min
Hyd. Volume	=	23,373 cuft

Hyd. No. 3

Post Development Flow

Hydrograph type	=	Reservoir
Peak discharge	=	4.57 cfs
Time to peak	=	24 min
Hyd. Volume	=	22,771 cuft



Multi-Hydrograph Plot

Hyd. No. 1

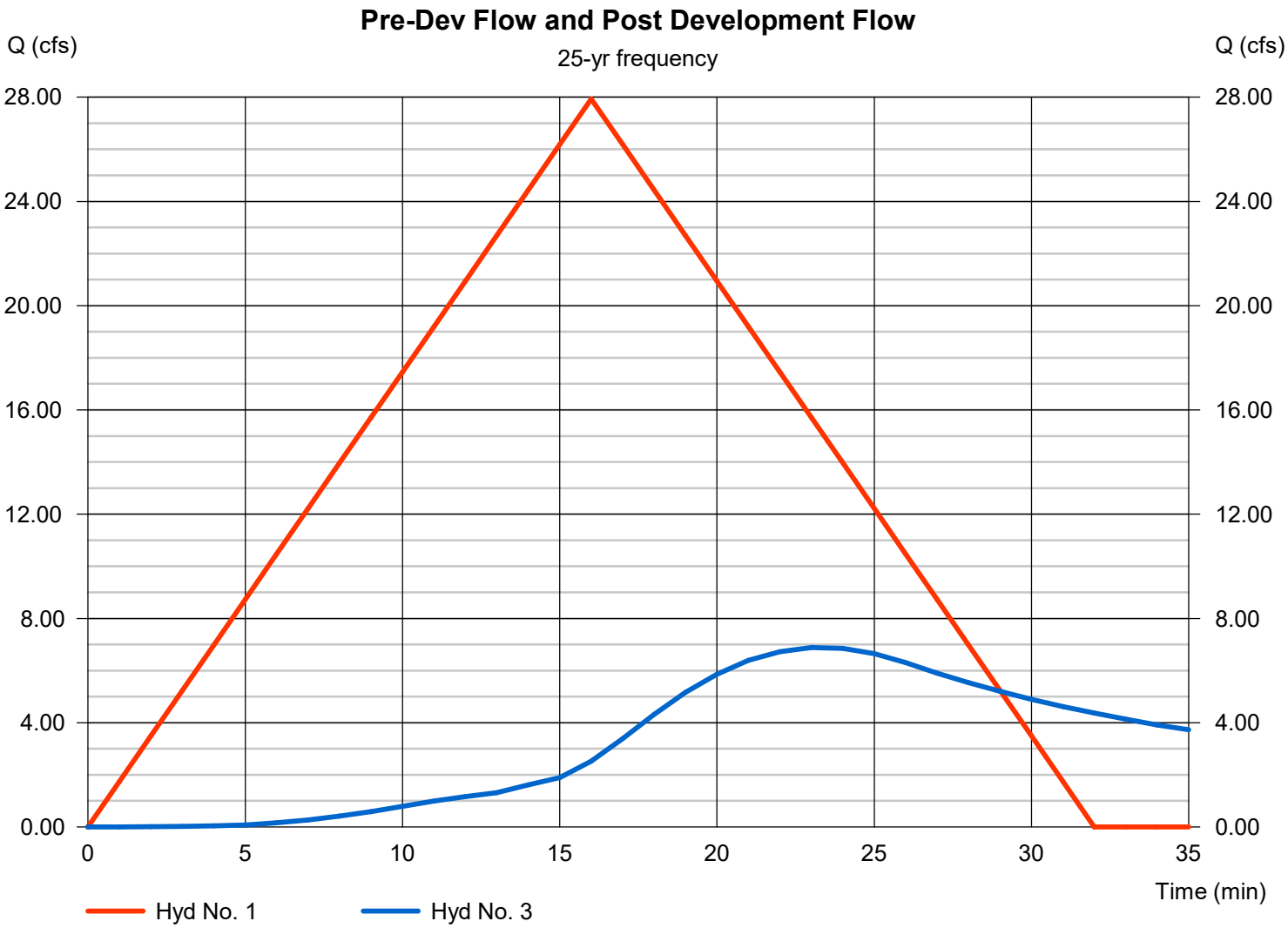
Pre-Dev Flow

Hydrograph type	=	Rational
Peak discharge	=	27.93 cfs
Time to peak	=	16 min
Hyd. Volume	=	26,812 cuft

Hyd. No. 3

Post Development Flow

Hydrograph type	=	Reservoir
Peak discharge	=	6.88 cfs
Time to peak	=	23 min
Hyd. Volume	=	26,060 cuft



Multi-Hydrograph Plot

Hyd. No. 1

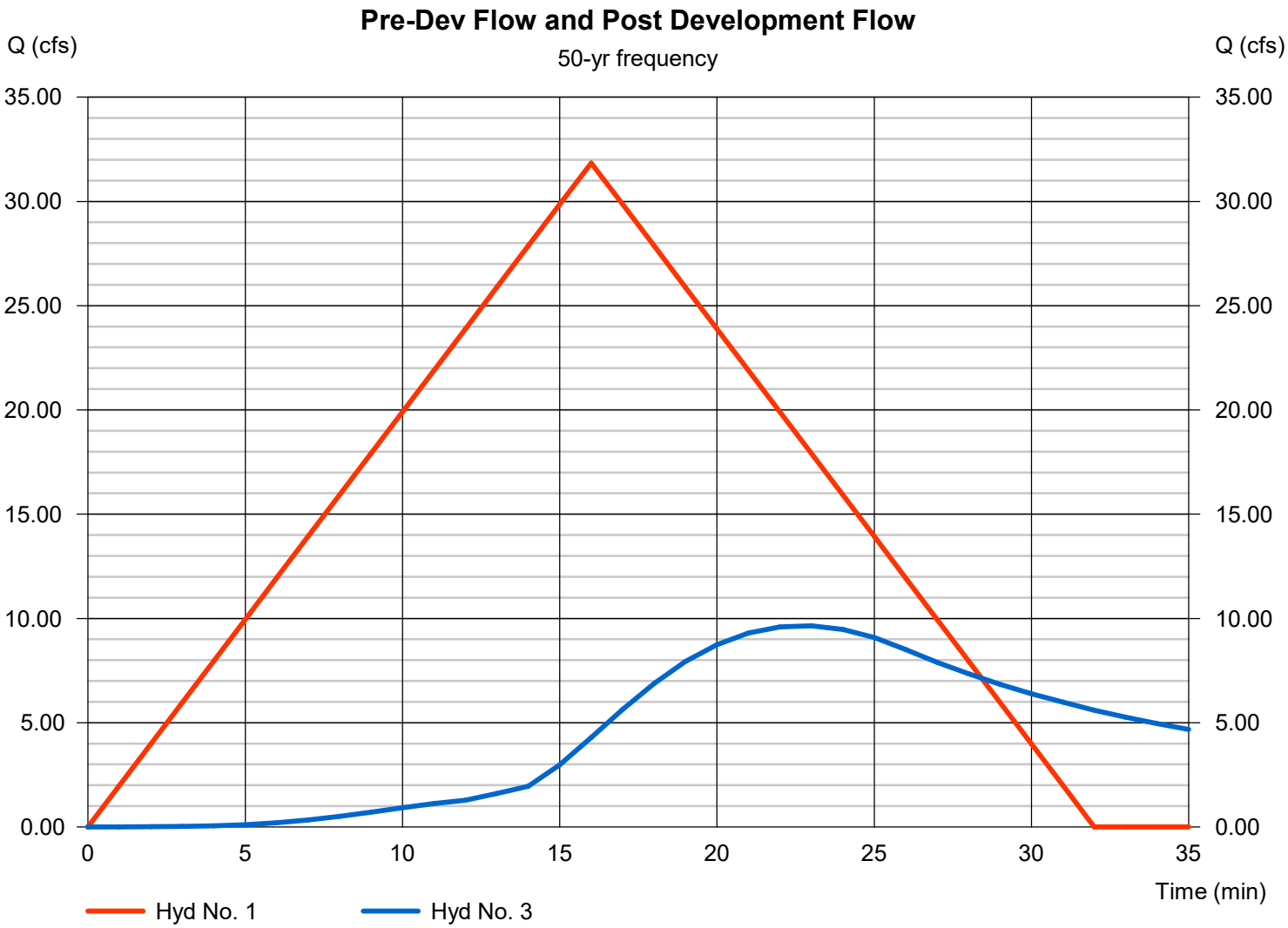
Pre-Dev Flow

Hydrograph type	=	Rational
Peak discharge	=	31.84 cfs
Time to peak	=	16 min
Hyd. Volume	=	30,570 cuft

Hyd. No. 3

Post Development Flow

Hydrograph type	=	Reservoir
Peak discharge	=	9.64 cfs
Time to peak	=	23 min
Hyd. Volume	=	29,672 cuft



Multi-Hydrograph Plot

Hyd. No. 1

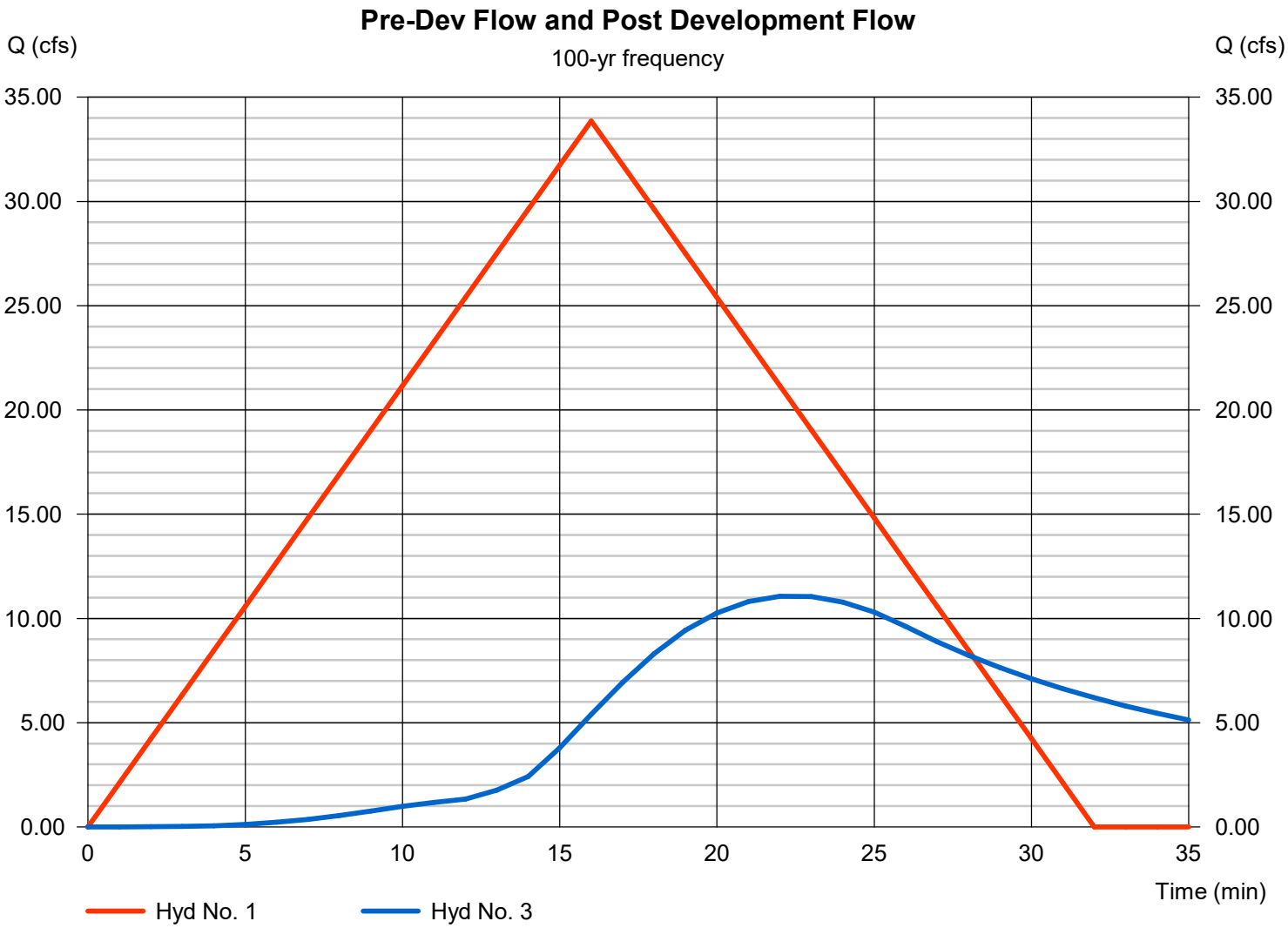
Pre-Dev Flow

Hydrograph type	=	Rational
Peak discharge	=	33.86 cfs
Time to peak	=	16 min
Hyd. Volume	=	32,504 cuft

Hyd. No. 3

Post Development Flow

Hydrograph type	=	Reservoir
Peak discharge	=	11.06 cfs
Time to peak	=	22 min
Hyd. Volume	=	31,482 cuft



Pond Report

Hydraflow Hydrographs Extension for Autodesk® Civil 3D® by Autodesk, Inc. v2025 — Wednesday, 09 / 4 / 2024

Pond No. 1 - Retention Pond

Pond Data

Contours -User-defined contour areas. Conic method used for volume calculation. Begining Elevation = 393.40 ft

Stage / Storage Table

Stage (ft)	Elevation (ft)	Contour area (sqft)	Incr. Storage (cuft)	Total storage (cuft)
0.00	393.40	16,570	0	0
1.00	394.40	21,182	18,827	18,827
1.40	394.80	23,045	8,842	27,669

Culvert / Orifice Structures

	[A]	[B]	[C]	[PrfRsr]
Rise (in)	= 8.00	8.00	Inactive	Inactive
Span (in)	= 8.00	8.00	0.00	0.00
No. Barrels	= 1	1	0	0
Invert El. (ft)	= 393.40	393.40	0.00	0.00
Length (ft)	= 25.00	25.00	0.00	0.00
Slope (%)	= 0.52	0.52	0.00	n/a
N-Value	= .013	.013	.013	n/a
Orifice Coeff.	= 0.60	0.60	0.60	0.60
Multi-Stage	= n/a	No	No	No

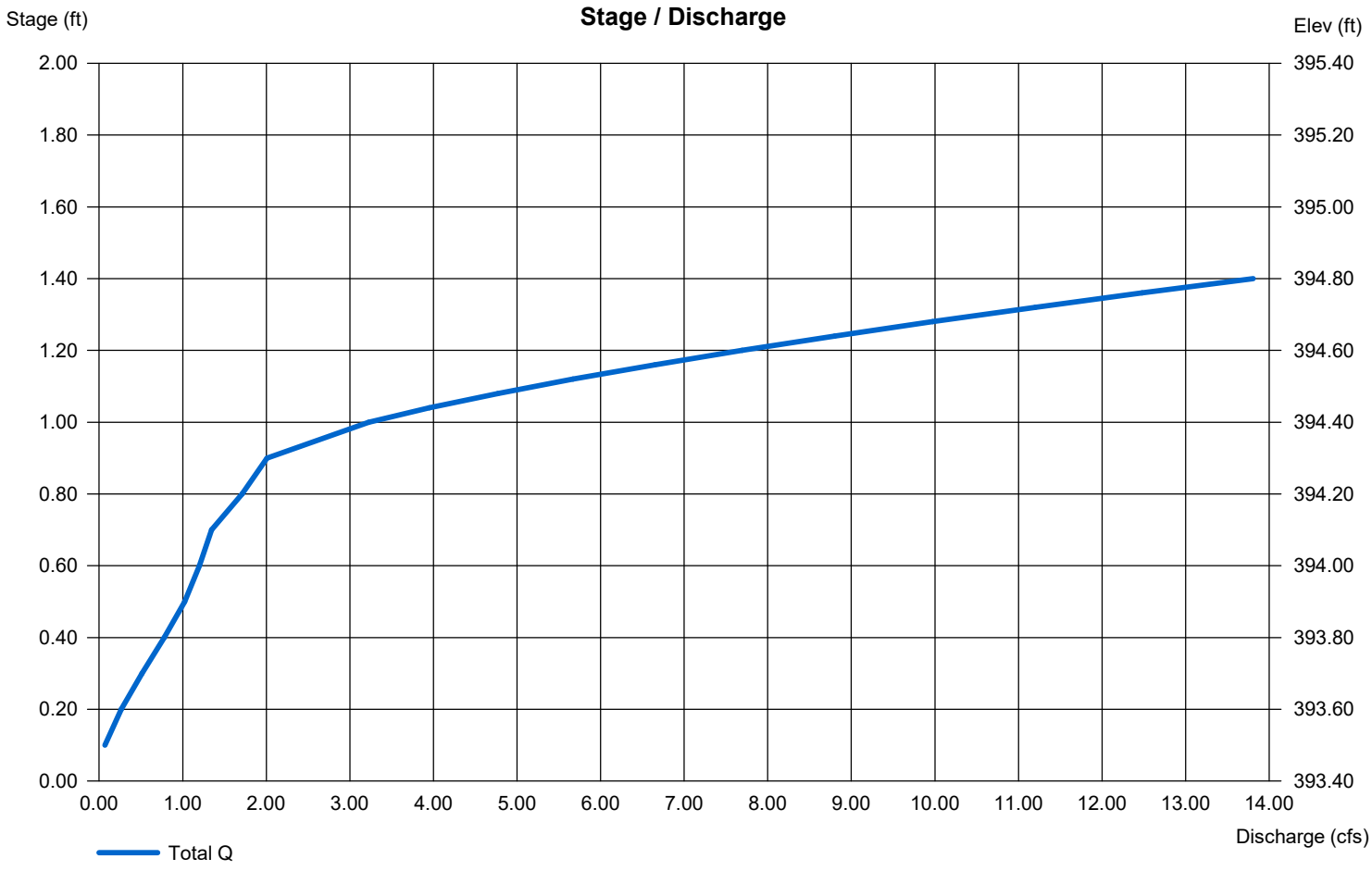
Weir Structures

	[A]	[B]	[C]	[D]
Crest Len (ft)	= 10.00	0.00	0.00	0.00
Crest El. (ft)	= 394.30	0.00	0.00	0.00
Weir Coeff.	= 3.03	3.33	3.33	3.33
Weir Type	= Rect	---	---	---
Multi-Stage	= No	No	No	No

Exfil.(in/hr) = 0.000 (by Contour)

TW Elev. (ft) = 0.00

Note: Culvert/Orifice outflows are analyzed under inlet (ic) and outlet (oc) control. Weir risers checked for orifice conditions (ic) and submergence (s).



