

DETAILED PLANS:

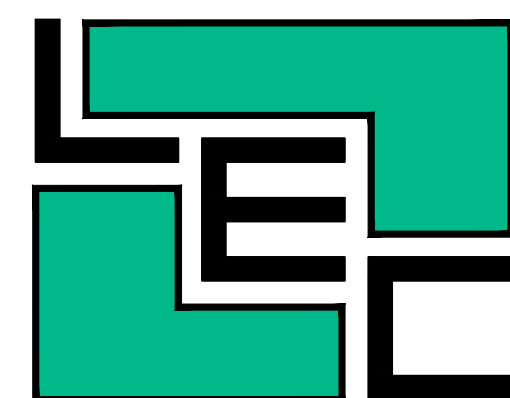
HILLCREST ADDITION

PART OF SECTION 12, T-4-N, R-10-W
CITY OF BRYANT, SALINE COUNTY, ARKANSAS

JULY 9, 2024
REVISED: OCTOBER 29, 2024

PREPARED FOR:

SPRINGHILL HWY 5 DEVELOPMENT, LLC
816 E. OAK STREET
CONWAY, ARKANSAS 72032



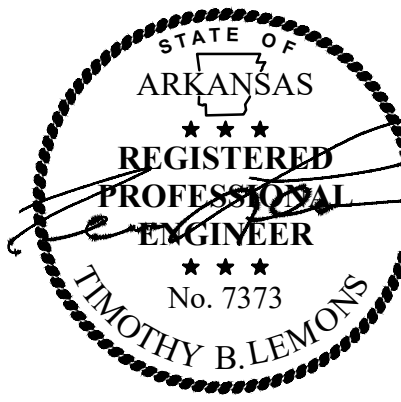
Prepared By:

LEMONS ENGINEERING CONSULTANTS, INC.
204 CHERRY STREET
CABOT, ARKANSAS 72023

ENGINEERING • SURVEYING • PLANNING

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CERTIFICATE OF ENGINEERING ACCURACY:

I, TIMOTHY B. LEMONS, HEREBY CERTIFY THAT THIS PLAT CORRECTLY REPRESENTS A PLAT MADE BY ME, OR UNDER MY SUPERVISION, AND THAT ENGINEERING REQUIREMENTS OF THE BRYANT SUBDIVISION RULES AND REGULATIONS HAVE BEEN COMPLIED WITH.

DATE: TIMOTHY B. LEMONS, REGISTERED PROFESSIONAL ENGINEER NO. 7373, ARKANSAS

CERTIFICATE OF SURVEYING ACCURACY:

I, BILLY A. LAWRENCE, HEREBY CERTIFY THAT THIS PLAT CORRECTLY REPRESENTS A BOUNDARY SURVEY MADE BY ME AND ALL MONUMENTS SHOWN HEREON ACTUALLY EXIST AND THEIR LOCATION, SIZE, TYPE AND MATERIAL ARE CORRECTLY SHOWN.

DATE: BILLY A. LAWRENCE, ARKANSAS PROFESSIONAL SURVEYOR, NO. 1552

CERTIFICATE OF PRELIMINARY PLAT APPROVAL:

ALL REQUIREMENTS OF THE BRYANT SUBDIVISION RULES AND REGULATIONS RELATIVE TO THE PREPARATION AND SUBMITTAL OF A PRELIMINARY PLAT HAVING BEEN FULFILLED, APPROVAL OF THIS DOCUMENT IS HEREBY GRANTED, SUBJECT TO FURTHER PROVISIONS OF SAID RULES AND REGULATIONS, THIS CERTIFICATE SHALL EXPIRE DATE

DATE OF EXECUTION: SIGNED: CHAIRMAN, BRYANT PLANNING COMMISSION

CERTIFICATE OF OWNERS:

WE, THE UNDERSIGNED, OWNERS OF THE REAL ESTATE SHOWN AND DESCRIBED HEREIN, DO HEREBY CERTIFY THAT WE HAVE LAID OFF, PLATTED, AND SUBDIVIDED, AND DO HEREBY LAY OFF, PLAT AND SUBDIVIDE SAID REAL ESTATE IN ACCORDANCE WITH THIS PLAT.

DATE: SPRINGHILL HWY 5 DEVELOPMENT, LLC 816 E. OAK STREET CONWAY, ARKANSAS 72032

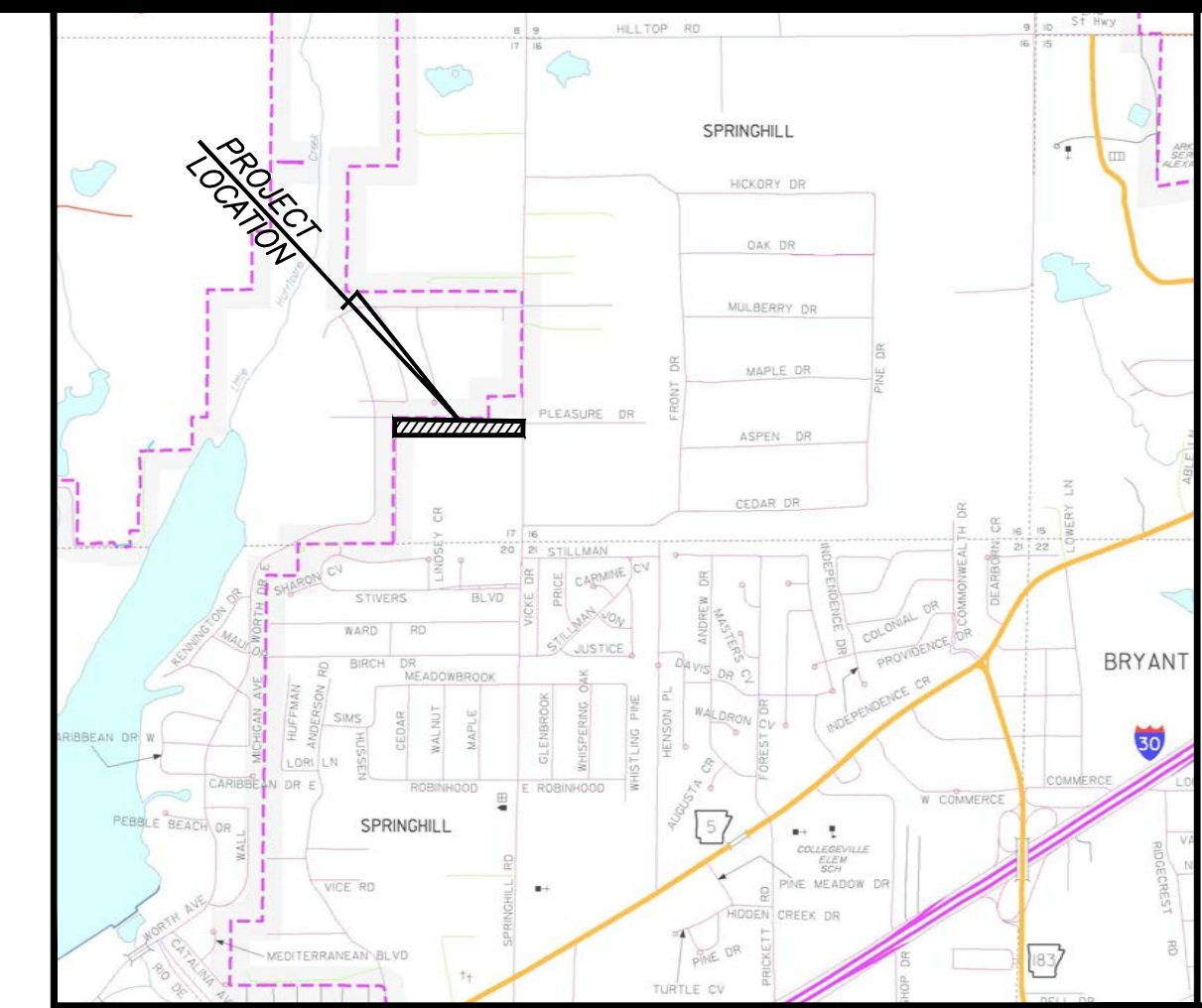
LEGAL DESCRIPTION:

PART OF THE SE 1/4, OF THE SE 1/4, SECTION 17, T-1-S, R-14-W, SALINE COUNTY, ARKANSAS, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHEAST CORNER OF THE SE 1/4, OF THE SE 1/4, SECTION 17, T-1-S, R-14-W, SALINE COUNTY, ARKANSAS; THENCE N 02°17'33" E, 1167.19 FEET TO THE POINT OF BEGINNING; THENCE N 88°34'40" W, 1344.97 FEET; THENCE N 01°36'19" E, 167.98 FEET; THENCE S 87°44'58" E, 1346.85 FEET; THENCE S 02°18'02" W, 148.52 FEET; TO THE POINT OF BEGINNING, CONTAINING 4.89 ACRES, MORE OR LESS. SOURCE OF TITLE: 2021-030121

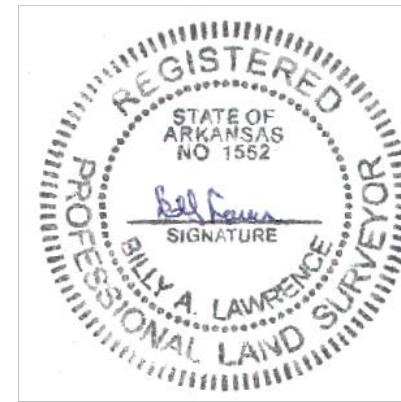
FLOOD CERTIFICATION:

BASED UPON REVIEW OF THE FEDERAL EMERGENCY MANAGEMENT AGENCY, FIRM COMMUNITY PANEL NO. 05125C0225E, EFFECTIVE DATE: JUNE 5, 2020 THE PROPERTY DEPICTED ON THIS PLAT IS LOCATED WITHIN ZONE X, AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN.