Hydrograph Summary Report

Hydraflow Hydrographs Extension for Autodesk® Civil 3D® by Autodesk, Inc. v2025

Hyd. No.	Hydrograph type (origin)	Peak flow (cfs)	Time interval (min)	Time to Peak (min)	Hyd. volume (cuft)	Inflow hyd(s)	Maximum elevation (ft)	Total strge used (cuft)	Hydrograph Description
1	Rational	18.69	1	16	17,943	------	------	------	Pre-Dev Flow
2	Rational	22.67	1	13	17,679	------	------	------	Development Generated Flow
3	Reservoir	1.911	1	25	17,652	2	394.27	16,333	Post Development Flow

Hydrograph Summary Report

Hydraflow Hydrographs Extension for Autodesk® Civil 3D® by Autodesk, Inc. v2025

Hyd. No.	Hydrograph type (origin)	Peak flow (cfs)	Time interval (min)	Time to Peak (min)	Hyd. volume (cuft)	Inflow hyd(s)	Maximum elevation (ft)	Total strge used (cuft)	Hydrograph Description
1	Rational	20.65	1	16	19,826	------	------	------	Pre-Dev Flow
2	Rational	25.15	1	13	19,614	------	------	------	Development Generated Flow
3	Reservoir	2.677	1	25	19,588	2	394.35	17,979	Post Development Flow

Hydrograph Summary Report

Hydraflow Hydrographs Extension for Autodesk® Civil 3D® by Autodesk, Inc. v2025

Hyd. No.	Hydrograph type (origin)	Peak flow (cfs)	Time interval (min)	Time to Peak (min)	Hyd. volume (cuft)	Inflow hyd(s)	Maximum elevation (ft)	Total strge used (cuft)	Hydrograph Description
1	Rational	24.35	1	16	23,373	------	------	------	Pre-Dev Flow
2	Rational	29.23	1	13	22,797	------	------	------	Development Generated Flow
3	Reservoir	4.569	1	24	22,771	2	394.47	20,378	Post Development Flow

Hydrograph Summary Report

Hydraflow Hydrographs Extension for Autodesk® Civil 3D® by Autodesk, Inc. v2025

Hyd. No.	Hydrograph type (origin)	Peak flow (cfs)	Time interval (min)	Time to Peak (min)	Hyd. volume (cuft)	Inflow hyd(s)	Maximum elevation (ft)	Total strge used (cuft)	Hydrograph Description
1	Rational	27.93	1	16	26,812	------	------	------	Pre-Dev Flow
2	Rational	33.44	1	13	26,086	------	------	------	Development Generated Flow
3	Reservoir	6.883	1	23	26,060	2	394.57	22,563	Post Development Flow

Hydrograph Summary Report

Hydraflow Hydrographs Extension for Autodesk® Civil 3D® by Autodesk, Inc. v2025

Hyd. No.	Hydrograph type (origin)	Peak flow (cfs)	Time interval (min)	Time to Peak (min)	Hyd. volume (cuft)	Inflow hyd(s)	Maximum elevation (ft)	Total strge used (cuft)	Hydrograph Description
1	Rational	31.84	1	16	30,570	------	------	------	Pre-Dev Flow
2	Rational	38.07	1	13	29,698	------	------	------	Development Generated Flow
3	Reservoir	9.645	1	23	29,672	2	394.67	24,768	Post Development Flow

Hydrograph Summary Report

Hydraflow Hydrographs Extension for Autodesk® Civil 3D® by Autodesk, Inc. v2025

Hyd. No.	Hydrograph type (origin)	Peak flow (cfs)	Time interval (min)	Time to Peak (min)	Hyd. volume (cuft)	Inflow hyd(s)	Maximum elevation (ft)	Total strge used (cuft)	Hydrograph Description
1	Rational	33.86	1	16	32,504	------	------	------	Pre-Dev Flow
2	Rational	40.40	1	13	31,509	------	------	------	Development Generated Flow
3	Reservoir	11.06	1	22	31,482	2	394.72	25,801	Post Development Flow

COMMENT RESPONSE LETTER

1.How were runoff calculations determined?

Response: Runoff calculations are determined following the Bryant Storm Drainage Standard Manual. (See Drainage Report page-6.)

2. If this is a retention pond, what is the base water surface elevation retained in the pond?

Response: The base water surface elevation retained in the pond is 392’

3. What storage volume is taken up by the water retained in the pond.

Response: Using the contour data, the storage volume taken up by the water retained in the pond is 7531 cuft.

4. What is the remaining storage volume in the retention pond?

Response: The remaining storage volume in the retention pond is

=27669-25801=1868 cuft (See drainage report page :17 & 23)

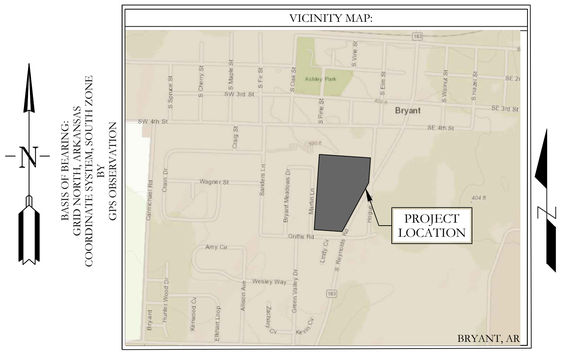
5. Sheet C 6.0: Are the outlet pipes set at the bottom of the pond?

Response: The outlet pipes are set at elevation 393.4’ in the pond. The flow in and flow out elevations are showed in the detention pond exhibit. (See Drainage Report page-7.)

6. What is the elevation of the bottom of the pond?

Response: The bottom of the pond elevation is 393.4’ and the bottom storage elevation is 392’.

CONSTRUCTION PLANS
FIRST SOUTHERN CHURCH OF BRYANT
604 S REYNOLDS ROAD, BRYANT, SALINE COUNTY, ARKANSAS



BASIS OF BEARING:
GRID NORTH, ARKANSAS
COORDINATE SYSTEM, SOUTH ZONE
BY
GPS OBSERVATION

PREPARED BY:

HOPE CONSULTING
ENGINEERS - SURVEYORS

129 N. Main Street,
Benton, Arkansas 72015
PH. (501)315-2626
FAX (501) 315-0024
www.hopeconsulting.com

DRAWING INDEX

SHEET NO.	TITLE
	BOUNDARY & TOPO SURVEY
C-1.0	SITE PLAN
C-2.0	UTILITY PLAN
C-3.0	SEWER PLAN & PROFILE
C-4.0	GRADING PLAN
C-5.0	STORM DRAINAGE PLAN AND PROFILE
C-6.0	RETENTION PLAN
C-7.0	LANDSCAPE PLAN
C-8.0	EROSION PLAN
C-9.0	DEMOLITION PLAN

OWNER:
Name: Peter Cunningham
Address: 604 S Reynolds Rd, Bryant, Arkansas 72022
Email & peter@fsbcbryant.org
Phone: 501-847-3014

DEVELOPER:
Name: Peter Cunningham
Address: 604 S Reynolds Rd, Bryant, Arkansas 72022
Email & peter@fsbcbryant.org
Phone: 501-847-3014

CIVIL ENGINEER
HOPE CONSULTING INC
129 N. MAIN STREET
BENTON, AR 72015

STATE OF ARKANSAS
LICENSED PROFESSIONAL ENGINEER
KARLA M. ZMIDZINAS
9-25-24

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

HOPE CONSULTING
ENGINEERS - SURVEYORS
129 N. Main Street,
Benton, Arkansas 72015
PH. (501)315-2626
FAX (501) 315-0024
www.hopeconsulting.com

FOR USE AND BENEFIT OF:
FIRST SOUTHERN CHURCH OF BRYANT

FSCB EXPANSION & REMODEL
COVER SHEET
604 S REYNOLDS ROAD,
BRYANT, SALINE COUNTY, ARKANSAS

DATE:	9/4/2024	C.A.D. BY:		DRAWING NUMBER:			
REVISED:	9-25-2024	CHECKED BY:		24-0260			
SHEET:		SCALE:					
500	01S	14W	0	34	310	62	1664

K:\LAND PROJECTS 2004\COMMERCIAL\2024-24-0260 FSCB EXPANSION AND REMODEL\CIVIL\DWGS\COVER SHEET.DWG

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

ARKANSAS STATE PLANE COORDINATE SYSTEM (GRID NORTH, NAD83(2011), NORTH ZONE (3302))

0 30' 60' 120'

SCALE: 1" = 60'

REFERENCE DOCUMENTS CITED
RECORDED SURVEY PLATS BY:
JOHN C. WILLIAMS (PS 1091), FOR MURPHY, DATED 10/5/2000
KERRY D. LANE (PS 1141), FOR W. GRAY, DATED 8/12/2013
FINAL PLAT OF BRYANT MEADOWS SUBD., PHASE 3, AS RECORDED IN BOOK 337, PAGE 452
JOHN A. LANE (PS 1740), FOR B. GRAY, DATED 3/18/2014
PLAT OF FISCHER'S SUBDIVISION, AS RECORDED IN BOOK 35, PAGE 400

SURVEY DETAILS AND NOTES:

OWNER OF RECORD: FIRST SOUTHERN BAPTIST CHURCH
PHYSICAL ADDRESS: 604 S. REYNOLDS RD, BRYANT, AR
COUNTY PARCEL TAX ID: 840-15972-003, 840-15972-000, 840-15973-000

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.

RECORD PROPERTY DESCRIPTION
SALINE COUNTY INSTRUMENT 2000-055449

ALL THAT PART OF THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 34, TOWNSHIP 1 SOUTH, RANGE 14 WEST, CITY OF BRYANT, SALINE COUNTY, ARKANSAS, MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCING AT A 5/8 INCH REBAR ACCEPTED AS BEING THE SOUTHWEST CORNER OF SAID NE1/4 OF THE SW 1/4, SECTION 34; THENCE NORTH 89 DEG. 55 MIN. 27 SEC. EAST, ALONG THE SOUTH LINE THEREOF, 451.2 FEET TO A COTTON PICKER SPINDLE IN THE CENTERLINE OF GRIFFIS ROAD AND BEING THE POINT OF BEGINNING OF LANDS HEREIN DESCRIBED; THENCE SOUTH 89 DEG. 52 MIN. 03 SEC. EAST, ALONG THE CENTERLINE OF GRIFFIS ROAD AND THE SOUTH LINE OF SAID NE 1/4 OF THE SW 1/4, 313.90 FEET TO A RAILROAD SPIKE; THENCE SOUTH 89 DEG. 59 MIN. 25 SEC. EAST, ALONG THE CENTERLINE OF GRIFFIS ROAD AND THE SOUTH LINE OF SAID NE 1/4 OF THE SW 1/4, 197.38 FEET TO A COTTON PICKER SPINDLE IN THE WEST RIGHT OF WAY LINE OF ARKANSAS STATE HIGHWAY NO. 183; THENCE ALONG SAID STATE HIGHWAY RIGHT OF WAY LINE AND A CURVE TO THE RIGHT HAVING A RADIUS OF 1472.40 FEET FOR A CHORD OF NORTH 22 DEG. 36 MIN. 45 SEC. EAST 359.84 FEET TO A REBAR; THENCE NORTH 60 DEG. 22 MIN. 37 SEC. WEST, ALONG SAID STATE HIGHWAY RIGHT OF WAY LINE, 20.00 FEET TO A REBAR; THENCE NORTH 29 DEG. 37 MIN. 53 SEC. EAST, ALONG SAID STATE HIGHWAY RIGHT OF WAY LINE, 477.50 FEET TO A REBAR IN THE EAST LINE OF SAID NE 1/4 OF THE SW 1/4; THENCE NORTH 02 DEG. 45 MIN. 15 SEC. EAST, ALONG EAST LINE OF SAID NE 1/4 OF THE SW 1/4, 288.55 FEET TO A RAILROAD SPIKE IN THE CENTERLINE OF ELM STREET AND THE SOUTHEAST CORNER OF LAND CONVEYED TO CITY OF BRYANT, ARKANSAS IN WARRANTY DEED DATED JUNE 15, 1961 AND FILED IN SALINE COUNTY DEED RECORD BOOK 103 AT PAGE 119 (SAID POINT BEING LOCATED SOUTH 02 DEG. 46 MIN. 30 SEC. WEST 296.59 FEET FROM THE NORTHEAST CORNER OF SAID NE 1/4 OF SW 1/4, SECTION 34); THENCE LEAVING SAID ELM STREET, SOUTH 89 DEG. 53 MIN. 52 SEC. WEST 130.05 FEET TO A REBAR AND THE SOUTHWEST CORNER OF SAID LAND CONVEYED TO CITY OF BRYANT; THENCE NORTH 02 DEG. 48 MIN. 12 SEC. EAST 111.00 FEET TO A REBAR AND THE NORTHWEST CORNER OF SAID LAND CONVEYED TO CITY OF BRYANT; THENCE SOUTH 89 DEG. 54 MIN. 12 SEC. WEST, ALONG THE SOUTH LINE OF LAND GRANTED TO T. W. COLE, JR. IN DECREE OF CONFIRMATION AND QUIETING OF TITLE DATED OCTOBER 31, 1968 AND FILED IN SALINE COUNTY DEED RECORD BOOK 135 AT PAGE 848, 15.10 FEET; THENCE SOUTH 02 DEG. 48 MIN. 12 SEC. WEST, ALONG THE EAST LINE OF LAND CONVEYED TO T. W. COLE, JR. AND MARY COLE, HUSBAND AND WIFE, IN WARRANTY DEED DATED JULY 29, 1974 AND FILED IN SALINE COUNTY DEED RECORD BOOK 182 AT PAGE 164, 111.50 FEET; THENCE SOUTH 89 DEG. 34 MIN. 17 SEC. WEST, ALONG THE SOUTH LINE OF LANDS CONVEYED TO T. W. COLE, JR. AND MARY COLE, HUSBAND AND WIFE, IN SAID DEED BOOK 182 AT PAGE 164, 185.00 FEET; THENCE NORTH 02 DEG. 48 MIN. 12 SEC. EAST, ALONG THE WEST LINE OF SAID LANDS CONVEYED IN DEED BOOK 182 AT PAGE 164, 112.98 FEET; THENCE SOUTH 89 DEG. 34 MIN. 17 SEC. WEST, ALONG THE SOUTH LINE OF LANDS CONVEYED TO ROBERT LEE NOWLIN IN WARRANTY DEED DATED MARCH 16, 1971 AND FILED IN SALINE COUNTY DEED RECORD BOOK 146 AT PAGE 487 AND AS CONVEYED TO ROBERT LEE NOWLIN AND MARIE NELL NOWLIN, HUSBAND AND WIFE, IN CORRECTION WARRANTY DEED DATED SEPTEMBER 19, 1974 AND FILED IN SALINE COUNTY DEED RECORD BOOK 194 AT PAGE 104, 187.62 FEET; THENCE NORTH 00 DEG. 25 MIN. 43 SEC. WEST, ALONG THE WEST LINE OF LANDS CONVEYED TO SAID ROBERT LEE NOWLIN AND MARIE NELL NOWLIN, HUSBAND AND WIFE, 16.50 FEET TO THE SOUTHEAST CORNER OF LOT 6, FISCHER'S SUBDIVISION; THENCE SOUTH 89 DEG. 34 MIN. 17 SEC. WEST, ALONG THE SOUTH LINE OF SAID FISCHER'S SUBDIVISION, 436.00 FEET TO THE SOUTHWEST CORNER OF LOT 2, FISCHER'S SUBDIVISION; THENCE SOUTH 00 DEG. 25 MIN. 43 SEC. EAST, ALONG THE EAST LINE OF LAND CONVEYED TO PAUL DOUGLAS GAITIN AND ALISA ANN GAITIN, HUSBAND AND WIFE, IN WARRANTY DEED DATED JANUARY 14, 1986 AND FILED IN SALINE COUNTY DEED RECORD BOOK 279 AT PAGE 512, 19.00 FEET; THENCE SOUTH 89 DEG. 34 MIN. 17 SEC. WEST, ALONG THE SOUTH LINE OF LAND CONVEYED TO SAID PAUL DOUGLAS GAITIN AND ALISA ANN GAITIN, HUSBAND AND WIFE, 87.20 FEET; THENCE NORTH 00 DEG. 25 MIN. 43 SEC. WEST, ALONG THE WEST LINE OF LAND CONVEYED TO SAID PAUL DOUGLAS GAITIN AND ALISA ANN GAITIN, HUSBAND AND WIFE, 19.00 FEET TO THE SOUTHWEST CORNER OF LOT 1, FISCHER'S SUBDIVISION; THENCE SOUTH 89 DEG. 35 MIN. 22 SEC. WEST, ALONG THE SOUTH LINE OF LAND CONVEYED TO JOHN L. JACKSON AND ROBIN A. JACKSON, HUSBAND AND WIFE, IN WARRANTY DEED DATED JULY 3, 1986 AND FILED IN SALINE COUNTY DEED RECORD BOOK 284 AT PAGE 118, 269.38 FEET TO A COTTON PICKER SPINDLE IN THE CENTERLINE OF SANDERS ROAD AND THE WEST LINE OF SAID NE 1/4 OF THE SW 1/4 (SAID POINT BEING LOCATED SOUTH 01 DEG. 24 MIN. 00 SEC. WEST 166.5 FEET FROM THE NORTHWEST CORNER THEREOF); THENCE SOUTH 01 DEG. 24 MIN. 00 SEC. WEST, ALONG THE CENTERLINE OF SANDERS ROAD AND THE WEST LINE OF SAID NE 1/4 OF SW 1/4, 33.54 FEET TO A COTTON PICKER SPINDLE; THENCE LEAVING SAID ROAD, SOUTH 88 DEG. 26 MIN. 35 SEC. EAST, ALONG THE NORTH LINE OF LAND CONVEYED TO SENIOR HOUSING SERVICES OF BRYANT, INC. IN WARRANTY DEED DATED JULY 11, 1988 AND FILED IN SALINE COUNTY DEED RECORD BOOK 308 AT PAGE 550, 606.92 FEET TO A REBAR; THENCE SOUTH 01 DEG. 29 MIN. 25 SEC. WEST, ALONG THE EAST LINE OF LAND CONVEYED TO SAID SENIOR HOUSING SERVICES OF BRYANT, INC., 150.00 FEET TO A REBAR; THENCE NORTH 89 DEG. 26 MIN. 34 SEC. WEST, ALONG THE SOUTH LINE OF LAND CONVEYED TO SAID SENIOR HOUSING SERVICES OF BRYANT, INC., 152.99 FEET TO A REBAR; THENCE SOUTH 01 DEG. 33 MIN. 04 SEC. WEST, ALONG THE EAST LINE OF LANDS CONVEYED TO CORNERSTONE DEVELOPMENT CO. IN WARRANTY DEED DATED SEPTEMBER 6, 1989 AND FILED IN SALINE COUNTY DEED RECORD BOOK 322 AT PAGE 285, 877.01 FEET TO THE POINT OF BEGINNING, CONTAINING 18.4662 ACRES, MORE OR LESS. SUBJECT TO A 30 FOOT ROAD RIGHT OF WAY FOR GRIFFIS ROAD. SUBJECT TO A 20 FOOT ROAD RIGHT OF WAY FOR ELM STREET. SUBJECT TO A 30 FOOT ROAD RIGHT OF WAY FOR SANDERS ROAD. SUBJECT TO A WATER LINE EASEMENT TRAVERSING THE NORTHERN PORTION OF LANDS DESCRIBED HEREINABOVE. SUBJECT TO A GAS LINE EASEMENT TRAVERSING SUBJECT PROPERTY.