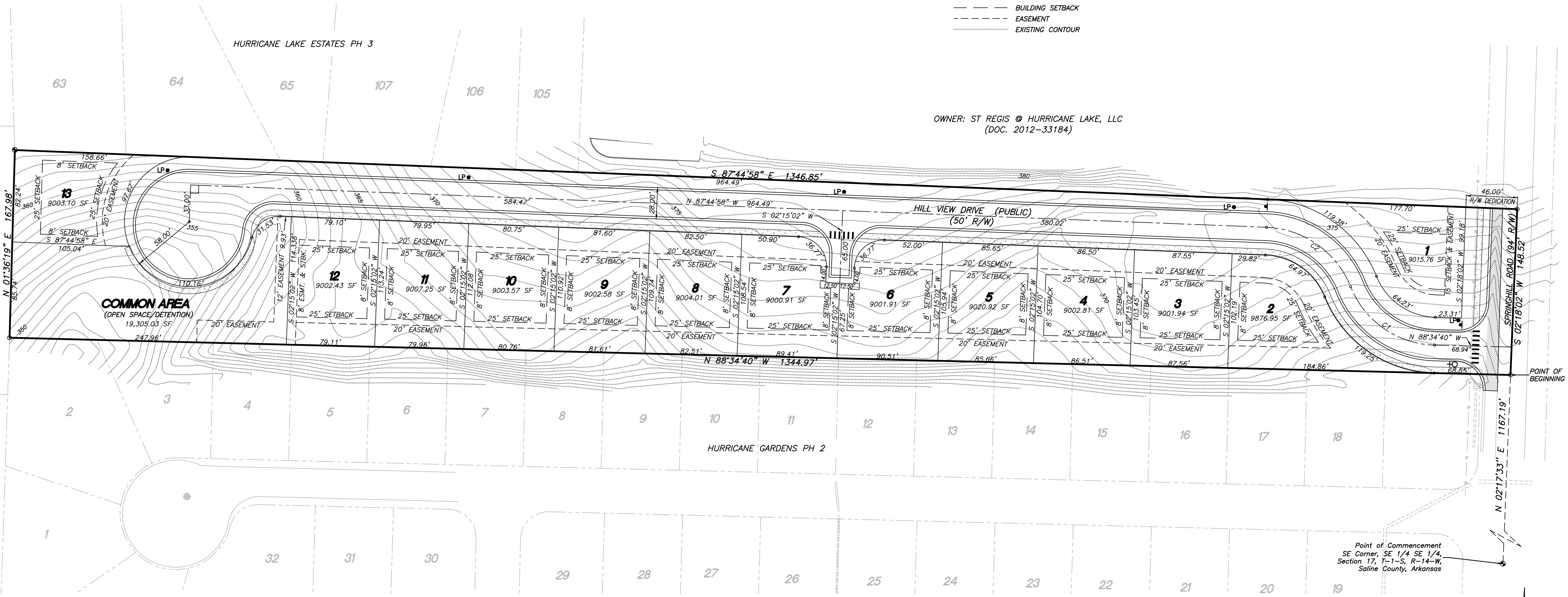
VICINITY MAP SCALE: 1" = 2000'

LEMONS ENGINEERING CONSULTANTS, INC. CABOT, ARKANSAS 72023 (501) 843-5081 • Fax (501) 941-0959 ENGINEERING + SURVEYING WATER • SEWER • TRANSPORTATION • SUBDIVISIONS



- LEGEND: FOUND CONC. MONUMENT, FOUND IRON PIN (FIP), LIGHT POLE, STOP/STREET NAME SIGN, STREET SIGN, PROPERTY BOUNDARY, LOT LINE, CENTERLINE OF ROAD, BUILDING SETBACK, EASEMENT, EXISTING CONTOUR

OWNER: ST REGIS @ HURRICANE LAKE, LLC (DOC. 2012-33184)



PRELIMINARY PLAT HILLCREST ADDITION PART OF THE SE 1/4 OF SECTION 17, T-1-S, R-14-W CITY OF BRYANT, SALINE COUNTY, ARKANSAS

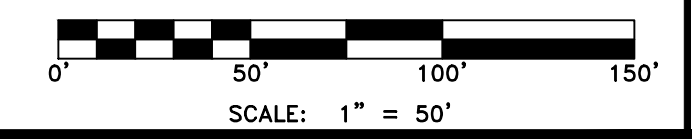
Springhill Hwy 5 Development, LLC 816 E. Oak Street Conway, Arkansas 72032

Table with columns: No., Date, By, Description. Includes entries for 1, 2, 3, 4.

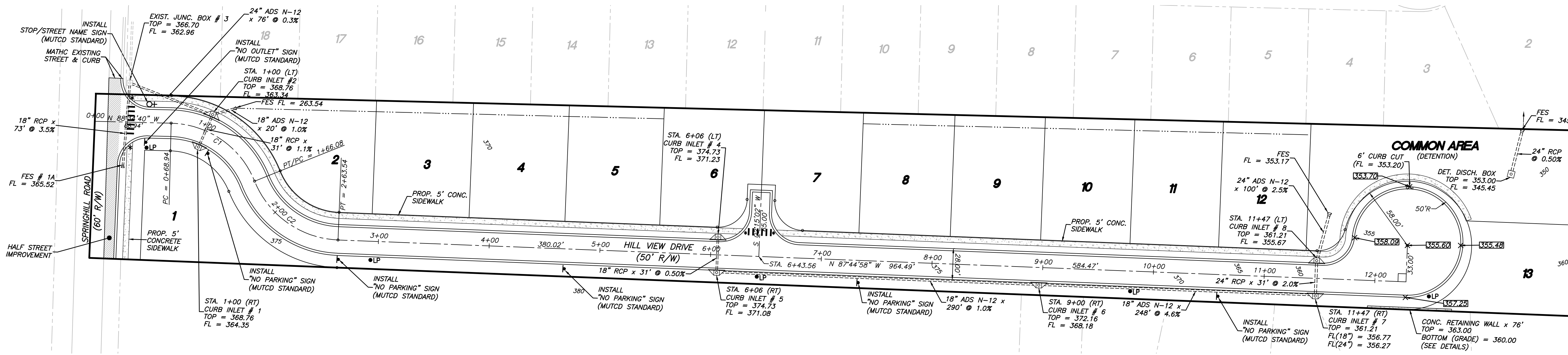
Table with columns: Date, Project No., File, Sheet. Includes entries for July 9, 2024, 24-018, 01_Hilcrest Plat, 1 of 10.

- GENERAL NOTES: 1.) IRON PINS TO BE SET AT ALL LOT CORNERS. 2.) EASEMENTS TO BE USED FOR UTILITIES AND DRAINAGE. 3.) ALL EASEMENTS ARE AS NOTED. 4.) ALL BUILDING LINES ARE AS NOTED. 5.) CURRENT ZONING - R2. 6.) WATER - SALEM WATER. 7.) SEWER - CITY OF BRYANT. 8.) NO FENCES, POOLS, TEMPORARY OR PERMANENT OBSTRUCTIONS MAY BE PLACED IN ANY DRAINAGE, SEWER OR ACCESS EASEMENTS.

Table with columns: CURVE, RADIUS, ARC LENGTH, TANGENT, DELTA ANGLE, CHORD BEARING, CHORD LENGTH. Includes rows C1 and C2.