LESS AND EXCEPT: THAT PORTION OF THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 34, TOWNSHIP 1 SOUTH, RANGE 14 WEST, CITY OF BRYANT, SALINE COUNTY, ARKANSAS, MORE PARTICULARLY DESCRIBED AS FOLLOWS:
BEGINNING AT THE SOUTHWEST CORNER OF THE NE 1/4 OF SW 1/4, THENCE NORTH 02 DEG. 45 MIN. 10 SEC. EAST (ASTRONOMIC) 982.05 FEET (DEED NORTH 01 DEG. 24 MIN. EAST 982.11 FEET) ALONG THE WEST LINE THEREOF; THENCE SOUTH 89 DEG. 01 MIN. 06 SEC. EAST 452.81 FEET TO THE NORTHEAST CORNER OF LANDS DESCRIBED IN SALINE COUNTY DEED RECORD BOOK 322 AT PAGE 285, SAID POINT BEING THE POINT OF BEGINNING OF LAND HEREIN DESCRIBED; THENCE CONTINUE SOUTH 89 DEG. 01 MIN. 06 SEC. EAST 294.31 FEET; THENCE SOUTH 01 DEG. 41 MIN. 45 SEC. WEST 986.72 FEET TO THE SOUTH LINE OF SAID NE 1/4 OF SW 1/4; THENCE NORTH 88 DEG. 43 MIN. 48 SEC. WEST, ALONG SAID SOUTH LINE, 313.90 FEET TO THE SOUTHEAST CORNER OF LANDS DESCRIBED IN SALINE COUNTY DEED RECORD BOOK 322 AT PAGE 285; THENCE NORTH 02 DEG. 50 MIN. 15 SEC. EAST 984.37 FEET, ALONG THE EAST LINE OF LANDS DESCRIBED IN SAID DEED, TO THE POINT OF BEGINNING.

ALSO, LESS AND EXCEPT: THAT PART OF THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 34, TOWNSHIP 1 SOUTH, RANGE 14 WEST, SALINE COUNTY, ARKANSAS, DESCRIBED AS FOLLOWS: BEGINNING AT A POINT THAT IS 185.5 FEET SOUTH OF THE NORTHEAST CORNER OF SAID NE 1/4 OF SW 1/4 AND RUN THENCE WEST FOR 130 FEET FOR THE POINT OF BEGINNING OF LAND HEREIN DESCRIBED; RUN THENCE WEST FOR 15 FEET; THENCE SOUTH 111.5 FEET; THENCE EAST 15 FEET; THENCE NORTH 111.5 FEET TO THE POINT OF BEGINNING.

PROPERTY DESCRIPTION FROM SURVEY

ALL THAT PART OF THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 34, TOWNSHIP 1 SOUTH, RANGE 14 WEST, CITY OF BRYANT, SALINE COUNTY, ARKANSAS, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF SAID NE1/4, SW1/4 OF SECTION 34; THENCE ALONG THE EAST LINE THEREOF, SOUTH 04°24'43" WEST A DISTANCE OF 296.57 FEET TO THE POINT OF BEGINNING, A RAILROAD SPIKE IN ELM STREET;

THENCE ALONG THE SOUTH LINE OF THREE SEPARATE TRACTS AND THE FOLLOWING CONVEYANCES: A TRACT CONVEYED TO CITY OF BRYANT, AND FILED FOR RECORD IN DEED BOOK 103, PAGE 119; A TRACT CONVEYED TO T.W. AND MARY COLE, AND FILED FOR RECORD IN DEED BOOK 358, PAGE 520; AND A TRACT CONVEYED TO T.W. AND MARY COLE, AND FILED FOR RECORD IN DEED BOOK 182, PAGE 164, NORTH 88°44'21" WEST A DISTANCE OF 330.18 FEET TO A SET 1/2" REBAR & CAP (PS 1664);

THENCE NORTH 04°57'01" EAST A DISTANCE OF 112.65 FEET TO A SET 1/2" REBAR & CAP (PS 1664);

THENCE NORTH 88°30'34" WEST A DISTANCE OF 76.64 FEET TO A SET 1/2" REBAR & CAP (PS 1664) AND THE NORTHEAST CORNER OF A TRACT OF LAND CONVEYED TO WILLIAM AND KARLA GRAY, AND FILED FOR RECORD AS INSTRUMENT 2014-026572;

THENCE SOUTH 01°32'43" WEST A DISTANCE OF 17.34 FEET TO A FND 5/8" REBAR AND CAP (PS 1740) AND THE SOUTHEAST CORNER OF SAID TRACT;

THENCE NORTH 88°44'56" WEST A DISTANCE OF 109.79 FEET TO A FND 5/8" REBAR & CAP (PS 1740) AND THE SOUTHWEST CORNER OF SAID TRACT;

THENCE NORTH 01°32'43" EAST A DISTANCE OF 34.30 FEET TO A SET 1/2" REBAR & CAP (PS 1664) AND THE SOUTHEAST CORNER OF LOT 6, FISCHER'S SUBDIVISION, AS FILED FOR RECORD IN BOOK 35, PAGE 400;

THENCE ALONG THE SOUTH LINE OF LOTS 6 THROUGH 2 OF SAID FISCHER'S SUBDIVISION, NORTH 88°49'41" WEST A DISTANCE OF 438.92 FEET TO A SET 1/2" REBAR & CAP (PS 1664) AND THE SOUTHWEST CORNER OF SAID LOT 2, FISCHER'S SUBDIVISION;

THENCE LEAVING SAID SOUTH LINE, SOUTH 01°32'45" WEST A DISTANCE OF 19.00 FEET TO A SET 1/2" REBAR & CAP (PS 1664) AND THE SOUTHEAST CORNER OF A TRACT OF LAND CONVEYED TO PAUL AND ALISA GAITIN, AND FILED FOR RECORD IN DEED BOOK 279, PAGE 512;

THENCE NORTH 88°49'41" WEST A DISTANCE OF 87.20 FEET TO A SET 1/2" REBAR & CAP (PS 1664) AND THE SOUTHWEST CORNER OF SAID TRACT;

THENCE NORTH 01°32'43" EAST A DISTANCE OF 19.00 FEET TO A SET 1/2" REBAR & CAP (PS 1664) AND THE SOUTHWEST CORNER OF LOT 1, OF SAID FISCHER'S SUBDIVISION;

THENCE ALONG THE SOUTH LINE OF A TRACT OF LAND CONVEYED TO JOHN AND ROBIN JACKSON, AND FILED FOR RECORD IN DEED BOOK 284, PAGE 118, NORTH 88°49'41" WEST A DISTANCE OF 267.74 FEET TO A POINT IN SANDERS ROAD ON THE WEST LINE OF SAID NE1/4, SW1/4 OF SECTION 34;

THENCE ALONG SAID WEST LINE, SOUTH 02°42'42" WEST A DISTANCE OF 33.54 FEET TO A POINT IN SANDERS ROAD;

THENCE LEAVING SAID WEST LINE ALONG THE NORTH LINE OF A TRACT OF LAND CONVEYED TO SENIOR HOUSING SERVICES OF BRYANT, INC., AND FILED FOR RECORD IN DEED BOOK 308, PAGE 550, SOUTH 88°44'12" EAST A DISTANCE OF 605.66 FEET TO A FND. 1/2" REBAR AND THE NORTHEAST CORNER OF SAID TRACT;

THENCE ALONG THE EAST LINE OF SAID TRACT AND CONVEYANCE SOUTH 03°07'44" WEST A DISTANCE OF 150.00 FEET TO A SET 1/2" REBAR & CAP (PS 1664) ON THE NORTH LINE OF BRYANT MEADOWS SUBDIVISION, PHASE 3, AS FILED FOR RECORD IN DEED BOOK 337, PAGE 452;

THENCE ALONG SAID NORTH LINE, SOUTH 88°47'25" EAST A DISTANCE OF 140.78 FEET TO A SET 1/2" REBAR & CAP (PS 1664) AND THE NORTHEAST CORNER OF LOT 49, OF SAID BRYANT MEADOWS SUBDIVISION, PHASE 3;

THENCE ALONG THE EAST LINE OF LOTS 49 THROUGH 58 OF SAID BRYANT MEADOWS SUBDIVISION, PHASE 3, SOUTH 01°58'06" WEST A DISTANCE OF 783.02 FEET TO A FND. 1/2" REBAR AND THE NORTHWEST CORNER OF A TRACT OF LAND CONVEYED TO RECE AND MARY MURPHY, AND FILED FOR RECORD AS INSTRUMENT 2000-055453;

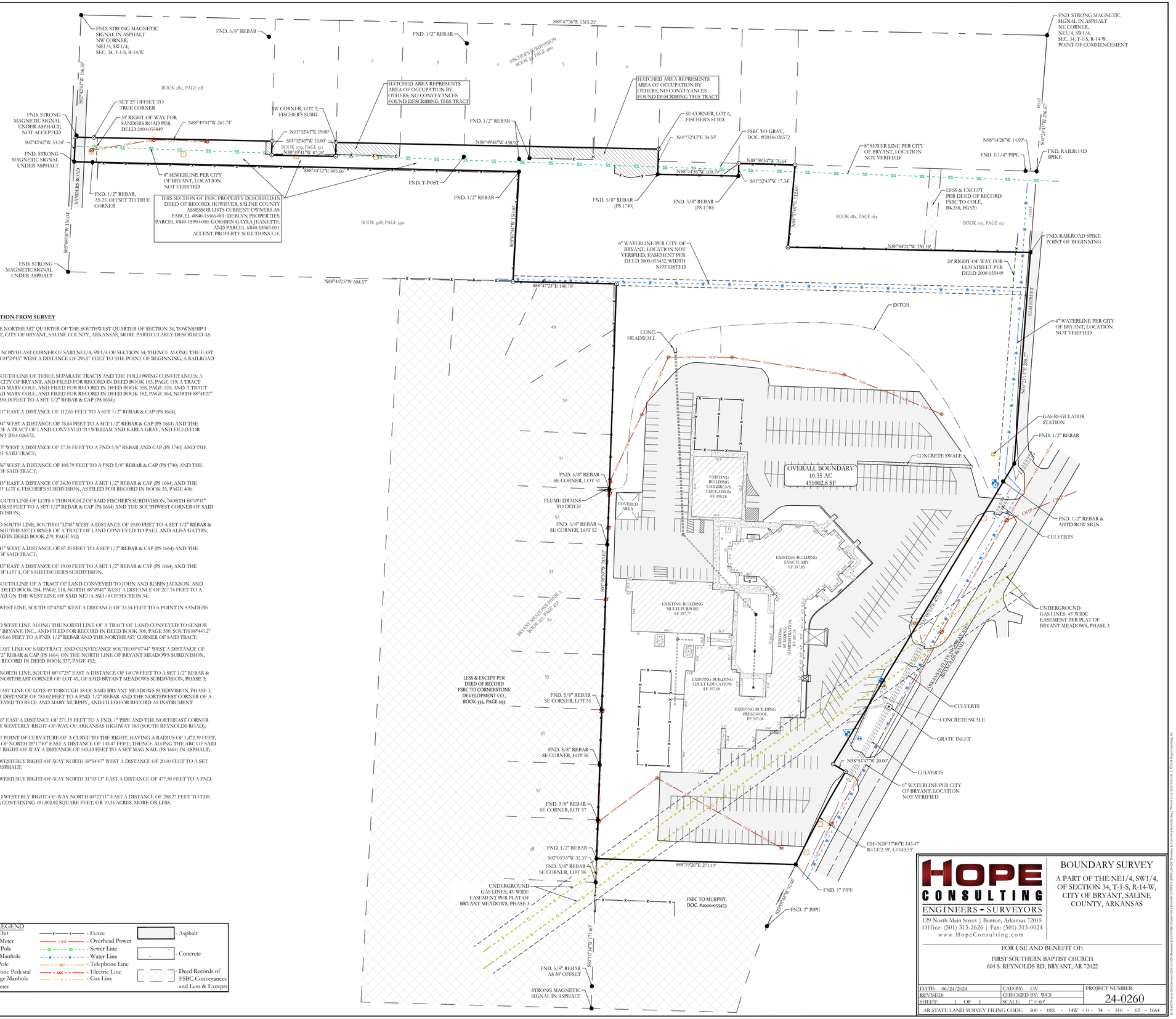
THENCE SOUTH 88°19'26" EAST A DISTANCE OF 271.19 FEET TO A FND. 1" PIPE AND THE NORTHEAST CORNER OF SAID TRACT ON THE WESTERLY RIGHT-OF-WAY OF ARKANSAS HIGHWAY 183 (SOUTH REYNOLDS ROAD);

SAID POINT BEING THE POINT OF CURVATURE OF A CURVE TO THE RIGHT, HAVING A RADIUS OF 1,472.39 FEET, AND CHORD BEARING OF NORTH 28°17'40" EAST A DISTANCE OF 143.47 FEET; THENCE ALONG THE ARC OF SAID CURVE AND WESTERLY RIGHT-OF-WAY A DISTANCE OF 143.53 FEET TO A SET MAG NAIL (PS 1664) IN ASPHALT;

THENCE ALONG SAID WESTERLY RIGHT-OF-WAY NORTH 58°54'47" WEST A DISTANCE OF 20.00 FEET TO A SET MAG NAIL (PS 1664) IN ASPHALT;

THENCE ALONG SAID WESTERLY RIGHT-OF-WAY NORTH 31°05'13" EAST A DISTANCE OF 477.50 FEET TO A FND. 1/2" REBAR;

THENCE LEAVING SAID WESTERLY RIGHT-OF-WAY NORTH 04°23'11" EAST A DISTANCE OF 288.27 FEET TO THE POINT OF BEGINNING; CONTAINING 451,002.82 SQUARE FEET, OR 10.35 ACRES, MORE OR LESS.



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

REGISTERED PROFESSIONAL LAND SURVEYOR — STATE OF ARKANSAS — 1664 — CHRISTOPHER CORBITT B. SMITH — 6/24/24

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: 06/05/2020 .

LEGEND

- PLSS Aliquot Corner	- Clean Out	x—x—x— Fence	- Asphalt
- Fnd. Corner Monument	- Water Meter	OHP Overhead Power	- Concrete
- Set 1/2" Rebar/Cap (1664)	- Power Pole	SS Sewer Line	- Deed Records of FSBC Conveyances and Less & Excepts
- Computed Point	- Sewer Manhole	W Water Line	
(M)- As Measured	- Light Pole	UGT Telephone Line	
(P) - Per Deed or Plat Records	- Telephone Pedestal	UGE Electric Line	
ESMT - Easement	- Drainage Manhole	G Gas Line	
B.S.L. - Building Setback Lines	- Gas Meter		

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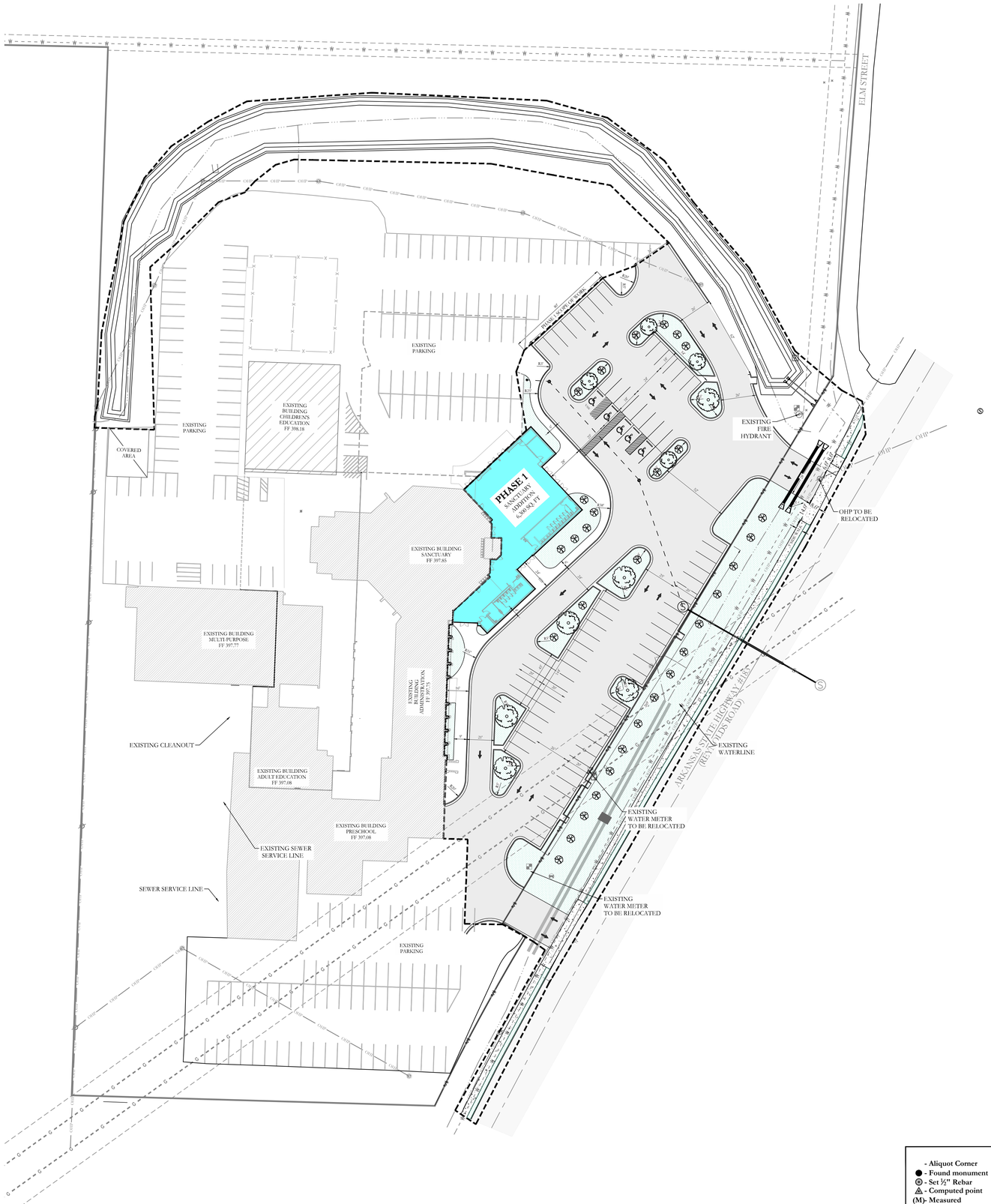
BOUNDARY SURVEY

A PART OF THE NE1/4, SW1/4, OF SECTION 34, T-1-S, R-14-W, CITY OF BRYANT, SALINE COUNTY, ARKANSAS

FOR USE AND BENEFIT OF:
FIRST SOUTHERN BAPTIST CHURCH
604 S. REYNOLDS RD, BRYANT, AR 72022

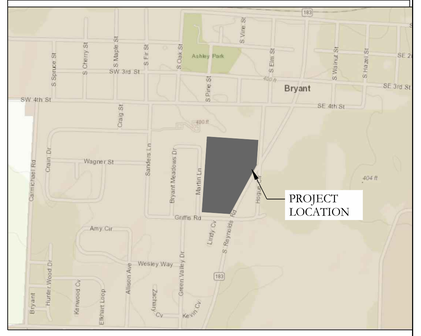
DATE: 06/24/2024	CAD BY: OV	PROJECT NUMBER:
REVISED:	CHECKED BY: WCS	24-0260
SHEET: 1 OF 1	SCALE: 1" = 60'	
AR STATE LAND SURVEY FILING CODE: 500 - 01S - 14W - 0 - 34 - 310 - 62 - 1664		

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SITE DATA	
TOTAL SITE AREA	7.58 ACRES
TOTAL DEVELOPMENT AREA	2.94 ACRES
GROSS BUILDING AREA	TOTAL BUILDING AREA 6300 SF
ZONING	R-2
BUILDING SETBACKS	FRONT SETBACK LINE: 25' REAR SETBACK LINE: 25' INTERIOR SETBACK LINE : 8' EXTERIOR SETBACK LINE: 15'
BUILDING HEIGHTS	25'
BUILDING COVERAGE PERCENTAGE	6300/128066=0.0492=4.92%
PROPOSED LANDSCAPE AREA	25772 SF >5% OF 128066 SF
BUSINESS TYPE	CHURCH

VICINITY MAP:



PORTLAND CEMENT CONCRETE (MIN STRENGTH=4000 PSI) — 6"
AGGREGATE BASE (CLASS 7) — 4"
COMPACTED SUBGRADE (MIN CBR 6)

STANDARD CONCRETE PAVEMENT SECTION

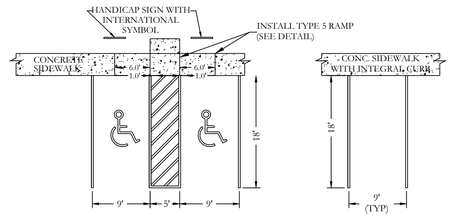
NOT TO SCALE

OWNER:	DEVELOPER:
Name: Peter Cunningham	Name: Peter Cunningham
Address: 604 S Reynolds Rd, Bryant, Arkansas 72022	Address: 604 S Reynolds Rd, Bryant, Arkansas 72022
Email & Phone: peter@fsbcbryant.org 501-847-3014	Email & Phone: peter@fsbcbryant.org 501-847-3014

1.5"/1.5" — ACHM SURFACE COURSE
7" — AGGREGATE BASE COURSE CLASS 7

ASPHALT PAVEMENT SECTION

NOT TO SCALE



USE DIMENSIONS ABOVE UNLESS OTHERWISE NOTED

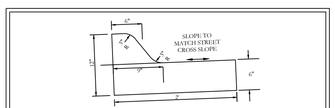
PARKING STALL & SIDEWALK DETAIL

NOT TO SCALE

10' FOR END STALLS

PAVEMENT LEGEND

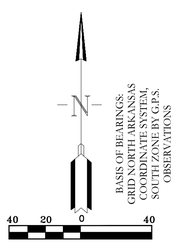
- STANDARD-DUTY CON. PAVEMENT
- STANDARD ASPHALT PAVEMENT



TYPICAL CURB & GUTTER DETAIL

NOT TO SCALE

CIVIL ENGINEER
HOPE CONSULTING INC
129 N. MAIN STREET
BENTON, AR 72015
CONTACT: KAZI TAMZIDUL ISLAM
PHONE: 501-315-2626
EMAIL: kazi@hopeconsulting.com



BASIS OF BEARINGS: GRID NORTH ARKANSAS COORDINATE SYSTEM, SOUTH ZONE BY G.P.S. OBSERVATIONS

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

LEGEND

- Aliquot Corner
- Found monument
- Set ½" Rebar
- Computed point
- (M)- Measured
- (P)- Deed/Plat
- (SD)- Storm Drain Manhole
- Pole/Post
- Water Meter
- Water Valve
- Fire Hydrant
- Informational Sign
- Light Pole
- Telephone Pedestal/Box
- Clean Out
- Power Pole
- Power Pole W/Anchor
- Overhead Power
- Fence
- 12" Sewer Line
- 12" Water Line
- Guy Anchor
- Concrete
- Asphalt
- Gas Line
- Telephone Line
- Sewer Manhole
- Landscape Area / Proposed Sod

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FOR USE AND BENEFIT OF:
FIRST SOUTHERN BAPTIST CHURCH OF BRYANT

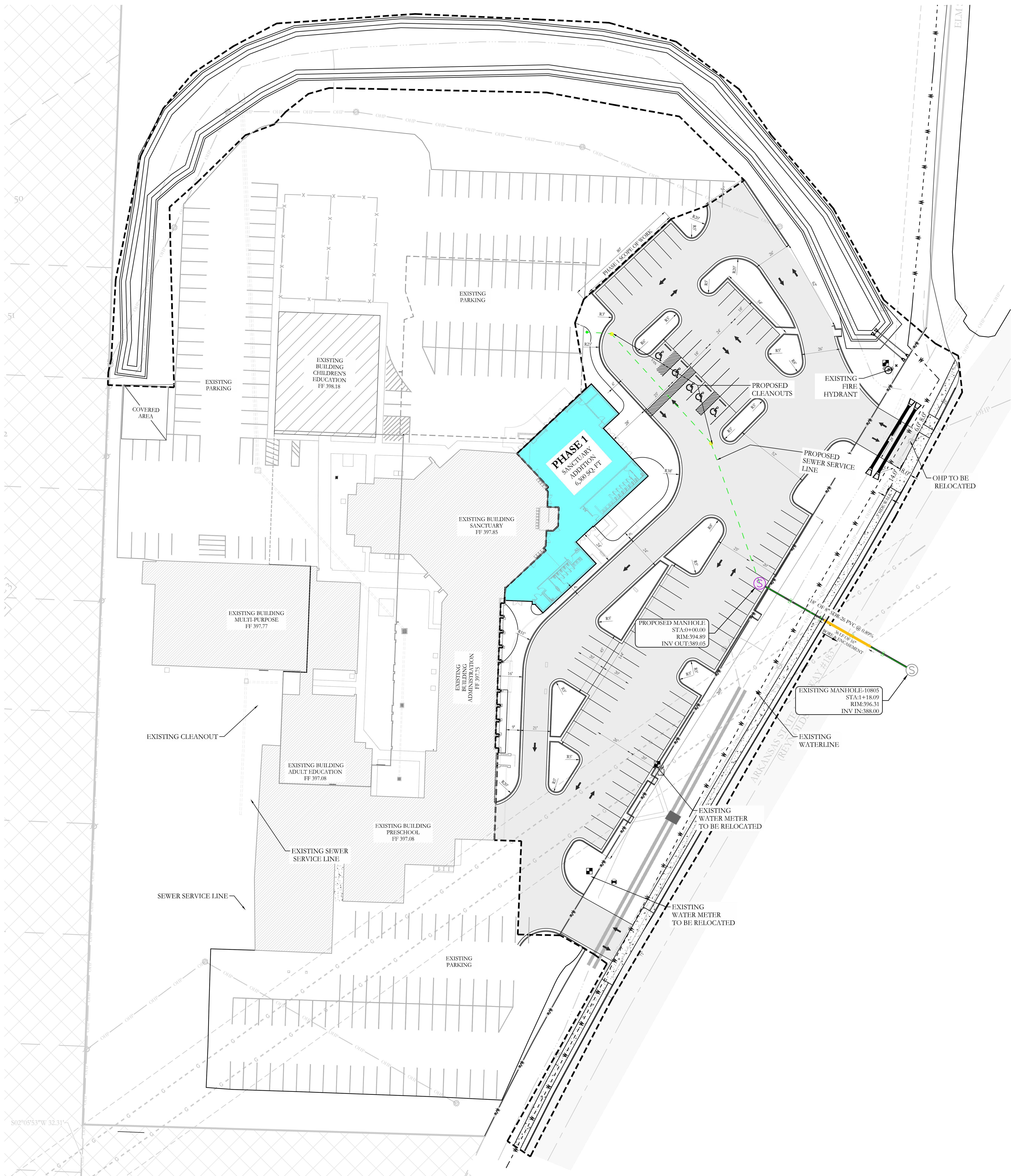
CHURCH EXPANSION PHASE 1

SITE PLAN
604 S REYNOLDS ROAD
BRYANT, SALINE COUNTY, ARKANSAS

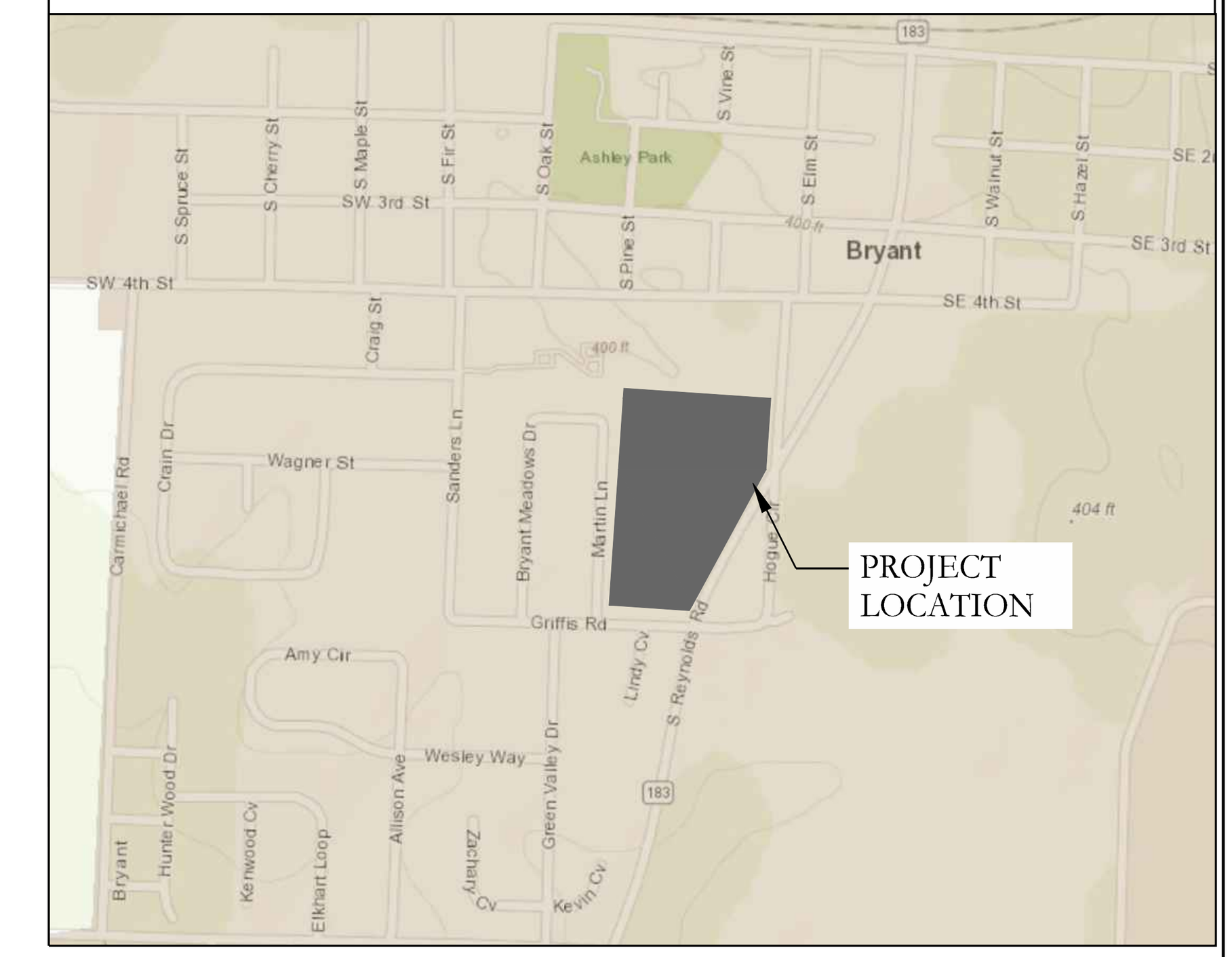
DATE:	09-04-2024	C.A.D. BY: BJOHNSON	DRAWING NUMBER: 24-0260
REVISED:	09-25-2024	CHECKED BY:	
SHEET:	C-1.0	SCALE:	

500	01S	14W	0	34	310	62	1664

S:\LAND PROJECTS 2024\COMMERCIAL\2024-0260 FSCH EXPANSION AND REMODEL\CIVIL\DWG\24-0260 SITE PLAN BASE - PHASE 1.DWG



VICINITY MAP:



OWNER:		DEVELOPER:	
Name:	Peter Cunningham	Name:	Peter Cunningham
Address:	604 S Reynolds Rd, Bryant, Arkansas 72022	Address:	604 S Reynolds Rd, Bryant, Arkansas 72022
Email & Phone:	peter@fsbcbryant.org 501-847-3014	Email & Phone:	peter@fsbcbryant.org 501-847-3014

NOTE:

FIRE ALARM , EXISTING & PROPOSED FIRE SEPARATION DETAILS WILL BE PROVIDED AT THE TIME OF BUILDING PERMIT APPLICATION

LEGEND

COMPUTED POINT	FIRE HYDRANT	SEWER MANHOLE	MISC FENCE LINE
FOUND MONUMENT	WATER VALVE	SANITARY SEWER LINE	GRASS
SET ½" REBAR	POWER POLE	OHP OVERHEAD POWER LINE	CONCRETE
(M) MEASURED	STORM DRAIN/MANHOLE	TELEPHONE LINE	B.S.L.=BUILDING SETBACK LINE
(P) PLAT/DEED	GM GAS METER	12W 12" WATER LINE	P.L.S =PERIMETER LANDSCAPE SETBACK
WATER METER	TB TELEPHONE PEDESTAL	8W 8" WATER LINE	

CIVIL ENGINEER
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129 N. MAIN STREET
BENTON, AR 72015
CONTACT: KAZI TAMZIDUL ISLAM
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EMAIL: kazi@hopeconsulting.com

N

BASIS OF BEARINGS:
GRID NORTH ARKANSAS COORDINATE SYSTEM, SOUTH ZONE BY G.P.S. OBSERVATIONS

40 20 0 40

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

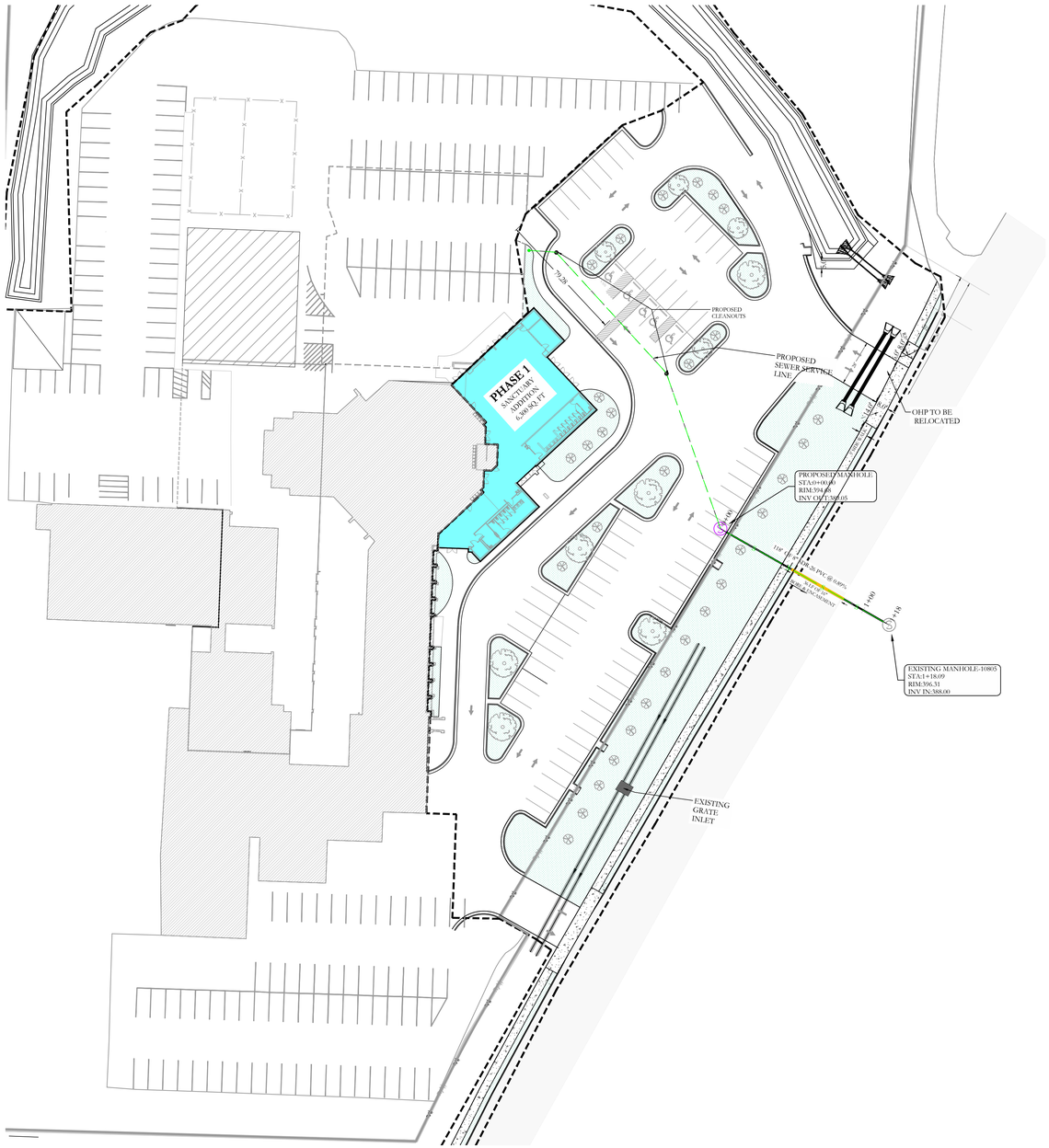
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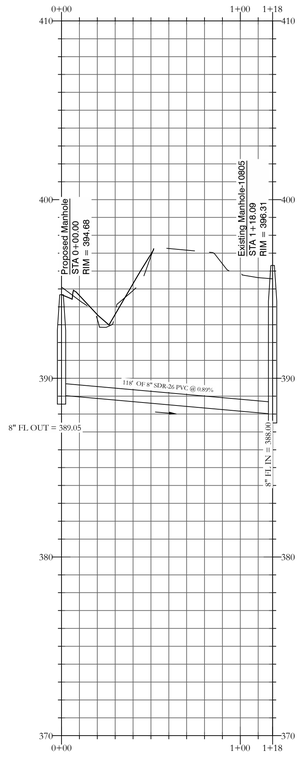
FOR USE AND BENEFIT OF:
FIRST SOUTHERN BAPTIST CHURCH OF BRYANT

CHURCH EXPANSION PHASE 1
UTILITY PLAN
604 S REYNOLDS ROAD
BRYANT, SALINE COUNTY, ARKANSAS

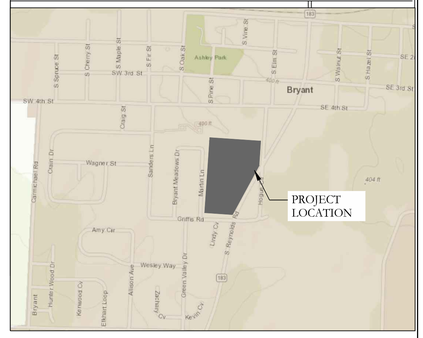
DATE:	09-04-2024	C.A.D. BY:	B.JOHNSON	DRAWING NUMBER:			
REVISED:	09-25-2024	CHECKED BY:		24-0260			
SHEET:	C-2.0	SCALE:					
500	01S	14W	0	34	310	62	1664