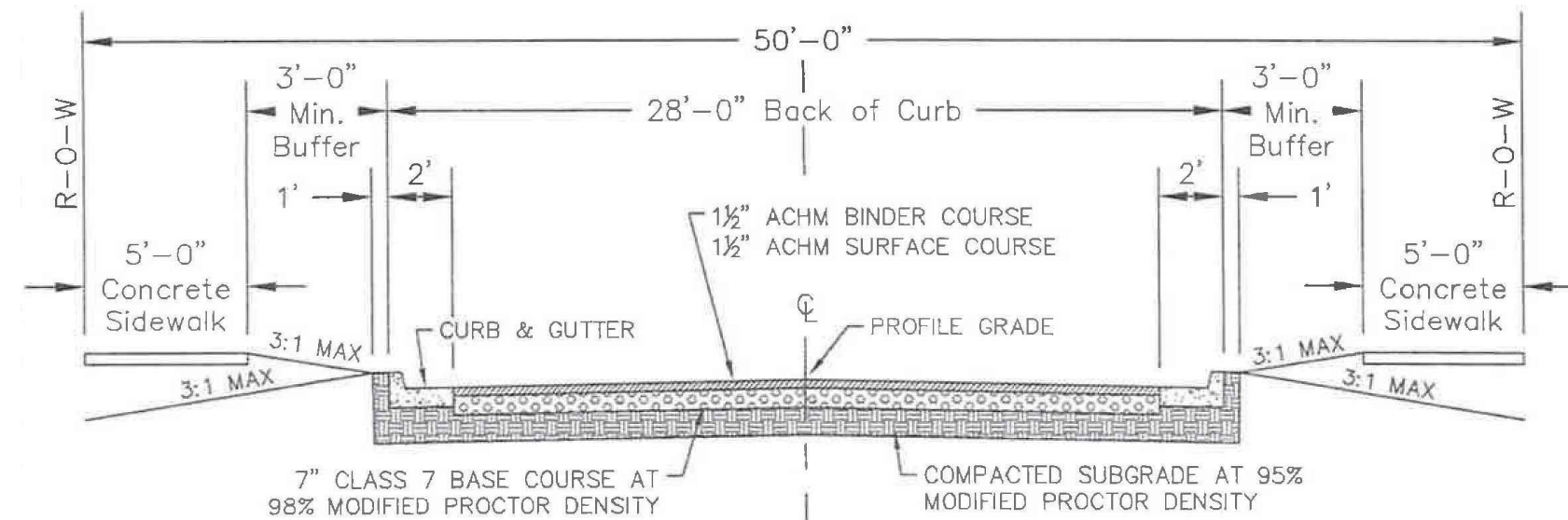


CURVE	RADIUS	ARC LENGTH	TANGENT	DELTA ANGLE	CHORD BEARING	CHORD LENGTH
C1	83.37'	97.14'	54.93'	66°45'36"	N 55°11'52" W	91.74'
C2	84.70'	97.46'	54.93'	65°55'55"	N 54°47'01" W	92.17'

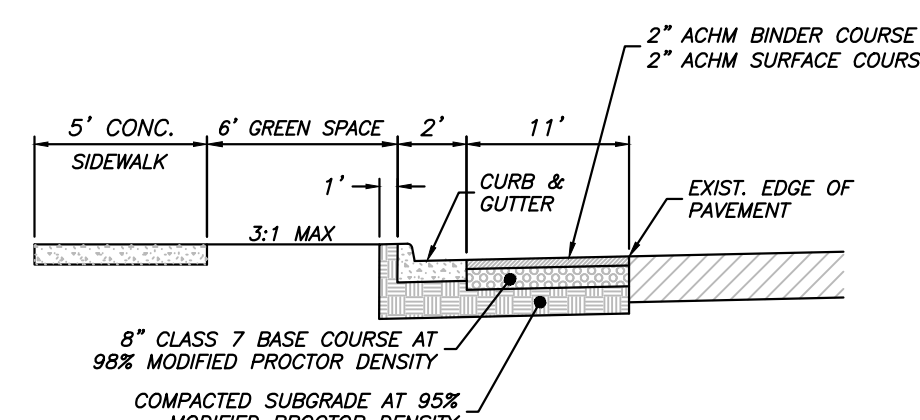


* - ADA COMPLIANT RAMP
INSTALL MUTCD SIGNAGE @ CROSSWALK.

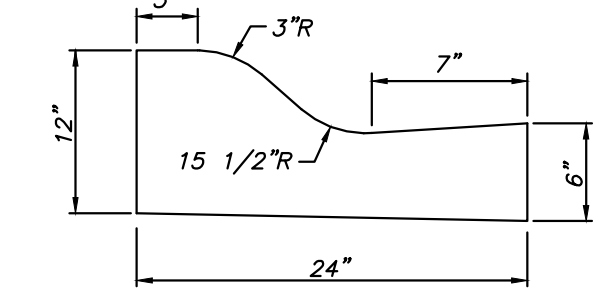
- LEGEND:**
- STOP / STREET NAME COMBINATION SIGN
 - STREET SIGN
 - LIGHT POLE
 - ▲ ADA RAMP
 - ◆ INLET
 - PROPERTY BOUNDARY
 - - - LOT LINE
 - - - CENTERLINE OF ROAD
 - - - EXISTING CONTOUR
 - - - DRAINAGE PIPE
 - - - PROPOSED SIDEWALK