K:\LAND PROJECTS 2004\COMMERCIAL\2024\24-0260 FSCB EXPANSION AND REMODEL\CIVIL\DWG\24-0260-SITE PLAN-BASE- PHASE-1.DWG





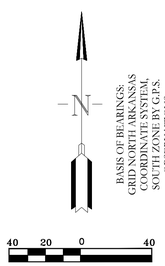
VICINITY MAP:



OWNER:	DEVELOPER:
Name: Peter Cunningham	Name: Peter Cunningham
Address: 604 S Reynolds Rd, Bryant, Arkansas 72022	Address: 604 S Reynolds Rd, Bryant, Arkansas 72022
Email & Phone: peter@fsbcbryant.org 501-847-3014	Email & Phone: peter@fsbcbryant.org 501-847-3014

LEGEND

COMPUTED POINT	FIRE HYDRANT	SEWER MANHOLE	MISC FENCE LINE
FOUND MONUMENT	WATER VALVE	SANITARY SEWER LINE	GRASS
SET ½" REBAR	POWER POLE	OHP — OVERHEAD POWER LINE	CONCRETE
(M) MEASURED	STORM DRAIN/MANHOLE	TELEPHONE LINE	B.S.L.=BUILDING SETBACK LINE
(P) PLAT/DEED	GAS METER	12W — 12" WATER LINE	P.L.S =PERIMETER LANDSCAPE SETBACK
WATER METER	TELEPHONE PEDESTAL	8W — 8" WATER LINE	





CIVIL ENGINEER
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BENTON, AR 72015
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EMAIL: kazi@hopeconsulting.com

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FOR USE AND BENEFIT OF:
FIRST SOUTHERN BAPTIST CHURCH OF BRYANT

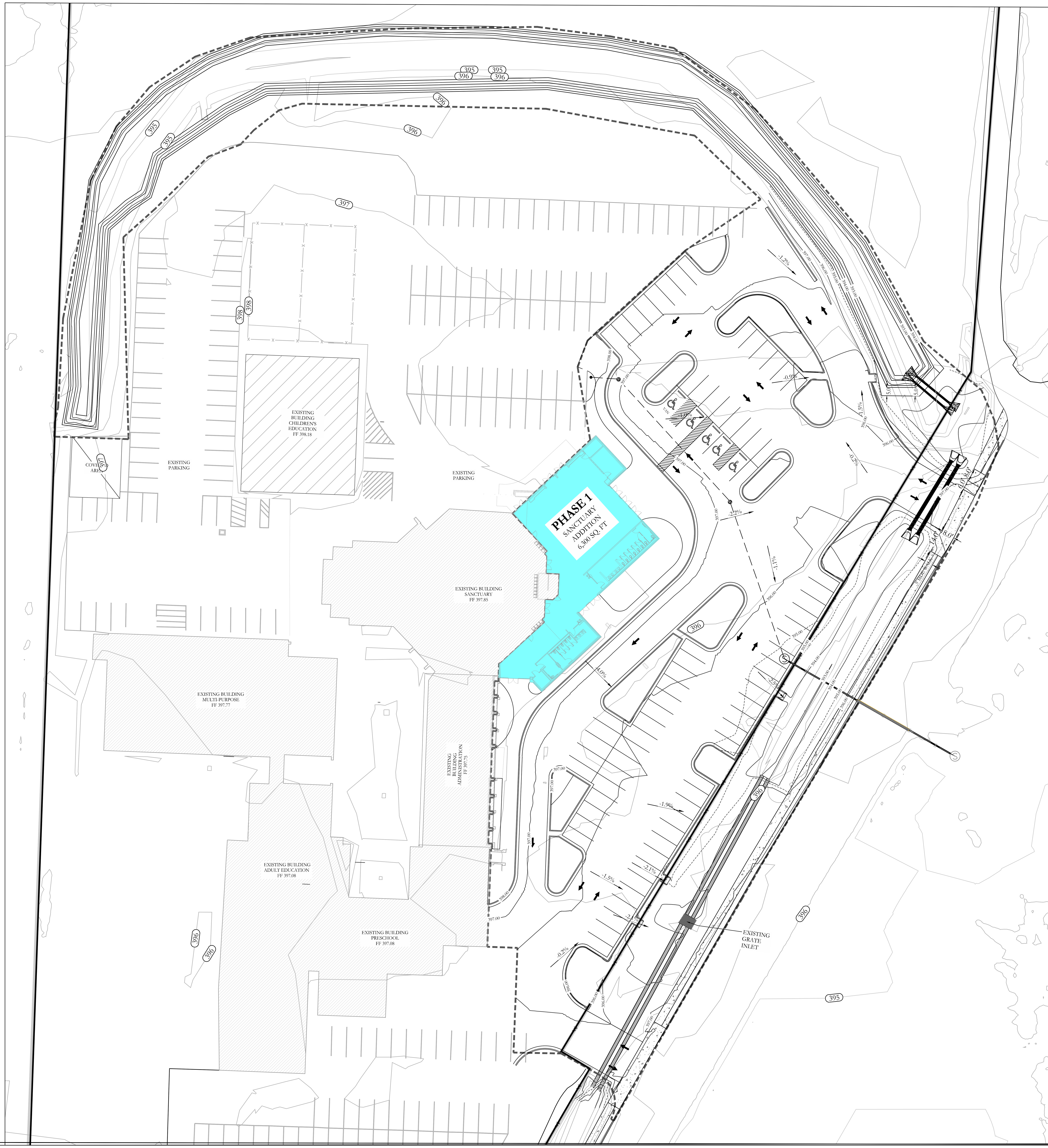
FSCB EXPANSION & REMODEL PHASE 1

SEWER PLAN & PROFILE
604 S REYNOLDS ROAD
BRYANT, SALINE COUNTY, ARKANSAS

DATE:	09-04-2024	C.A.D. BY:	DRAWING NUMBER:
REVISED:	09-25-2024	CHECKED BY:	24-0260
SHEET:	C-3.0	SCALE:	

500	01S	14W	0	34	310	62	1664

K:\LAND PROJECTS\2024\COMMERCIAL\24-0260 FSCB EXPANSION & REMODEL CIVIL\DWG\24-0260 FSCB EXPANSION & REMODEL_09-25-2024.DWG

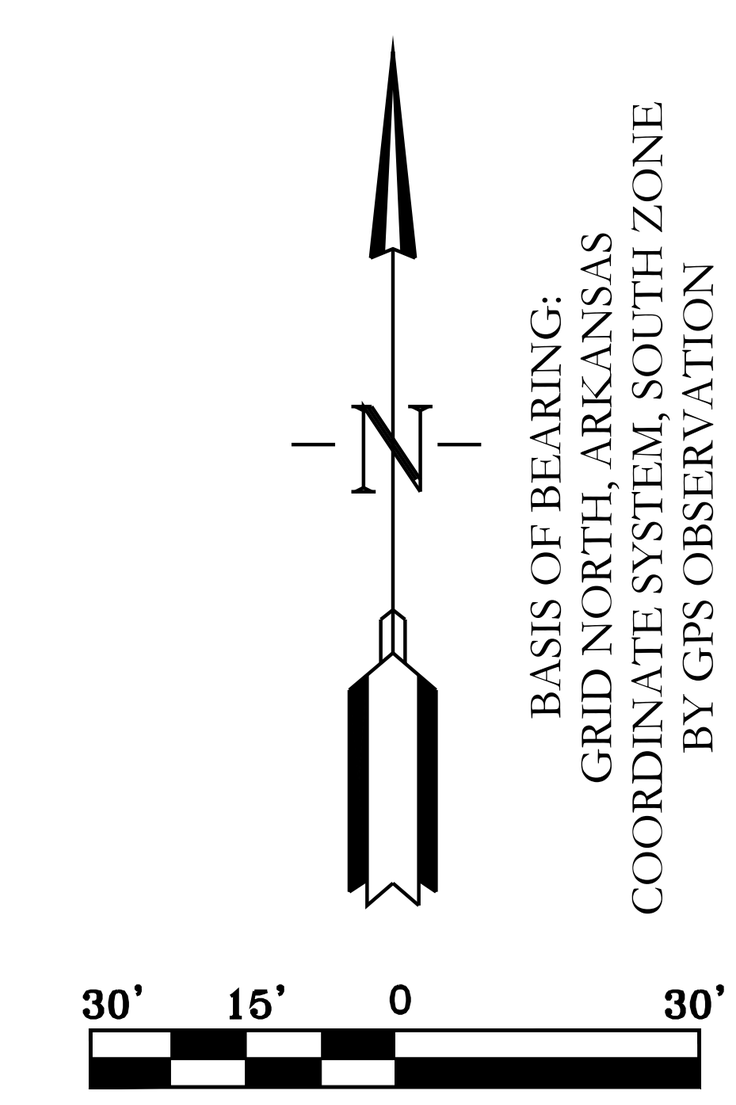


GRADING PLAN NOTES

1. DESIGN CONTOURS SHOWN ARE FINISHED GRADE.
2. SPOT ELEVATIONS SHOWN ARE FINISHED ASPHALT, GROUND OR CONCRETE ELEVATIONS.
3. CLEAR AND GRUB AREAS OF THE SITE WHERE CUT OR FILL IS TO OCCUR.
4. FILL SHALL BE COMPACTED TO AT LEAST 98% OF THE MATERIAL'S MAXIMUM STANDARD PROCTOR DRY DENSITY.
5. THE MOISTURE CONTENT OF FILL MATERIAL SHALL BE WITHIN THE RANGE OF 1% BELOW TO 3% ABOVE THE OPTIMUM MOISTURE CONTENT.
6. SUBGRADES SHALL BE PROOF-ROLLED WITH A LOADED DUMP TRUCK TO DETECT ZONES OF UNSUITABLE AND/OR EXCESSIVELY WET SOILS. IF PUMPING BEGINS, COMPACTION SHALL BE STOPPED IMMEDIATELY AND RESUMED ONLY WHEN THE MATERIAL IS SUFFICIENTLY DRY THAT PUMPING DOES NOT OCCUR.
7. ALL UNUSABLE SOILS SHALL BE USED ON SITE FOR FILL PURPOSES OUTSIDE THE AREAS OF BUILDING AND PAVEMENT CONSTRUCTION.

LEGEND

EXISTING CONTOUR LINE	- - - - 363 - - - -
PROPOSED CONTOUR LINE	——— 363 ———

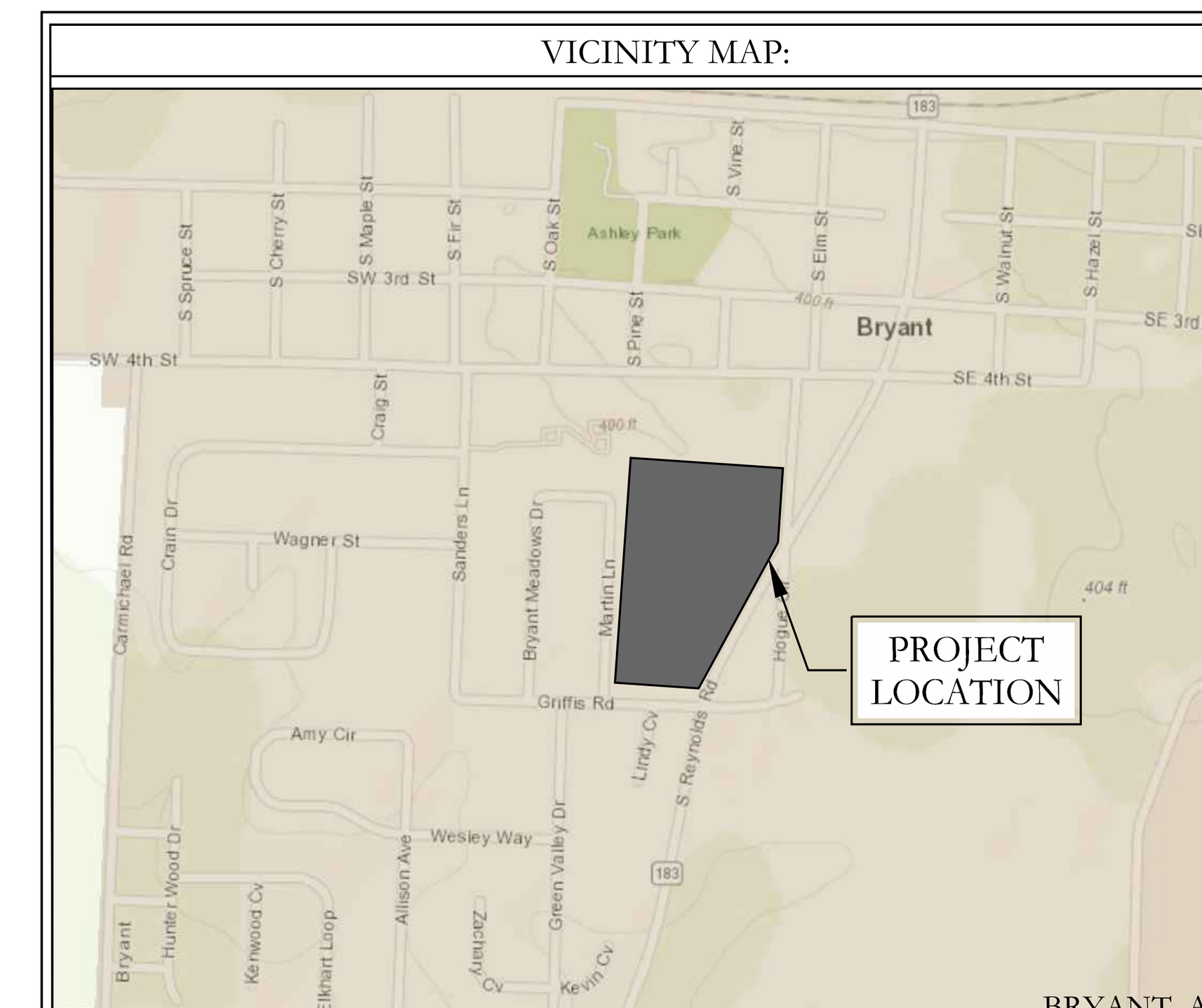


BASIS OF BEARING:
GRID NORTH, ARKANSAS
COORDINATE SYSTEM, SOUTH ZONE
BY GPS OBSERVATION

STATE OF ARKANSAS — LICENSED PROFESSIONAL ENGINEER — NO. 20876 — KAZI TAMZIDUL ISLAM

CERTIFICATE OF AUTHORIZATION — HOPE CONSULTING, INC. — No. 1951 — ARKANSAS

VICINITY MAP:



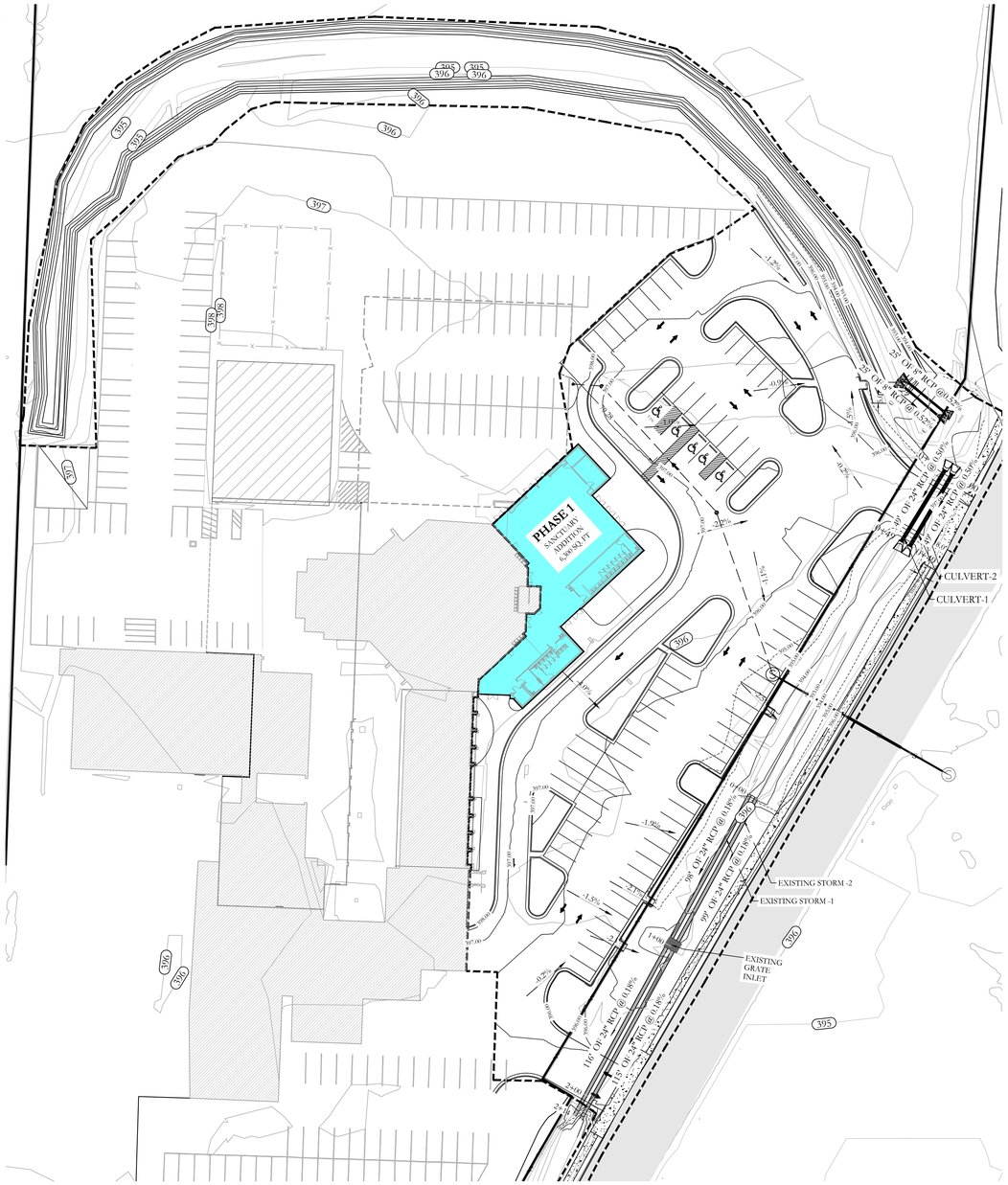
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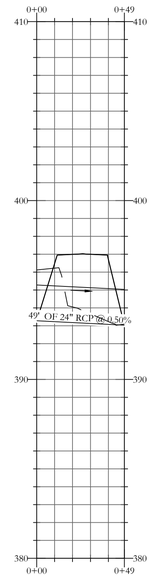
FOR USE AND BENEFIT OF:
FIRST SOUTHERN BAPTIST CHURCH OF BRYANT

FSCB EXPANSION & REMODEL PHASE 1
GRADING PLAN
604 S REYNOLDS ROAD
BRYANT, SALINE COUNTY, ARKANSAS

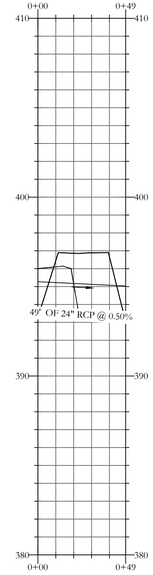
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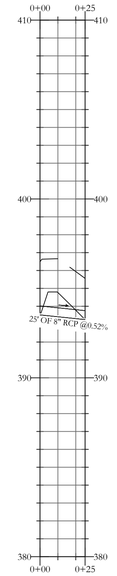