TYPICAL CROSS SECTION - LOCAL STREET
NTS

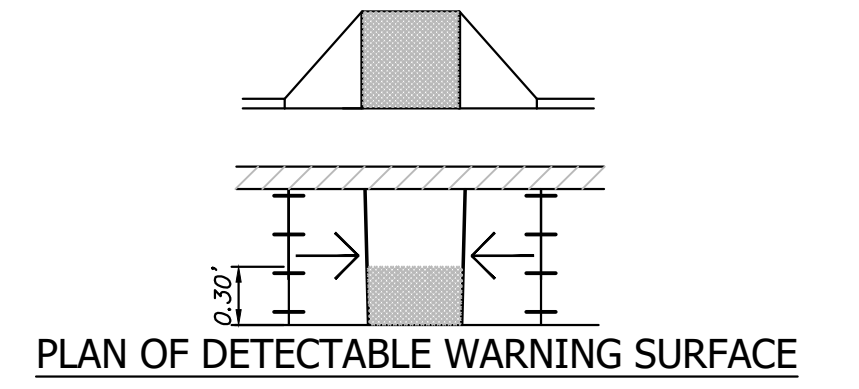


CROSS SECTION - SPRINGHILL RD
(MINOR ARTERIAL)
NTS

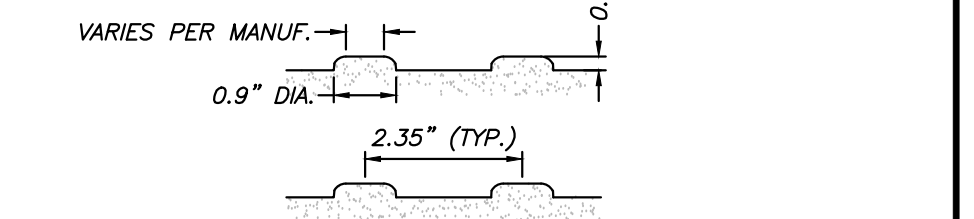


TYPICAL - CONC. CURB/GUTTER
NTS

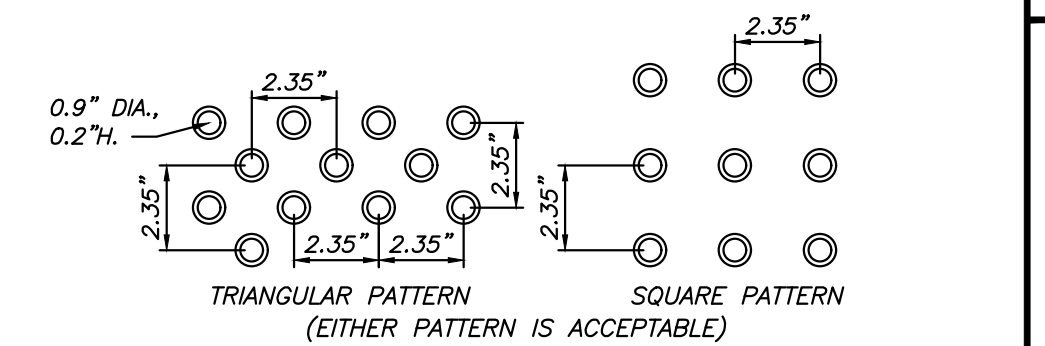
PAVEMENT STRUCTURE TO BE DETERMINED BY GEOTECHNICAL CONSULTANT



PLAN OF DETECTABLE WARNING SURFACE



SECTION OF "DOME STAMP" PATTERN IN SURFACE

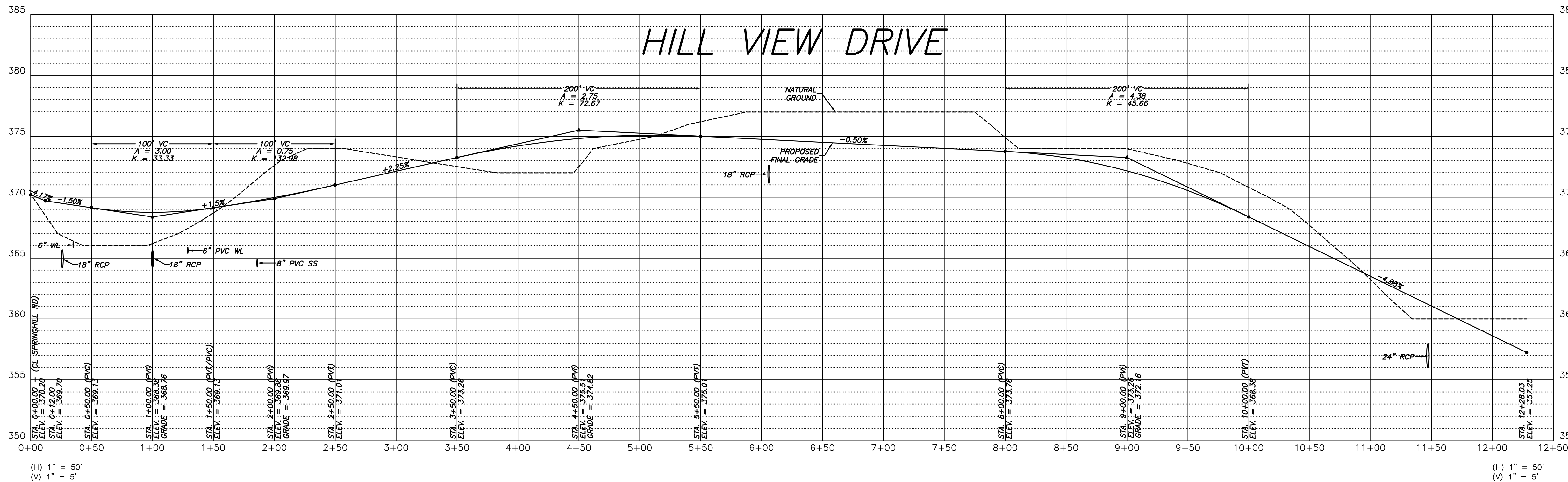


PLAN OF "DOME STAMP" PATTERN IN SURFACE

CURB RAMPS MUST HAVE A DETECTABLE WARNING FEATURE EXTENDING THE FULL WIDTH AND DEPTH OF THE RAMP (MID-WALK "ON-LINE" RAMPS ONLY NEED DETECTABLE WARNING AT WALK/PARKING TRANSITION). THE DETECTABLE SURFACE MUST CONSIST OF RAISED TRUNCATED DOMES WITH A DIAMETER OF NOMINAL 0.9 INCHES, A HEIGHT OF NOMINAL 0.2 INCHES AND A CENTER-TO-CENTER SPACING OF NOMINAL 2.35 INCHES. THE TEXTURE OF THE DETECTABLE WARNING FEATURE MUST CONTRAST WITH THE SURROUNDING SURFACES (EITHER LIGHT-ON-DARK OR DARK-ON-LIGHT). SEE ABOVE.

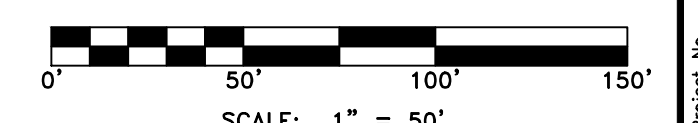
GENERAL NOTES

- IN AREAS TO RECEIVE BITUMINOUS PAVING, CONCRETE DRIVEWAYS OR CURB AND GUTTER, SUBGRADE SHALL BE COMPACTED TO A DENSITY NOT LESS THAN 95% OF MAXIMUM MODIFIED DENSITY OBTAINED AT OPTIMUM MOISTURE CONTENT.
- FOR AREAS OF SUBGRADE PREPARATION TO RECEIVE CONCRETE SIDEWALKS, SUBGRADE SHALL BE COMPACTED TO DENSITY OF 90% MAXIMUM MODIFIED DENSITY.
- CRUSHED STONE - MATERIAL IN EACH COURSE SHALL BE COMPACTED TO A DENSITY OF 98% MAXIMUM MODIFIED DENSITY.
- CONCRETE SIDEWALK SHALL BE A MINIMUM OF 4' WIDE IN RESIDENTIAL SUBDIVISIONS



GENERAL NOTES:

- ALL STOP SIGNS SHALL BE 30" X 30"
- ALL TRAFFIC CONTROL MARKERS MUST MEET MUTCD SPECS.
- CONTRACTOR SHALL INCLUDE IN BID THE COST FOR COMPACTION TESTS ON SUBGRADE & SUBBASE. TEST TO BE CONDUCTED ON 500' INTERVALS.
- CONTRACTOR TO PROOF ROLL BOTH SUBGRADE AND SUBBASE (CITY TO INSPECT).
- LIGHT POLES SHALL BE PLACED AT ALL INTERSECTIONS. ADDITIONAL LOCATIONS TO BE DETERMINED BY THE CITY.
- ALL BACK OF CURB RADIUS AT INTERSECTIONS SHALL BE 25' UNLESS OTHERWISE NOTED.
- CONTRACTOR TO INCLUDE IN BID THE COST OF MATERIAL AND INSTALLATION OF STREET SIGNS & TRAFFIC CONTROL SIGNS. WHERE STOP SIGNS & STREET NAME SIGNS ARE SHOWN ON THE PLAN, A COMBINATION SIGN IS ACCEPTABLE.
- SEE PLAN/PROFILE SHEETS FOR ADDITIONAL INFORMATION.
- ALL PAVEMENT TO BE TYPE 'A'.
- ALL INLETS TO HAVE DOUBLE EXTENDED THROATS UNLESS STATED OTHERWISE.