CULVERT-1 PROFILE

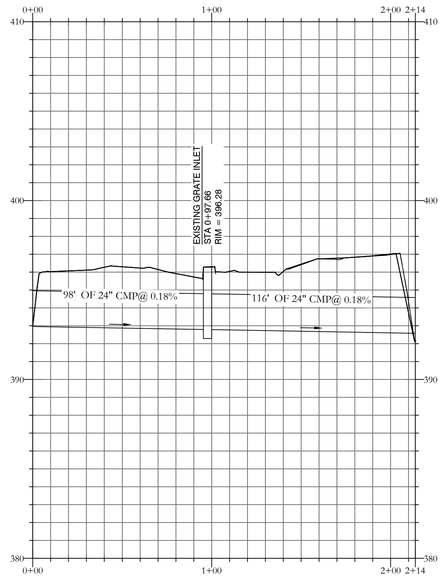


CULVERT-2 PROFILE

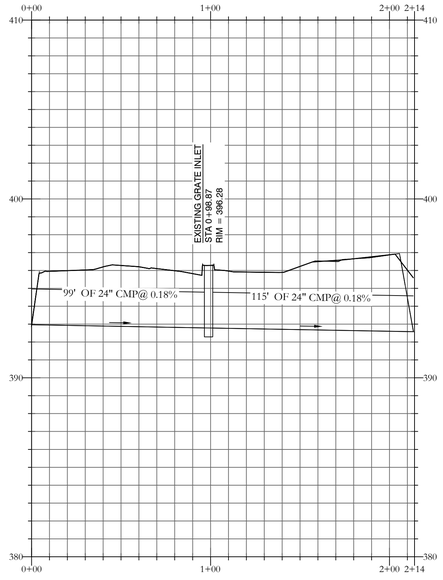


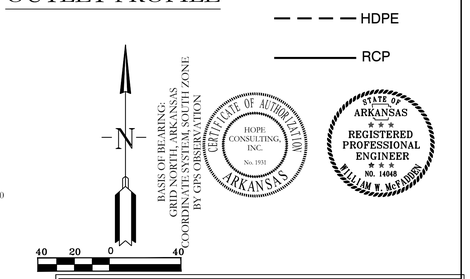
OUTLET PROFILE

EXISTING STORM-1 PROFILE



EXISTING STORM-2 PROFILE





VICINITY MAP:



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FOR USE AND BENEFIT OF:
FIRST SOUTHERN BAPTIST CHURCH OF BRYANT

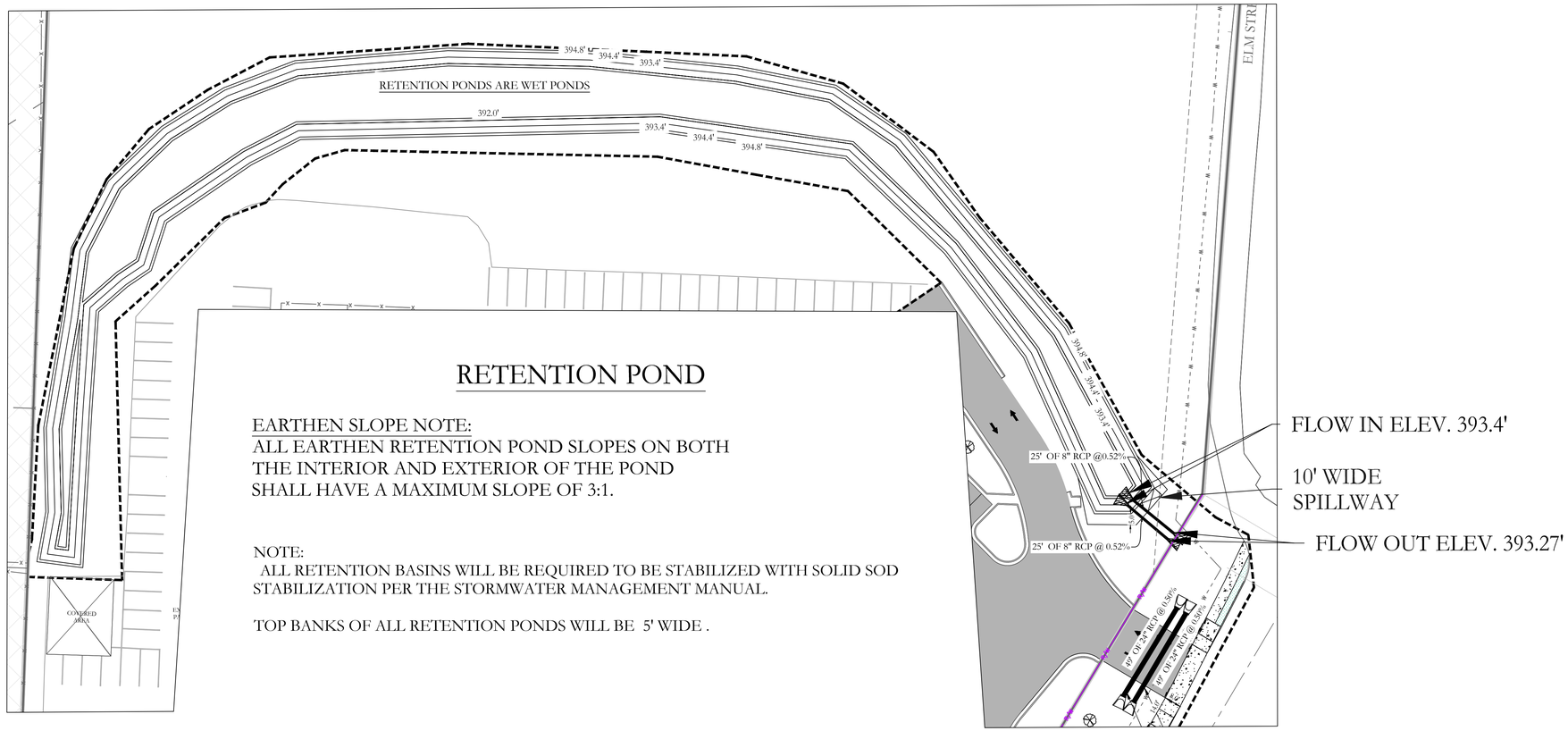
FSCB EXPANSION & REMODEL PHASE 1

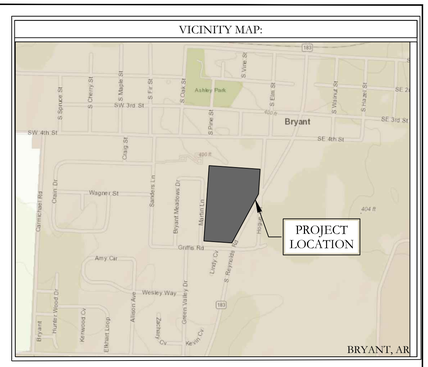
STORM DRAINAGE & PROFILE
604 S REYNOLDS ROAD
BRYANT, SALINE COUNTY, ARKANSAS

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REVISED:	9-25-2024	CHECKED BY:	24-0260
SHEET:	C-5.0	SCALE:	

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DETENTION POND MAINTENANCE PLAN

Background

The Retention ponds are located on the periphery of the subdivision.They are designed to temporarily detain stormwater to meet water quantity criteria before discharging off the property.

Routine Maintenance:

The property owners association will maintain the drainage easements . Routine maintenance will include but not be limited to:

-Mowing of the bank slopes and area around the pond on a monthly basis during the growing season and as needed during the cooler months.

-The outlet pipe from the pond and other areas will be inspected monthly for debris which could inhibit the proper flow of discharge. Any debris will be removed immediately and disposed of or placed in a location to prevent future maintenance and to not cause impact up or downstream of the structure.

-Trash will be removed from around the pond to prevent entering the pond. Generally, the site should be kept free of loose trash which could be carried off site by wind or rain.

-Inspect the pond and outlet pipe for non-routine maintenance need.

Periodic or Non-Routine Maintenance

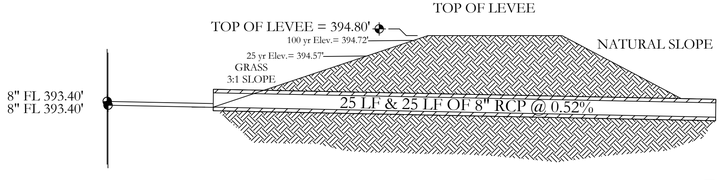
The routine inspection of the ponds areas and discharge pipes will identify needed repairs and non-routine maintenance. These items may include but not be limited to:

-Re-growth of trees on or around the pond bank. These should be cut and removed from the pond area.

-Sediment from the site may accumulate in the pond bottom and reduce the pond to below design volume requirements. The pond should be excavated if the pond bottom elevation reached a level that allows excessive aquatic growth or reduces the pond efficiency such, that the sediments are passing the discharge structure and release off site.

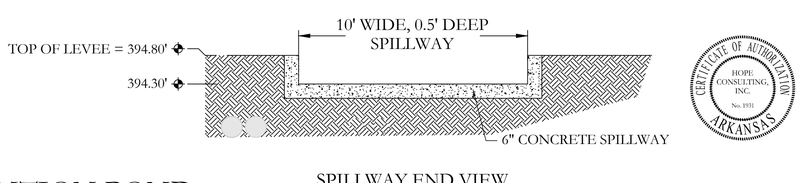
-Stabilization or re-grading of side slopes may be required periodically or after excessive rain events. Any disturbance of slopes should be reseeded or may require installation of erosion control materials until seeding can reestablish adequate grasses to prevent future erosion.

-Any other maintenance or repairs which would minimize other maintenance to the pond or outfall structures.

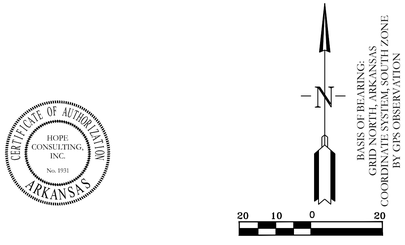


OUTLET SECTION
NTS

RETENTION POND



SPILLWAY END VIEW
NTS



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FOR USE AND BENEFIT OF:
FIRST SOUTHERN BAPTIST CHURCH OF BRYANT

FSCB EXPANSION & REMODEL PHASE 1
RETENTION POND
604 S. REYNOLDS ROAD
BRYANT, SALINE COUNTY, ARKANSAS

DATE:	10/3/2024	C.A.D. BY:	DRAWING NUMBER:
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SHEET:	C-6.0	SCALE:	

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TREE LEGENDS

	COMMON NAME:	BOTANICAL NAME:	QTY.:
	SHRUBS:		
	NANDINA	NANDINA DOMESTICA	31
	TREES:		
	AMERICAN HOLLY TREE	ILEX OPACA	10
	SOD (INCLUDES MULCH BEDS)	BERMUDA	
	MULCH BEDS (OPTIONAL)	PLANTER/FLOWER BED	

CITY PLATING REQUIREMENTS:

SECTION IV: MINIMUM LANDSCAPING CRITERIA

	Residential Subdivision	C-1	C-2	PUD
Trees	N/A	1 each 1/3 acre or Fraction	1 each ½ acre or Fraction	X*
Evergreens	N/A	1/ 2,000 Sq. Ft.	1/ 2,000 Sq. Ft.	X*
Bedding Plants or Ground Cover in Containment	Primary Entrance must be Landscaped	100 Sq. Ft. Minimum	100 Sq. Ft. Minimum	X*
Lawn (Grass)	N/A	Options	Options	X*
Open Space Natural or Landscaping	100 Sq. Ft./Lot	N/A	N/A	X*

* Landscape design must be approved

- No Planting within 5 feet of a fire hydrant.
- Spacing will be 40' between trees.
- Tree must be a minimum 3" in diameter @ the base and 12'+ tall.
- Existing trees meeting the minimum size can be counted to meet the criteria.
- No trees can be planted within thirty-foot (30') of a property comer or driveway.
- Shrubs along street fight-of-way lines cannot exceed thirty inches (30") in height.
- Separations noted in the zoning regulations must be bermed or screened with landscaping and ground cover or grass.

The following list of shrubs, are those which have been found to be best suited to this area and yet requiring the least amount of maintenance. This list, along with the secondary list, are those shrubs which may be planted in the required landscape area. Additional selective shrubs may be substituted when proven to be hearty in this region.

1. Primary List:

COMMON NAME	SCIENTIFIC NAME
Evergreen Hollies	Ilex species
Nandina	Nandina domestica

2. Secondary List:

COMMON NAME	SCIENTIFIC NAME
Abelia	Abelia grandiflora
Boxwood	Busus sempervirens
Chinese Photinia	Photinia serrulata

Note: Secondary listed shrubs require increased maintenance

D. Grasses

1. The following grasses may be used to comply with this ordinance:

Mayer Z-52	Zoysia
Bermuda Grass	Bermuda Grass hybrids
Centipede	St. Augustine
Fescue	

2. The Grasses listed in subsection (1) above are the more commonly used grasses adjacent to vehicular use areas.

E. Ground Covers

1. The following primary list of ground covers are recommended for use to comply with this ordinance.

COMMON NAME	SCIENTIFIC NAME
DwarfNandina	N. domestica "Harbour Dwarf"
Junipers	Juniperus species
Liriope	Liriope Muscari
Memorial Rose	Rosa Wichuraiana
Mondo Grass	Ophiopagon japonicus
Periwinkle	Vinca minor
Spreading Euonymus	E. fortunei "Radicans"

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Memorial Rose / Rosa Wichuraiana
Mondo Grass / Ophiopagon japonicus
Periwinkle / Vinca minor
Spreading Euonymus / E. fortunei "Radicans"

2. Secondary List: (This list can be used but must be confined to a bed.)

COMMON NAME	SCIENTIFIC NAME
Carolina Jessamine	Gelsemium sempervirens
Dwarf Bamboo	Arundinaria pygmaea
English Ivy	Hedera Helix
Honeysuckle	Lonicera sempervirens

SECTION VI MAINTENANCE

A. The developer, his successor and the property owner shall be responsible for regular weeding, irrigating, fertilizing, pruning and other maintenance of all planting on private property of a development. Plant materials which are installed for compliance with this ordinance, both on private property and the public right-of-way, which exhibit evidence of insect pests, disease and/or damage, shall be appropriately treated and dead plant materials shall be replaced.

B. The owner of land abutting a constructed public right-of-way shall be responsible for the tree planting strip lying between the private property line and the curbline or backslope line and shall be required to regularly weed, mow, prune and maintain plantings in compliance with good horticultural practices.

C. If the owner of land thus situated as in (2) above, neglects or refuses to maintain the areas as proscribed, after having been given ten (10) days notice in writing to maintain by the City, the owner shall be guilty of a misdemeanor.

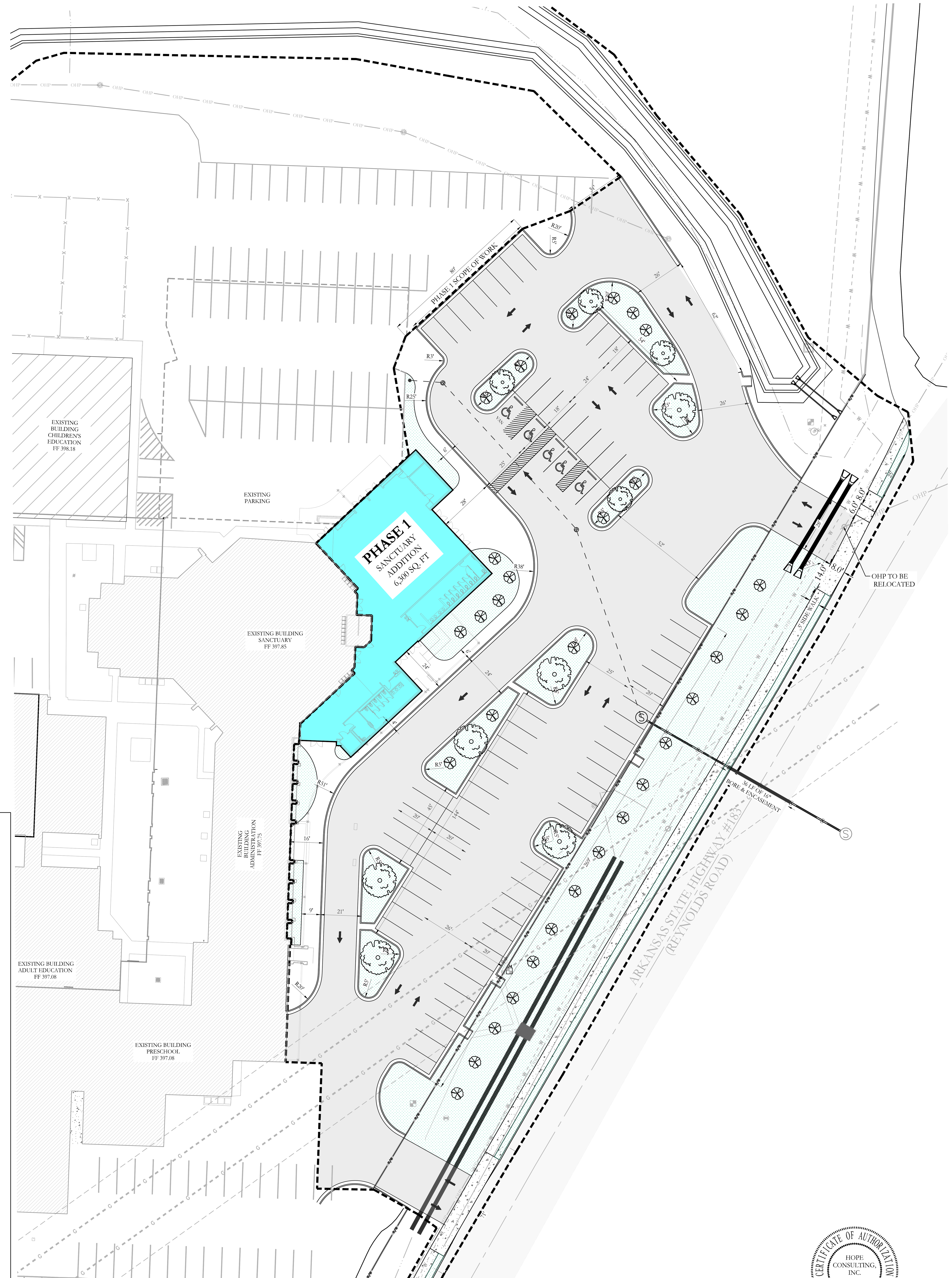
SECTION VII PLANNING COMMISSION APPROVAL

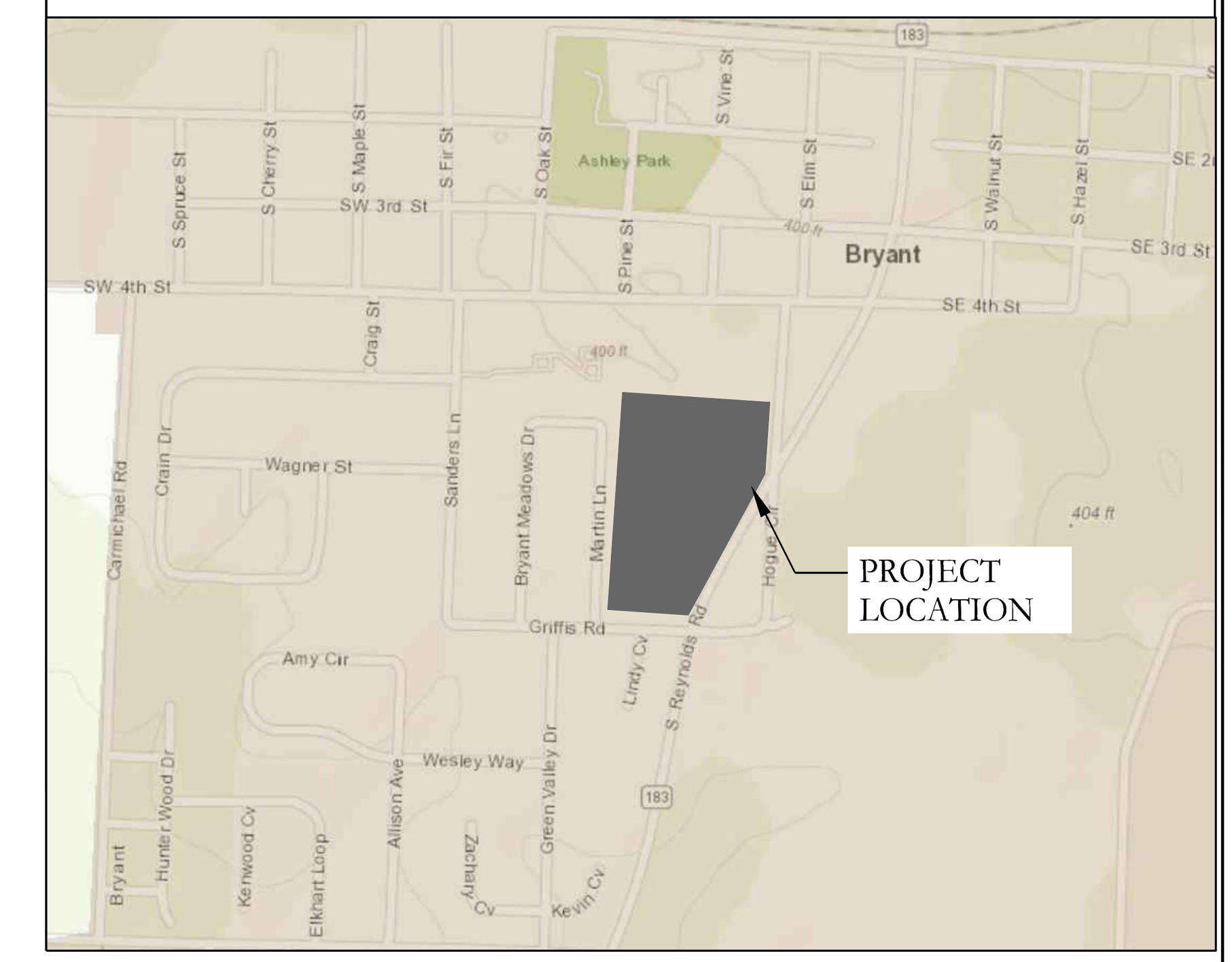
The City of Bryant Planning Commission will review and act on all landscaping proposals at the time building plans are submitted and in the case of subdivision at the preliminary plat submittal.

A certificate of occupancy will not be issued for a commercial establishment nor will the final subdivision plat be approved until landscaping requirements are satisfied.

SECTION VIII ENFORCEMENT

The code enforcement officer of the City of Bryant will enforce this ordinance and issue citations as authorized by law.





BASIS OF BEARING:
GRID NORTH, ARKANSAS
COORDINATE SYSTEM, SOUTH ZONE
BY
GPS OBSERVATION

N

30 15 0 30

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

HOPE CONSULTING
ENGINEERS - SURVEYORS
129 N. Main Street,
Benton, Arkansas 72015
PH. (501)315-2626
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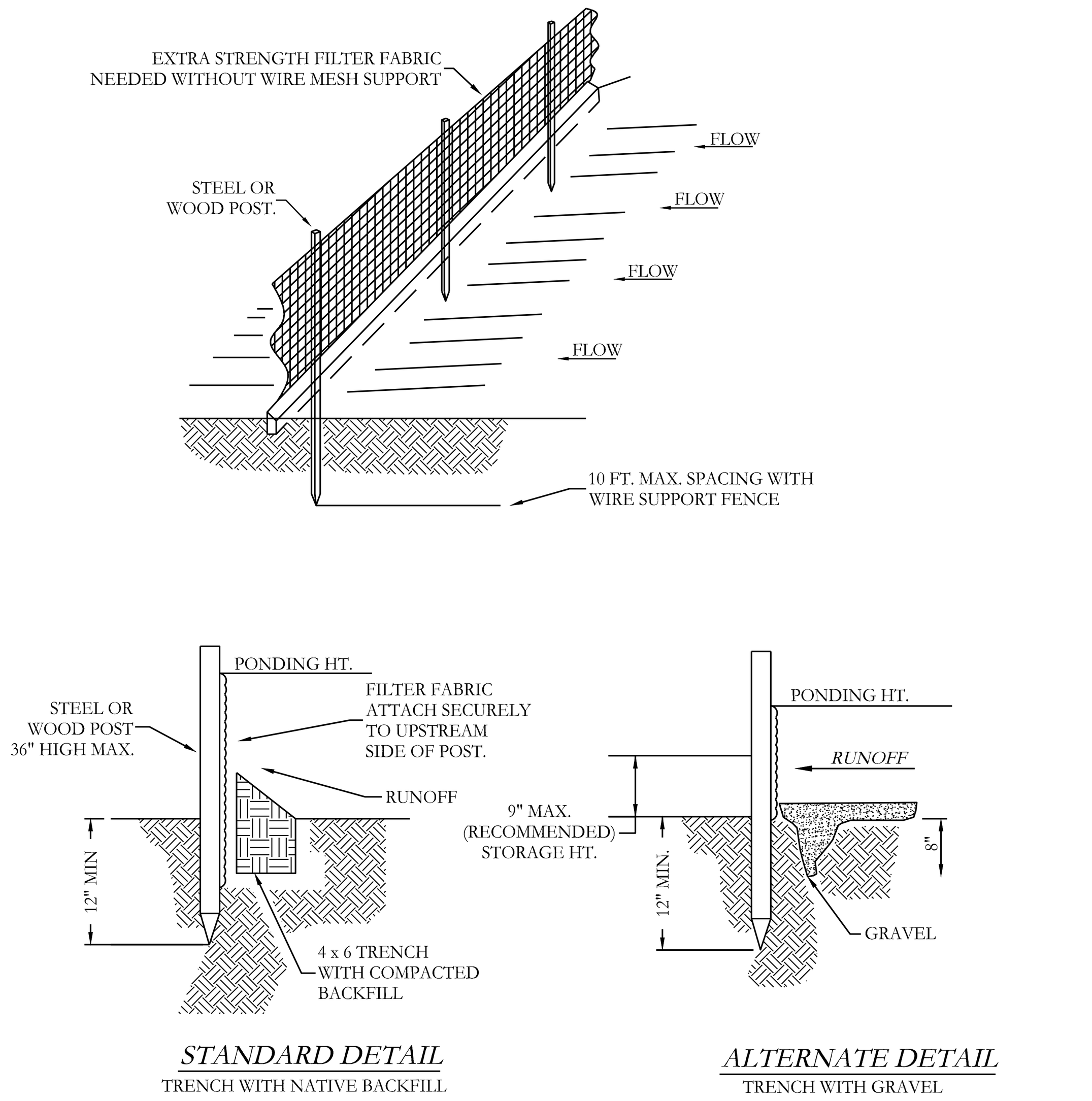
FOR USE AND BENEFIT OF:
FIRST SOUTHERN BAPTIST CHURCH OF BRYANT

CHURCH EXPANSION PHASE 1
LANDSCAPE PLAN
604 S REYNOLDS ROAD
BRYANT, SALINE COUNTY, ARKANSAS

DATE:	09-04-2024	C.A.D. BY: B.JOHNSON	DRAWING NUMBER:
REVISED:	09-25-2024	CHECKED BY:	24-0260
SHEET:	C-7.0	SCALE:	

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STANDARD DETAIL
TRENCH WITH NATIVE BACKFILL

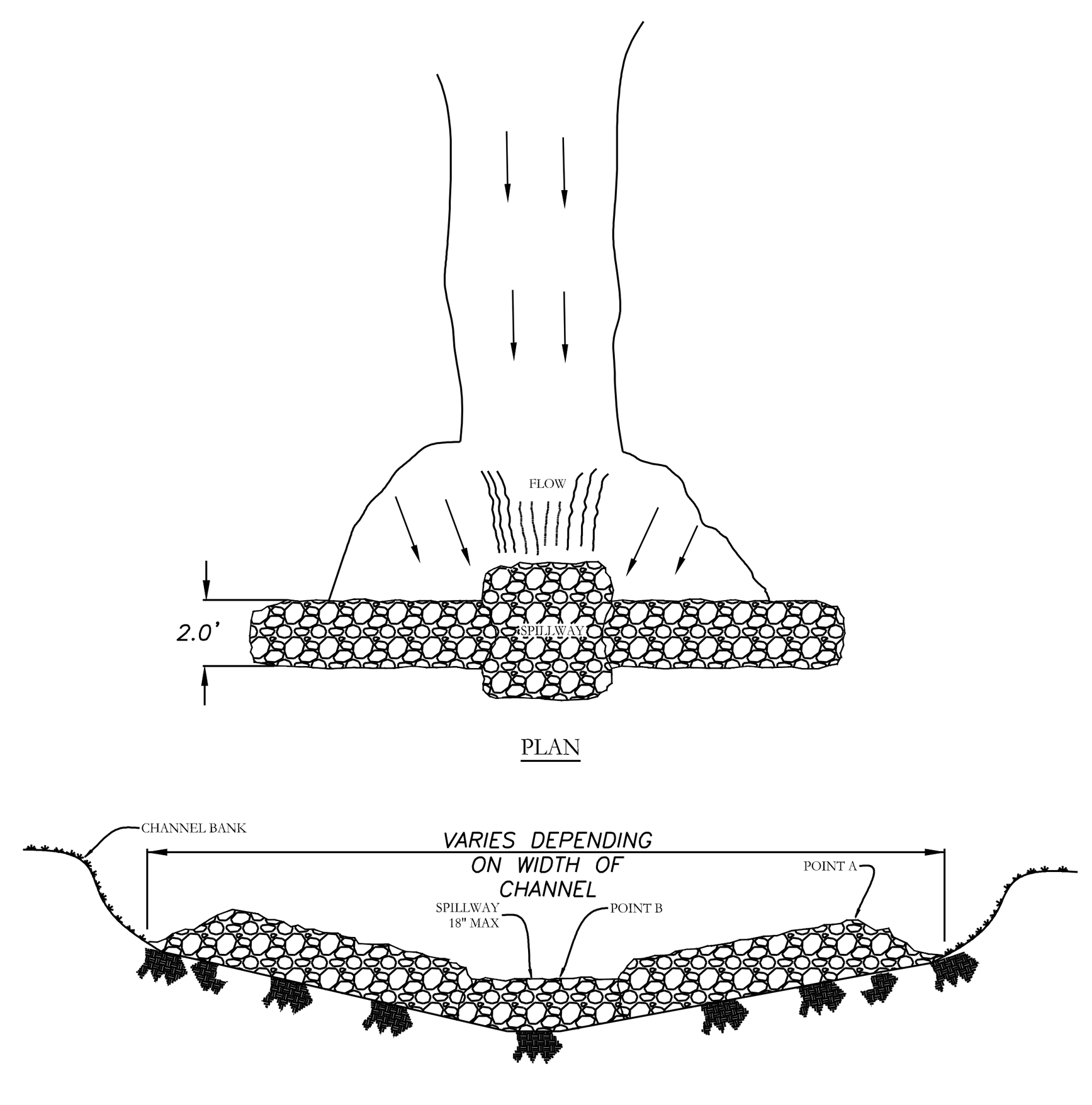
ALTERNATE DETAIL
TRENCH WITH GRAVEL

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

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

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

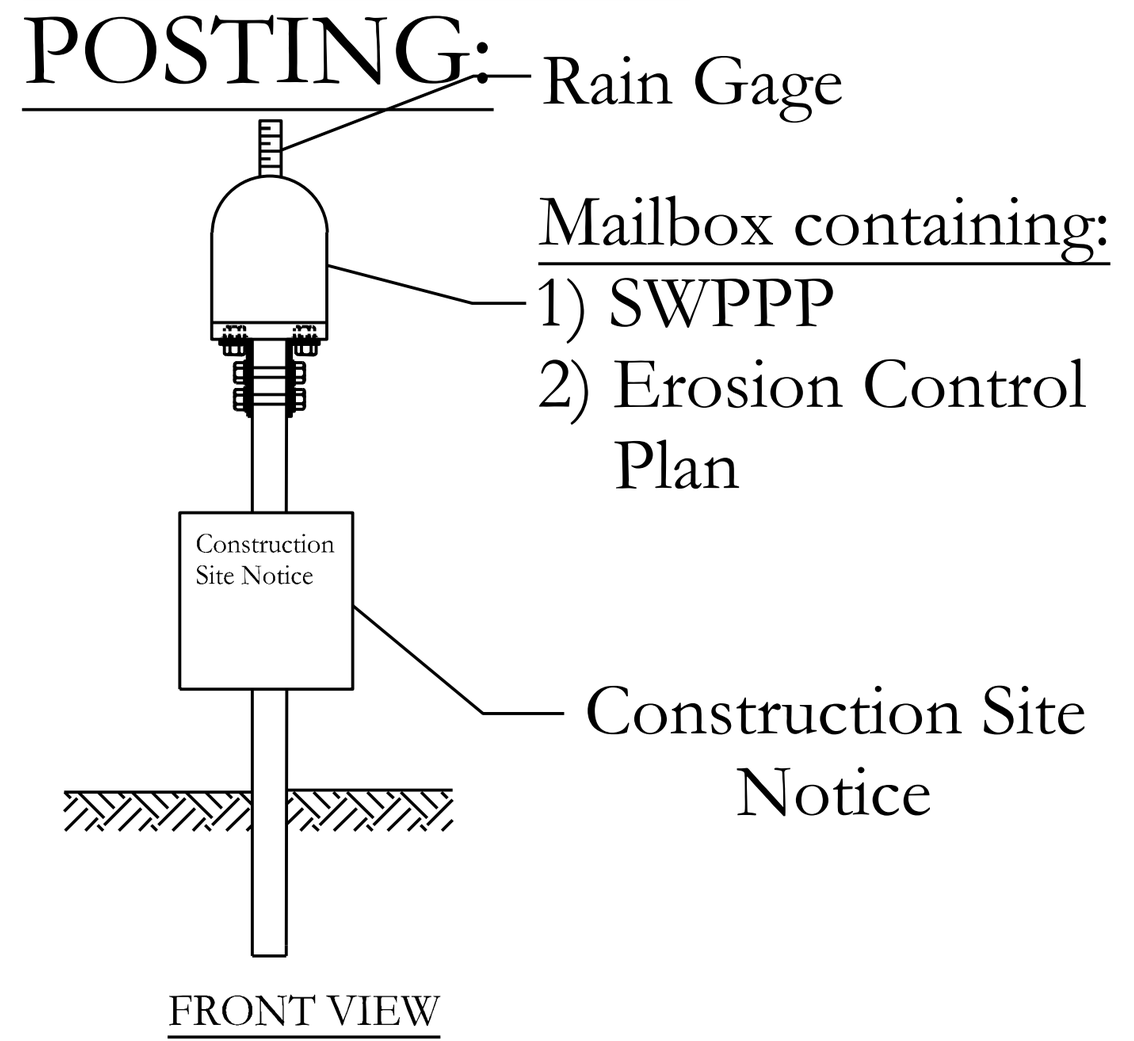
SILT FENCE

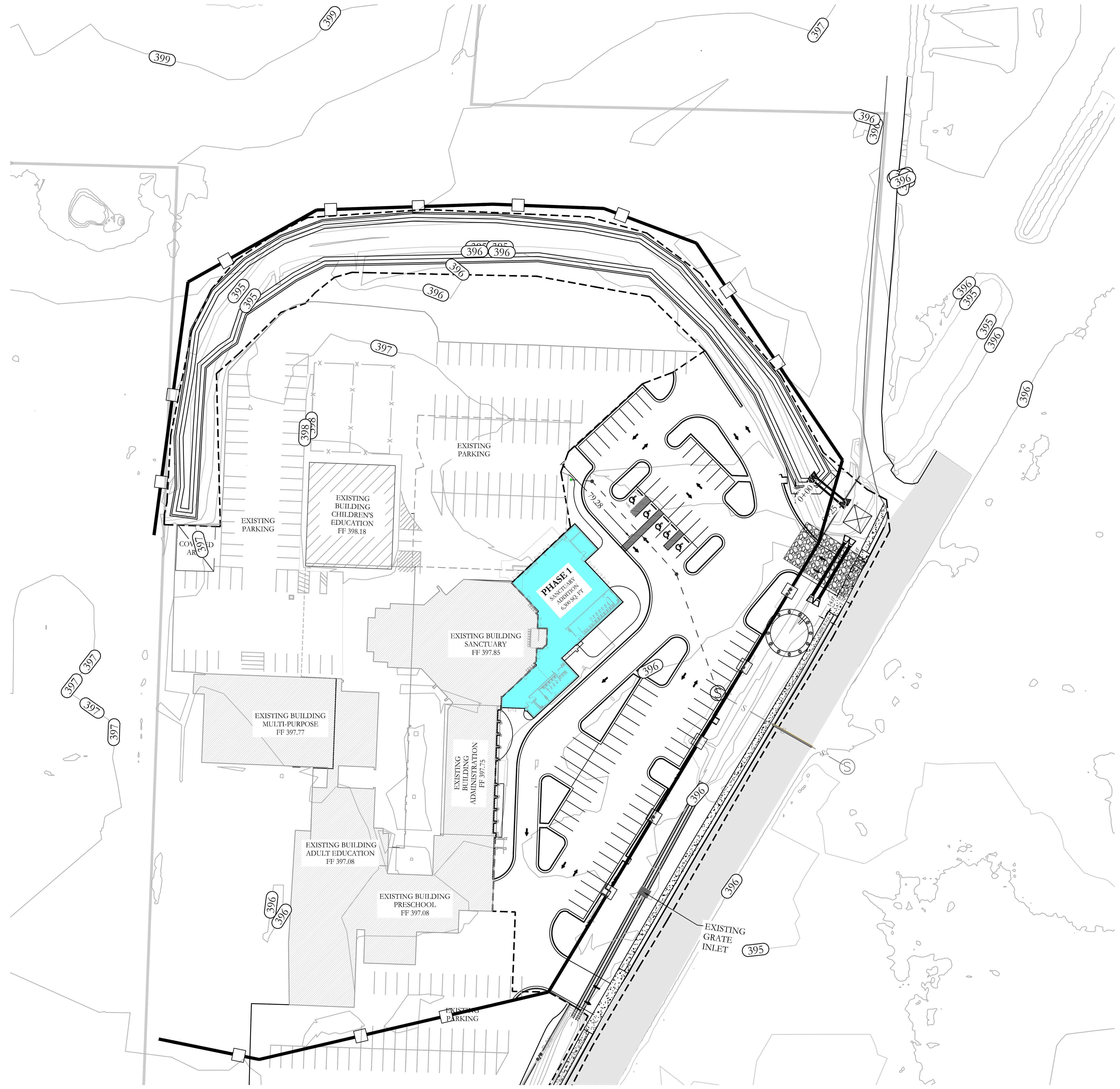


NOTES:
1.) POINT 'A' MUST BE HIGHER THAN POINT 'B' (SPILLWAY HEIGHT)
2.) PLACE RIP-RAP BARRIER PERPENDICULAR TO THE FLOW WITH TIGHT GROUPING. USE STRAW, ROCKS, OR FILTER FABRIC TO FILL ANY GAPS AND TAMP BACKFILL MATERIAL TO PREVENT EROSION OR FLOW AROUND THE DAM.
3.) SPILLWAY HEIGHT SHALL NOT EXEED 18"-24".
4.) INSPECT AFTER EACH SIGNIFICANT STORM, MAINTAIN AND REPAIR PROMPTLY.