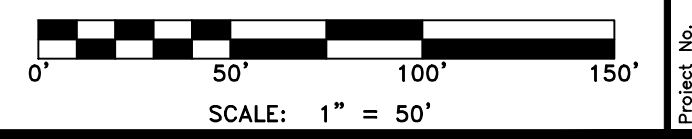
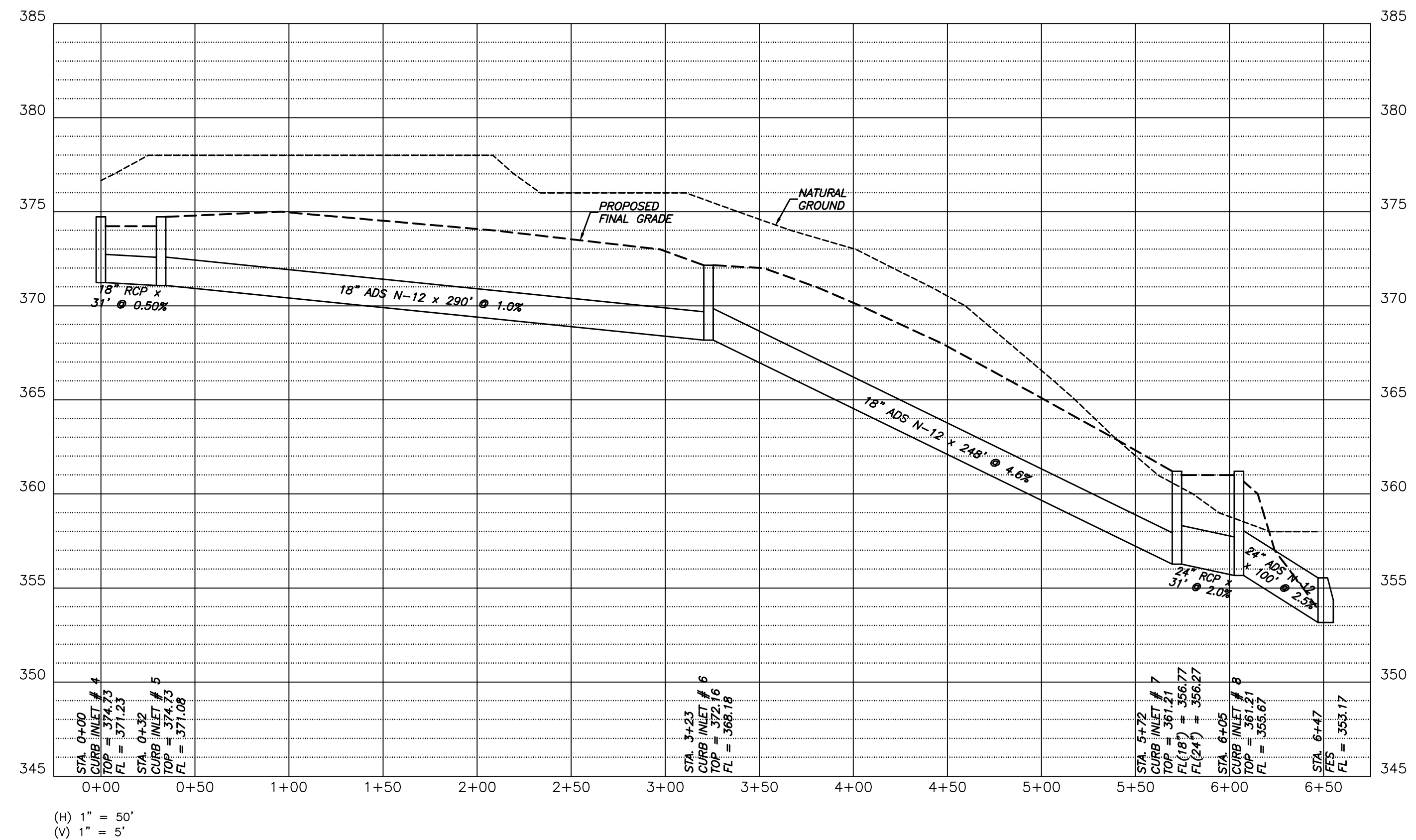
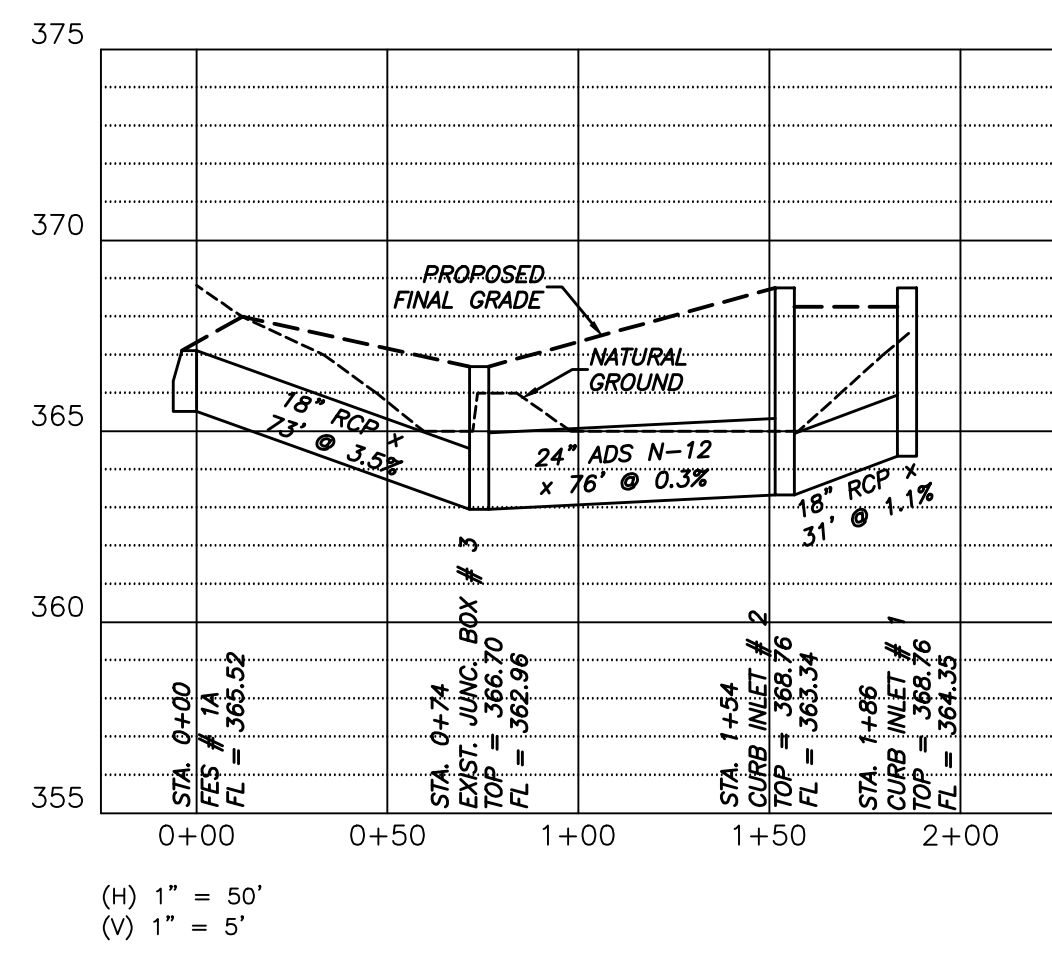
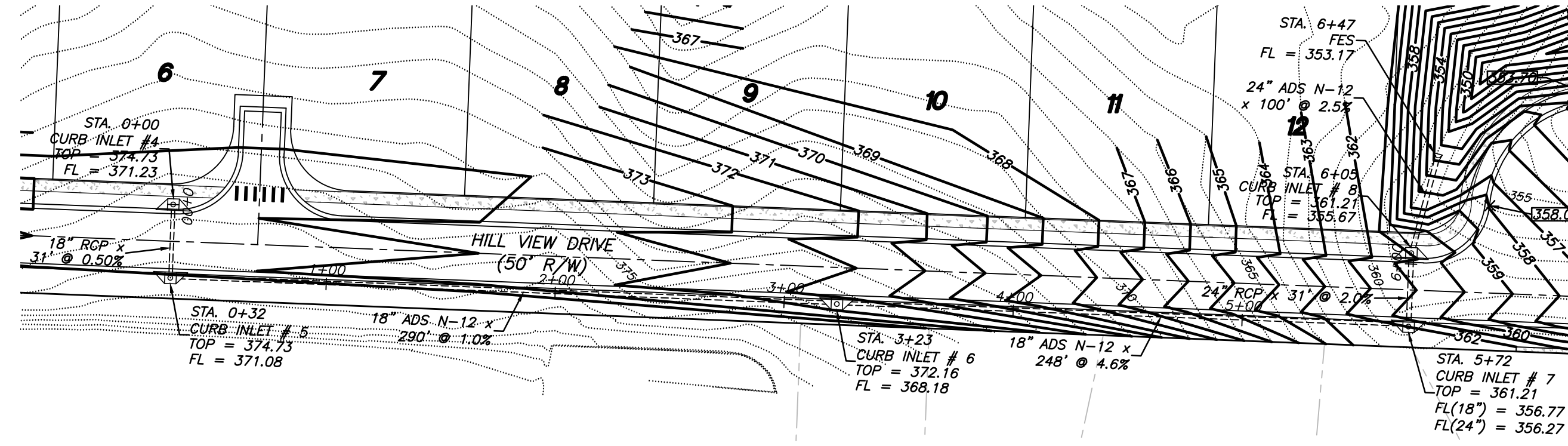
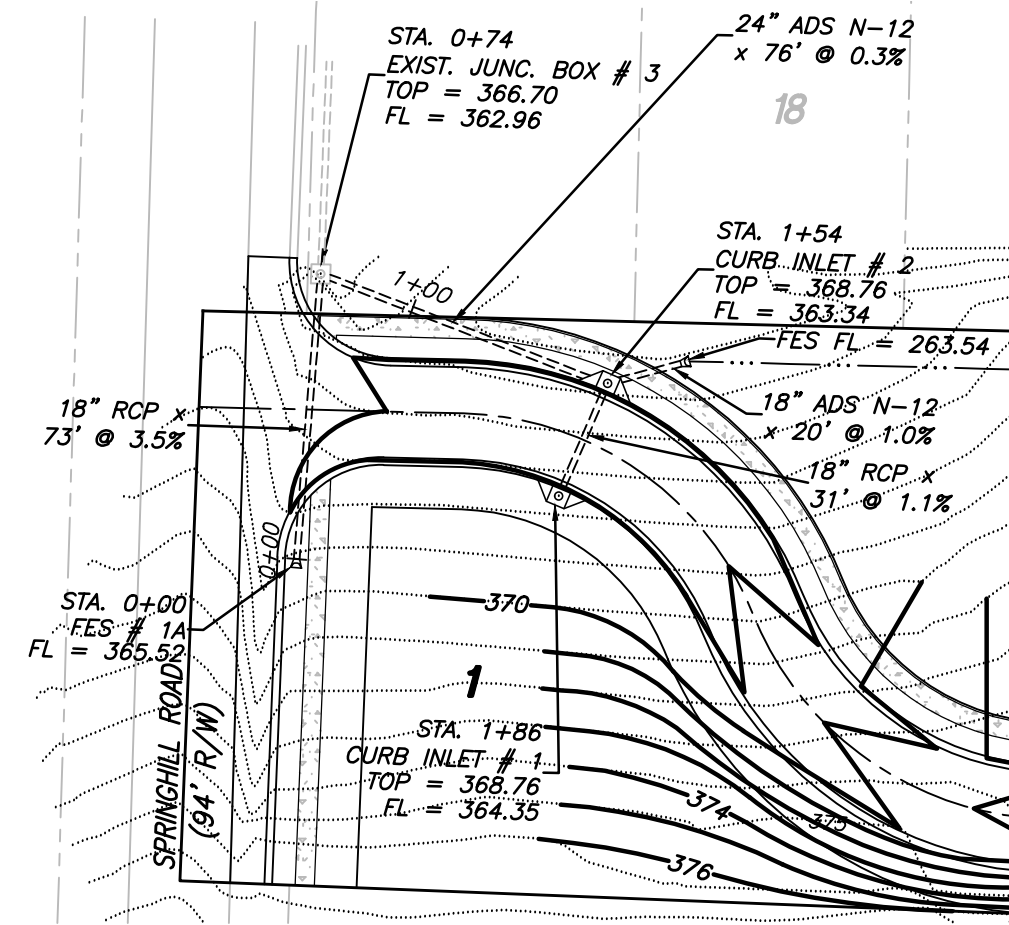
LEMONS ENGINEERING CONSULTANTS, INC.
REGISTERED PROFESSIONAL ENGINEER
TIMOTHY B. LEMONS
No. 7373