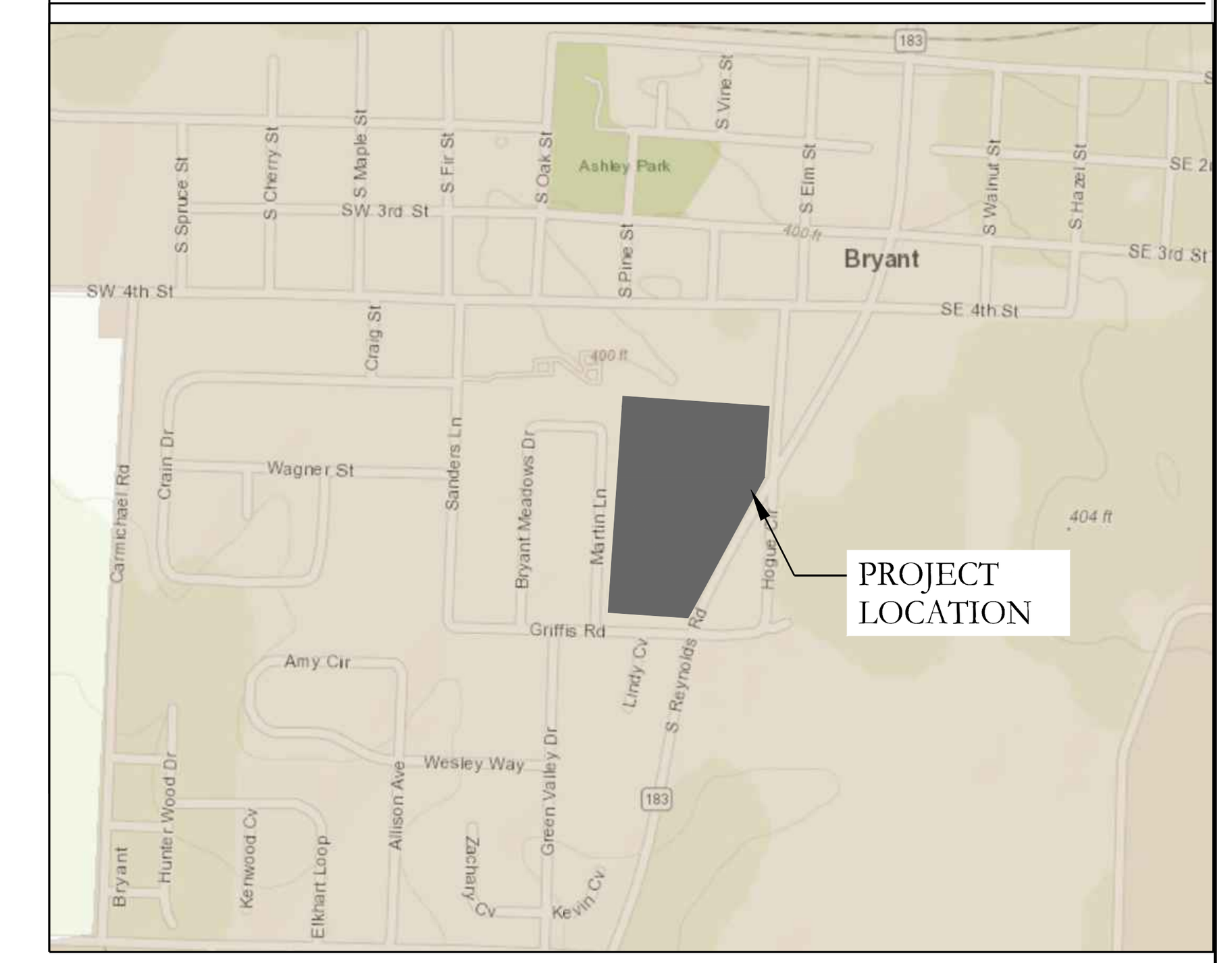
RIP-RAP CHECK DAM

TYPICAL SITE POSTING:

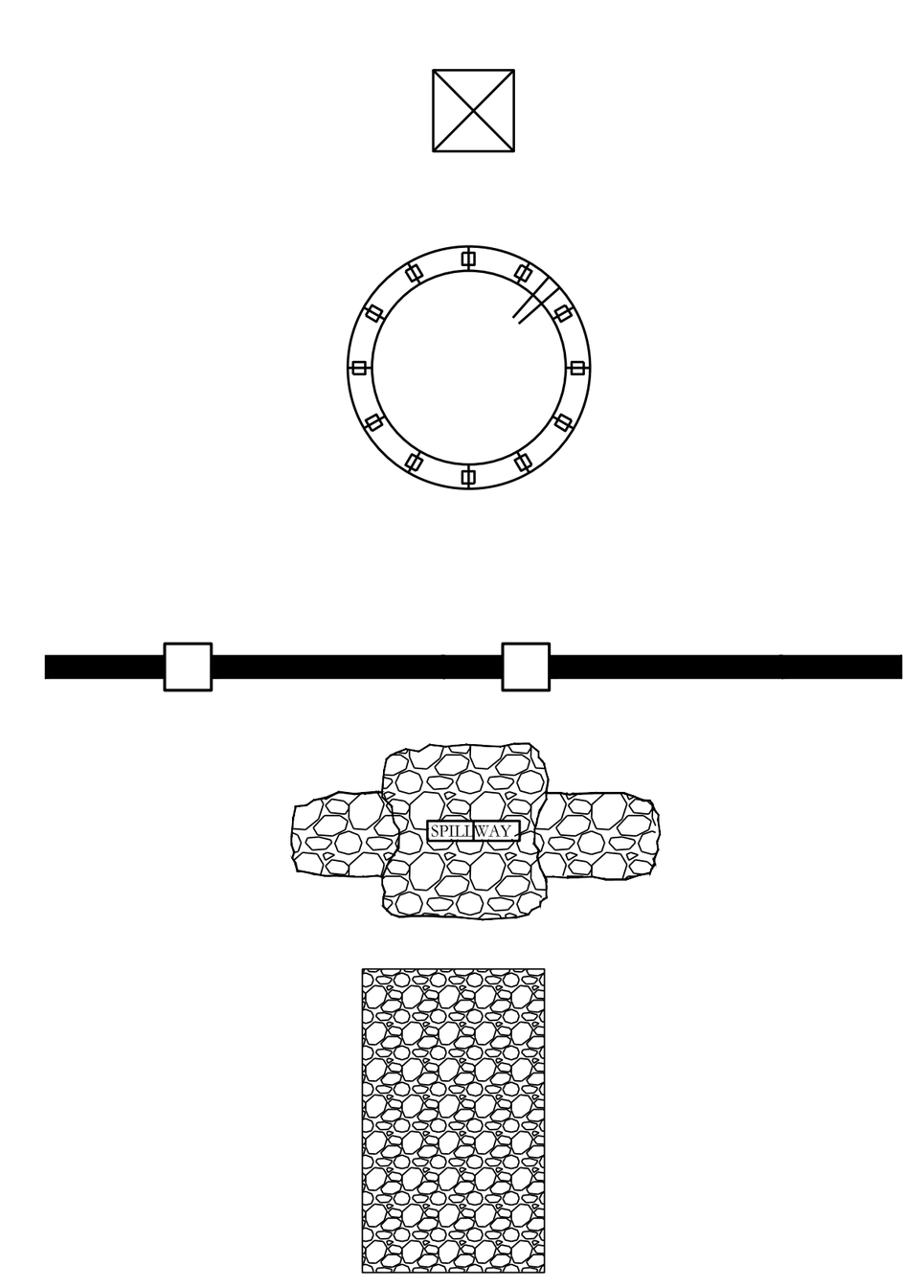




VICINITY MAP:



ERC LEGEND



SITE POSTING/
RAIN GUAGE

CONC. WASHOUT
DETENTION AREA

SILT FENCE

RIP RAP CHECK DAM

CONSTRUCTION ENTRANCE

EROSION CONTROL NOTES

SOD DETENTION AREA POST-CONSTRUCTION (IF APPLICABLE)

MAXIMUM SLOPE OF 3H:1V ON DETENTION POND LEVEES

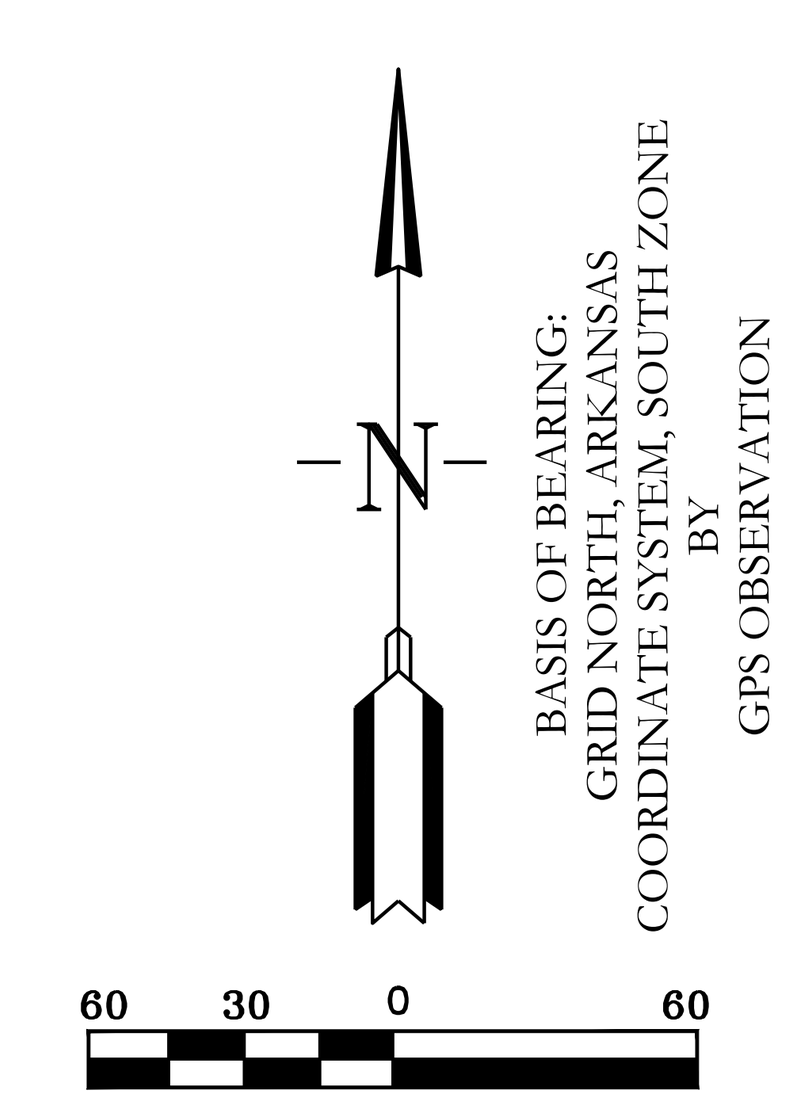
CONTRACTOR MUST HAVE INLET PROTECTION MEASURES INSTALLED IMMEDIATELY AFTER CONSTRUCTION OF DRAINAGE INLETS/STRUCTURES IS COMPLETE. SEDIMENT BARRIERS SHALL BE MAINTAINED THROUGHOUT AND INSPECTED THROUGHOUT CONSTRUCTION PROCESS UNTIL PROJECT IS COMPLETE

RIP RAP SEDIMENT BARRIERS SHALL BE USED AT ALL STORMWATER DISCHARGE POINTS SHOWN ON PLANS ASAP

CONTRACTOR SHOULD WORK WITH ENGINEER TO ESTABLISH EFFECTIVE AND EFFICIENT PLAN TO PREVENT SEDIMENT RUNOFF BY DETERMINING WHERE SILT FENCING OR OTHER TYPES OF CONTROLS ARE NECESSARY

SOME EROSION CONTROL MEASURES, SILT FENCING, OR CHECK DAMS MAY NOT BE NECESSARY DURING INITIAL ROW CLEARING BUT MAY BE NEEDED ONCE LOT CLEARING AND HOME BUILDING BEGINS

EXISTING VEGETATION WILL ONLY BE REMOVED INSIDE ROW AND WITHIN HOUSE FOOTPRINTS AS THEY ARE CONSTRUCTED. ADDITIONAL SILT FENCING WILL BE ADDED TO INDIVIDUAL LOTS AS HOME CONSTRUCTION TAKES PLACE.



BASIS OF BEARING:
GRID NORTH, ARKANSAS
COORDINATE SYSTEM, SOUTH ZONE
BY
GPS OBSERVATION

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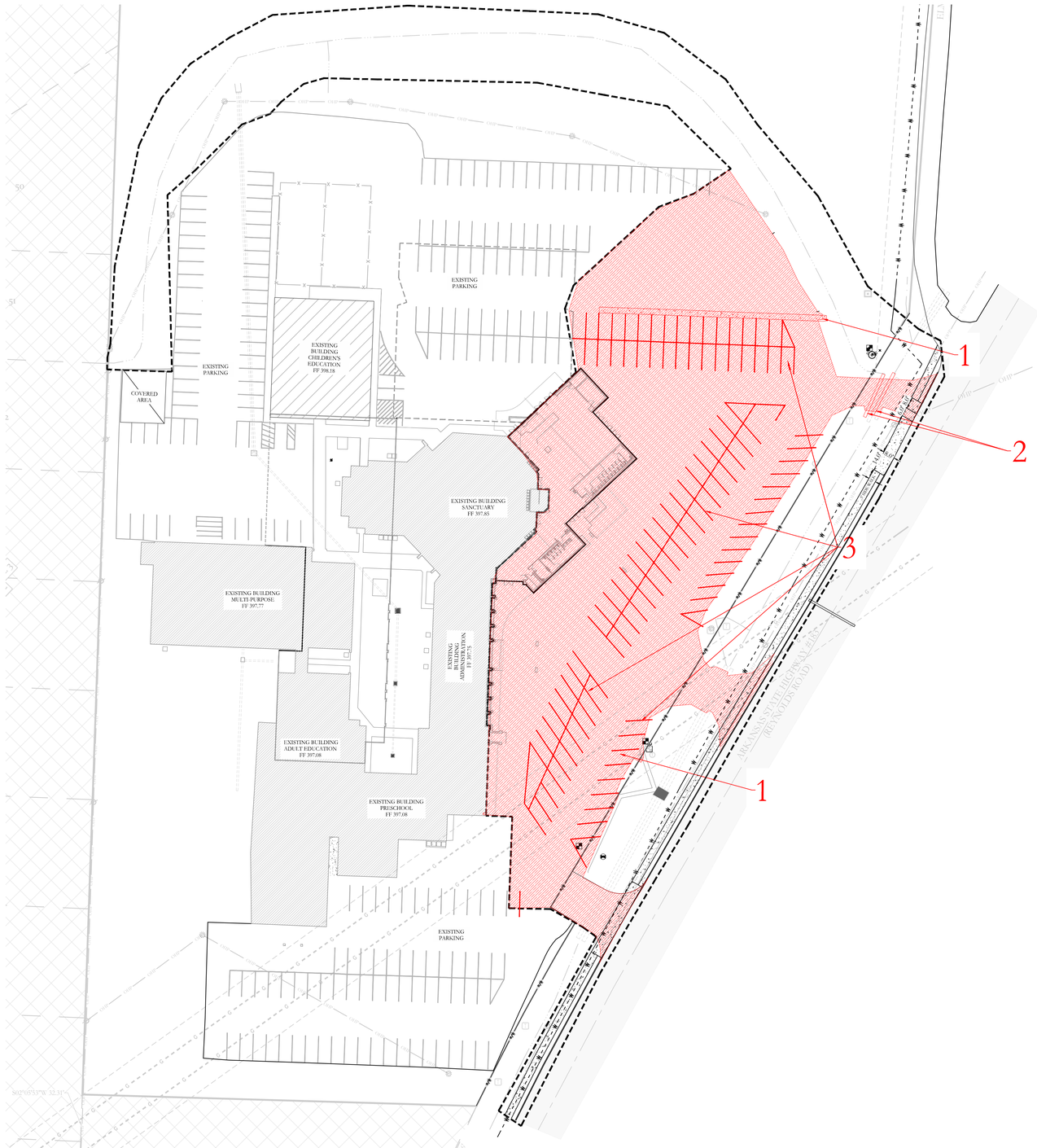
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FSCB EXPANSION & REMODEL PHASE 1
EROSION CONTROL PLAN
604 S REYNOLDS ROAD
BRYANT, SALINE COUNTY, ARKANSAS

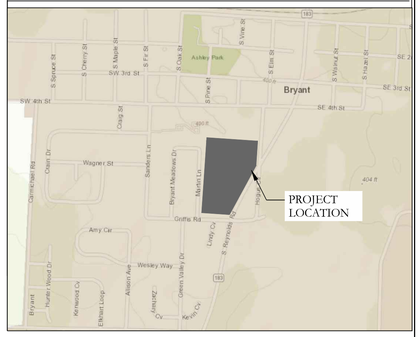
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SHEET:	C-8.0	SCALE:		

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VICINITY MAP:



OWNER:	DEVELOPER:
Name: Peter Cunningham	Name: Peter Cunningham
Address: 604 S Reynolds Rd, Bryant, Arkansas 72022	Address: 604 S Reynolds Rd, Bryant, Arkansas 72022
Email & Phone: peter@fsbcbryant.org 501-847-3014	Email & Phone: peter@fsbcbryant.org 501-847-3014

DEMO PLAN NOTES

1. DEMOLITION OF ASPHALT & CONCRETE AREA(70,260 SF)
2. DEMOLITION OF EXISTING CULVERTS
3. DEMOLITION OF EXISTING PARKING SPACE

CIVIL ENGINEER
HOPE CONSULTING INC
129 N. MAIN STREET
BENTON, AR 72015
CONTACT: KAZI TAMZIDUL ISLAM
PHONE: 501-315-2626
EMAIL: kazi@hopeconsulting.com

N

BASIS OF BEARINGS:
GRID NORTH ARKANSAS
COORDINATE SYSTEM,
SOUTH ZONE BY G.P.S.
OBSERVATIONS

40 20 0 40

CERTIFICATE OF AUTHORIZATION
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CHURCH EXPANSION PHASE 1
DEMO PLAN
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BRYANT, SALINE COUNTY, ARKANSAS

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