STREET PLAN/PROFILE
HILLCREST ADDITION
PART OF THE SE 1/4 OF SECTION 17, T-1-S, R-14-W
CITY OF BRYANT, SALINE COUNTY, ARKANSAS

Prepared For:
Springhill Hwy 5
Development, LLC
816 E. Oak Street
Conway, Arkansas 72032

No.	Date	Revisions
1	7-23-24	B. Judd
2	9-20-24	B. Judd
3	10-24-24	B. Judd
4	10-24-24	B. Judd

Date: JULY 9, 2024
Scale: 1" = 50'
Drawn By: B. Judd
Sheet: 2 of 10



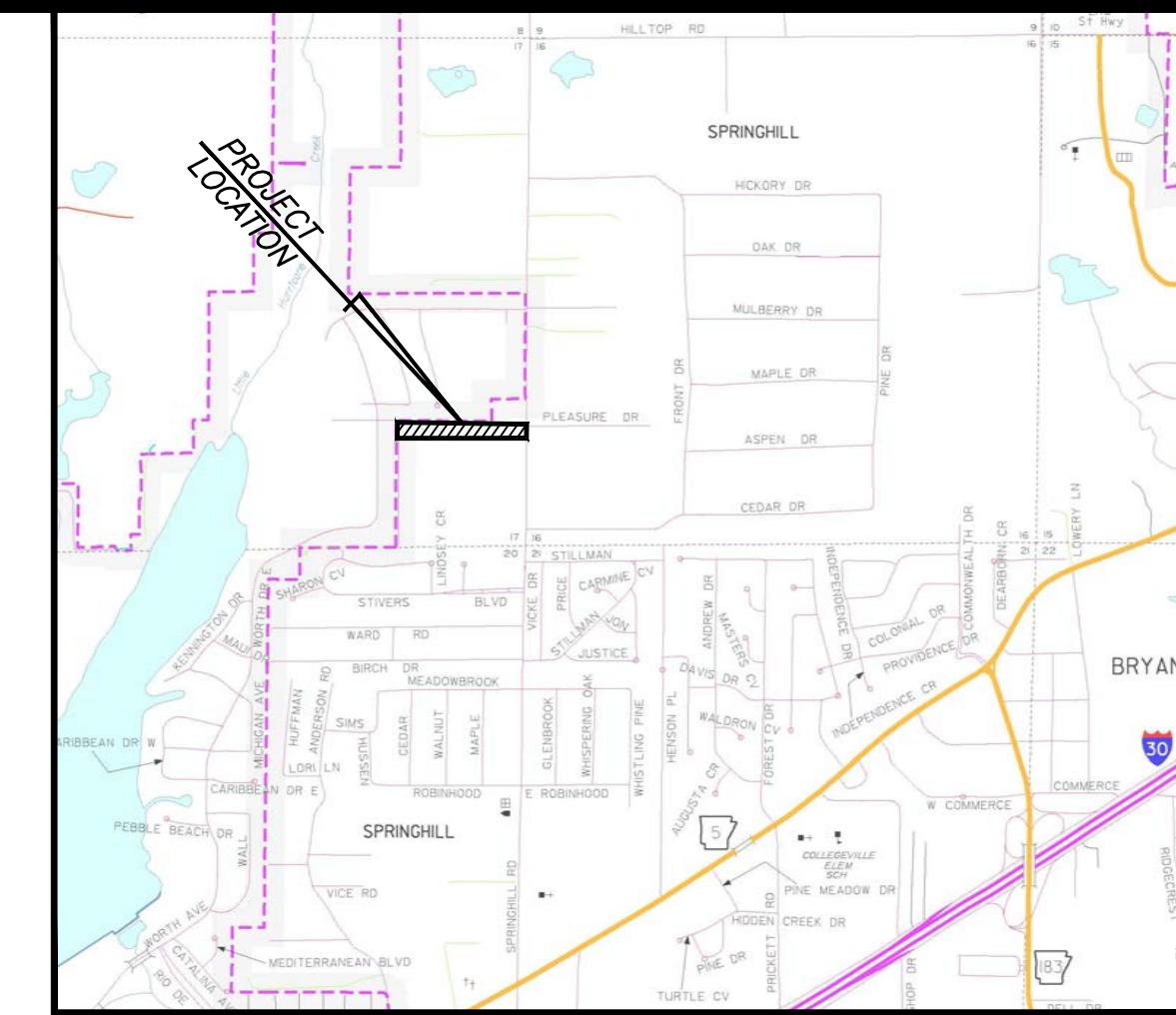
CULVERT PLAN/PROFILE
HILLCREST ADDITION
 PART OF THE SE 1/4 OF SECTION 17, T-1-S, R-14-W
 CITY OF BRYANT, SALINE COUNTY, ARKANSAS

Prepared For:
 Springhill Hwy 5
 Development, LLC
 816 E. Oak Street
 Conway, Arkansas 72032

Date:	SEPTEMBER 20, 2024
Project No.:	24-018
File:	03_Hilcrest Culvert
Scale:	1" = 50'
Drawn By:	B. Judd
Sheet:	3 of 10
No.:	1
Date:	10-21-24
By:	B. Judd
No.:	2
Date:	10-24-24
By:	B. Judd
Revisions:	
1	Revised as per city's comments.
2	Revised as per city's comments.

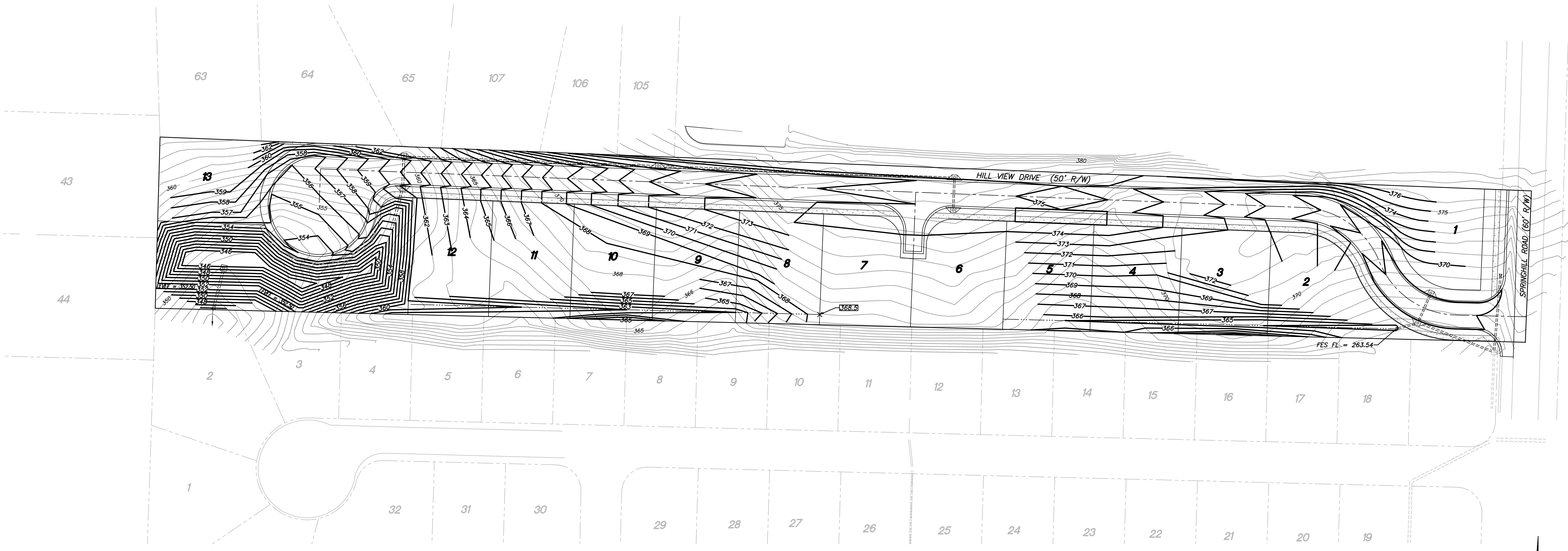
GENERAL NOTES:

- 1.) ALL CONSTRUCTION AND MATERIALS TO BE VERIFIED BY A GEOTECHNICAL CONSULTANT PRIOR TO CONSTRUCTION.
- 2.) CONTRACTOR SHALL NOTIFY ENGINEER IF SIGNIFICANT CHANGES ARE MADE TO GRADING PLAN.
- 3.) ALL MATERIAL TO BE COMPACTED TO 95% STANDARD PROCTOR, INSTALLED IN 6" - 8" LIFTS, OR AS DIRECTED BY GEOTECHNICAL CONSULTANT.
- 4.) CONTRACTOR SHALL PROVIDE TEMPORARY EROSION CONTROL MEASURES UNTIL CONSTRUCTION IS COMPLETE.
- 5.) ALL UTILITIES TO BE LOCATED PRIOR TO CONSTRUCTION (ONE CALL, CITY, ETC.).
- 6.) CONTRACTOR SHALL NOT DISTURB ANY MORE GROUND THAN IS NECESSARY FOR THE INSTALLATION OF IMPROVEMENTS & GRADING WORK.
- 7.) CONTRACTOR SHALL GRADE YARDS TO ENSURE THAT GROUND SLOPES AWAY FROM ALL BUILDINGS IN ALL DIRECTIONS.



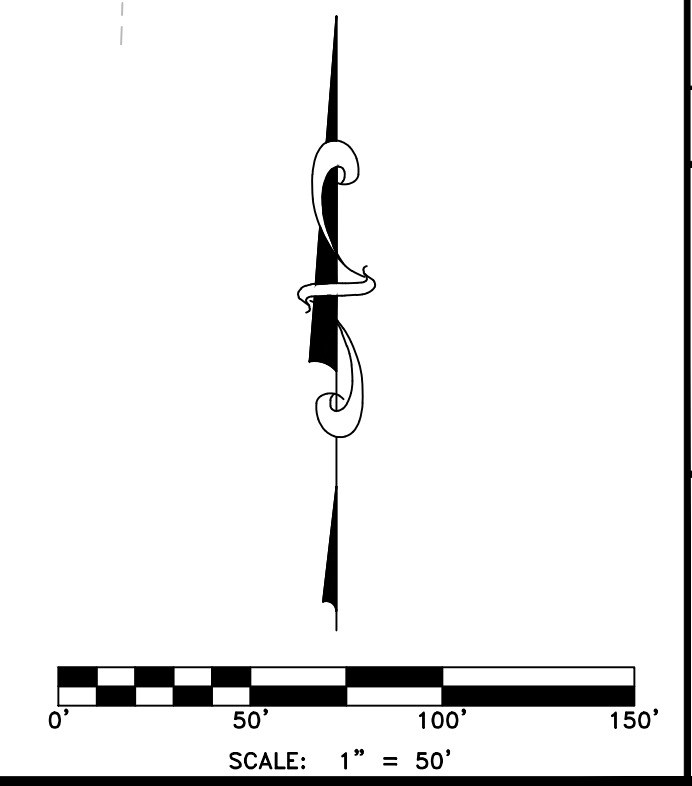
VICINITY MAP
SCALE: 1" = 2000'

LEMONS ENGINEERING CONSULTANTS, INC.
ENGINEERING CONSULTANTS
CABOT, ARKANSAS 72023
(501) 843-5081 • Fax (501) 941-0959
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LEGEND:

- 350 --- EXISTING CONTOUR
- 350 — PROPOSED CONTOUR



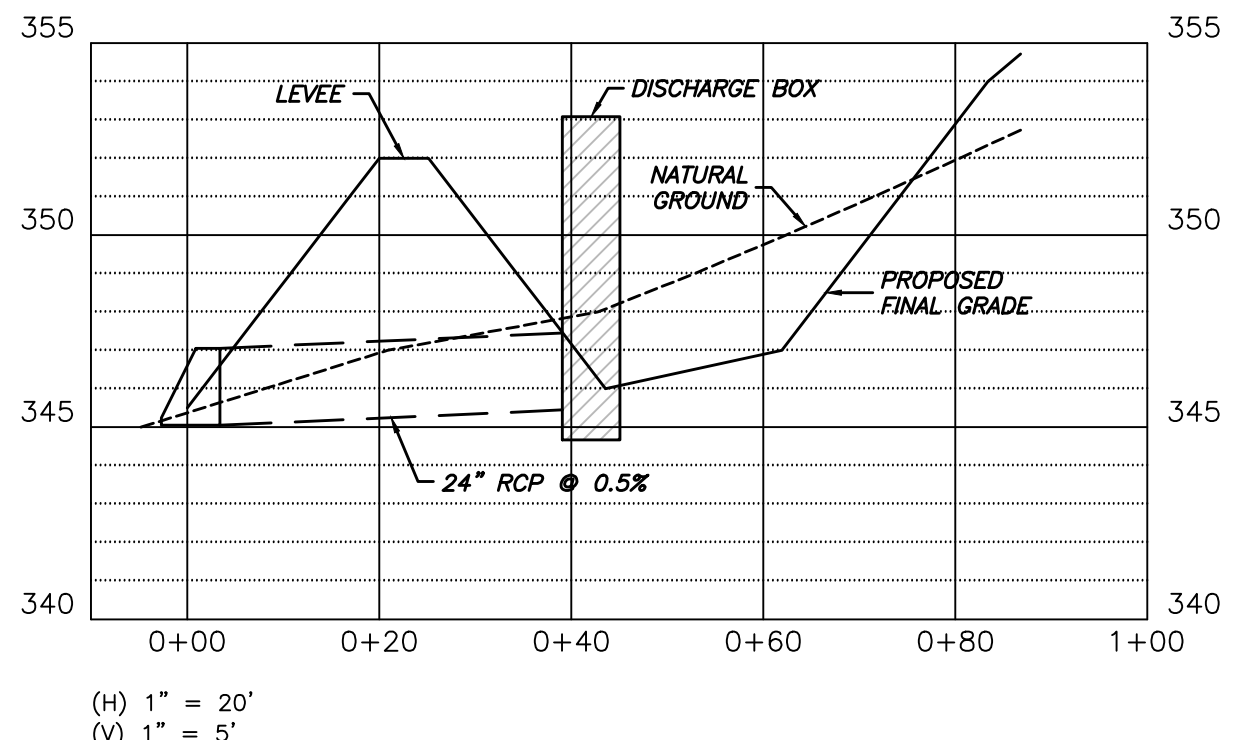
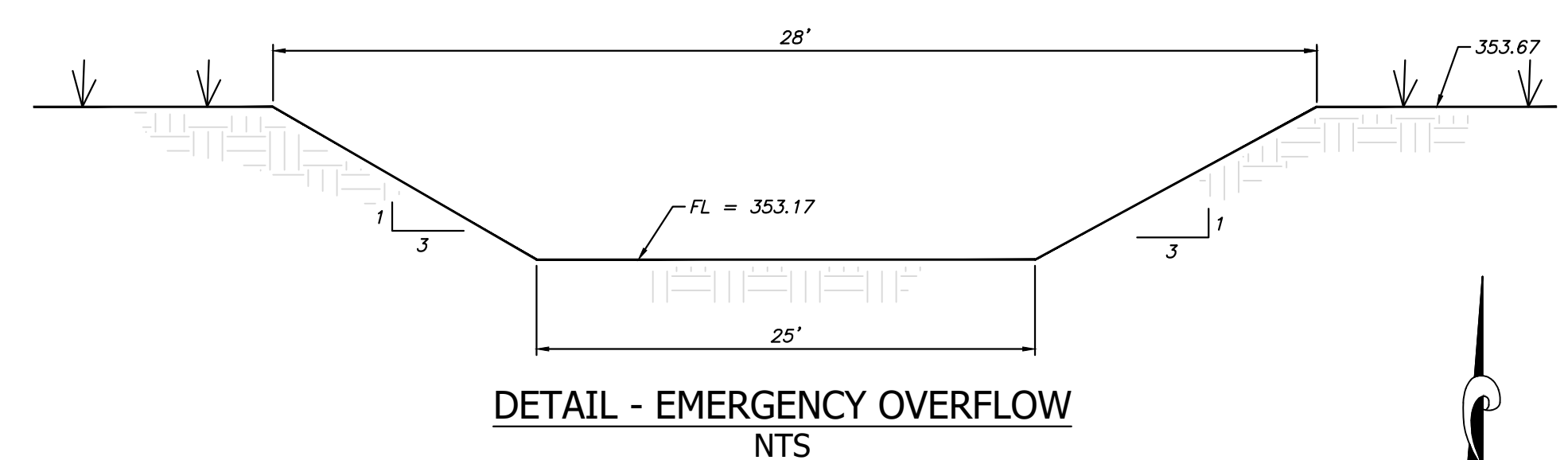
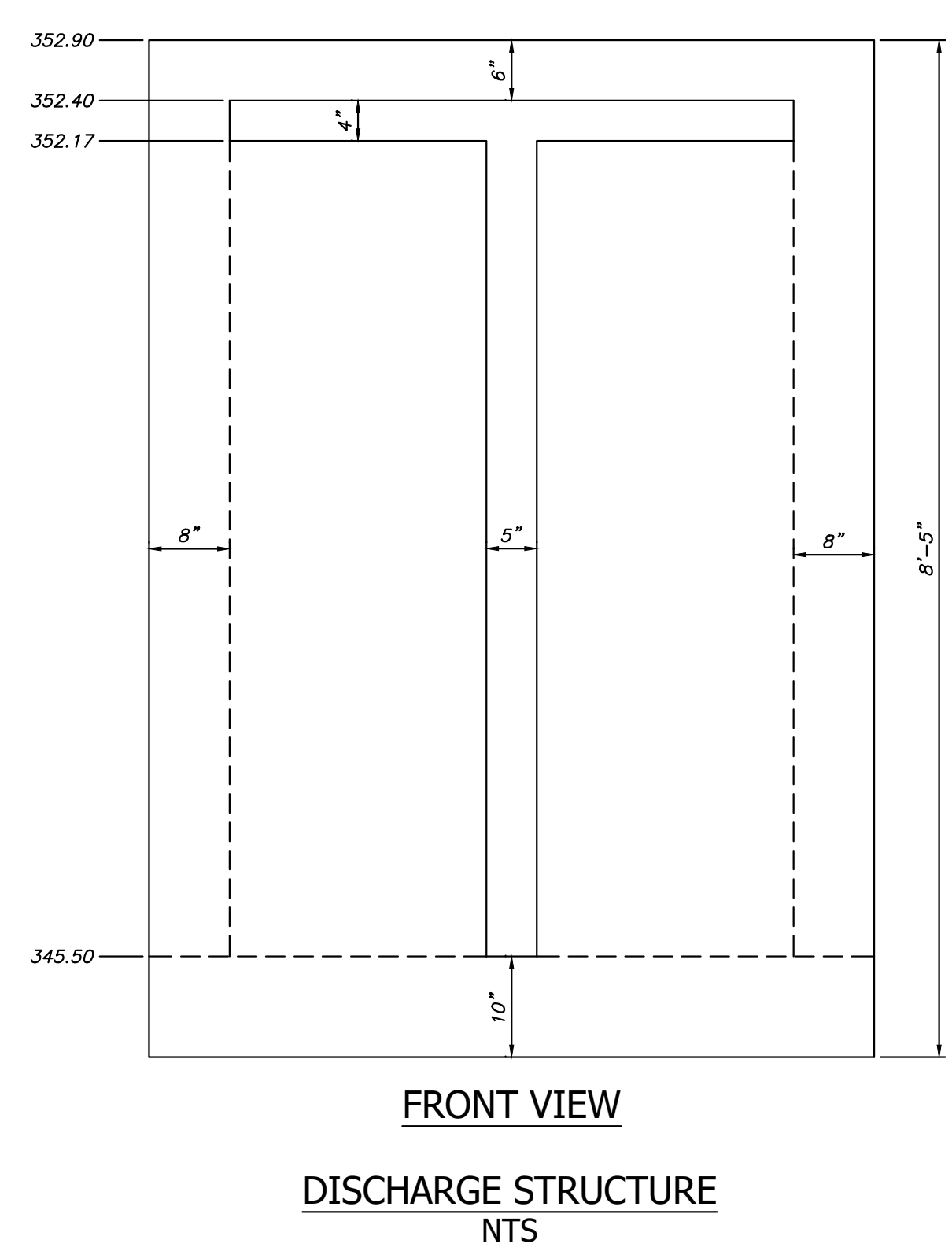
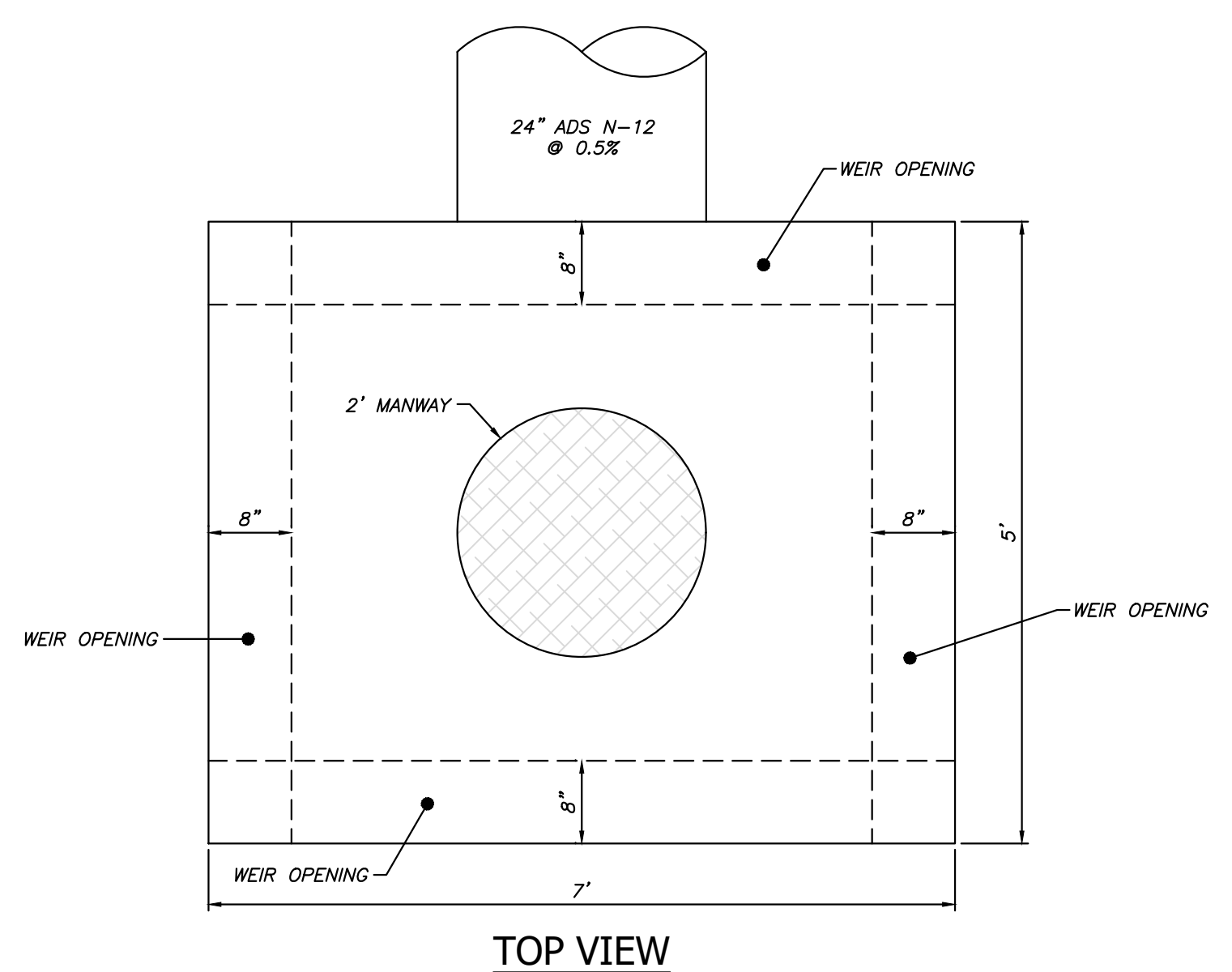
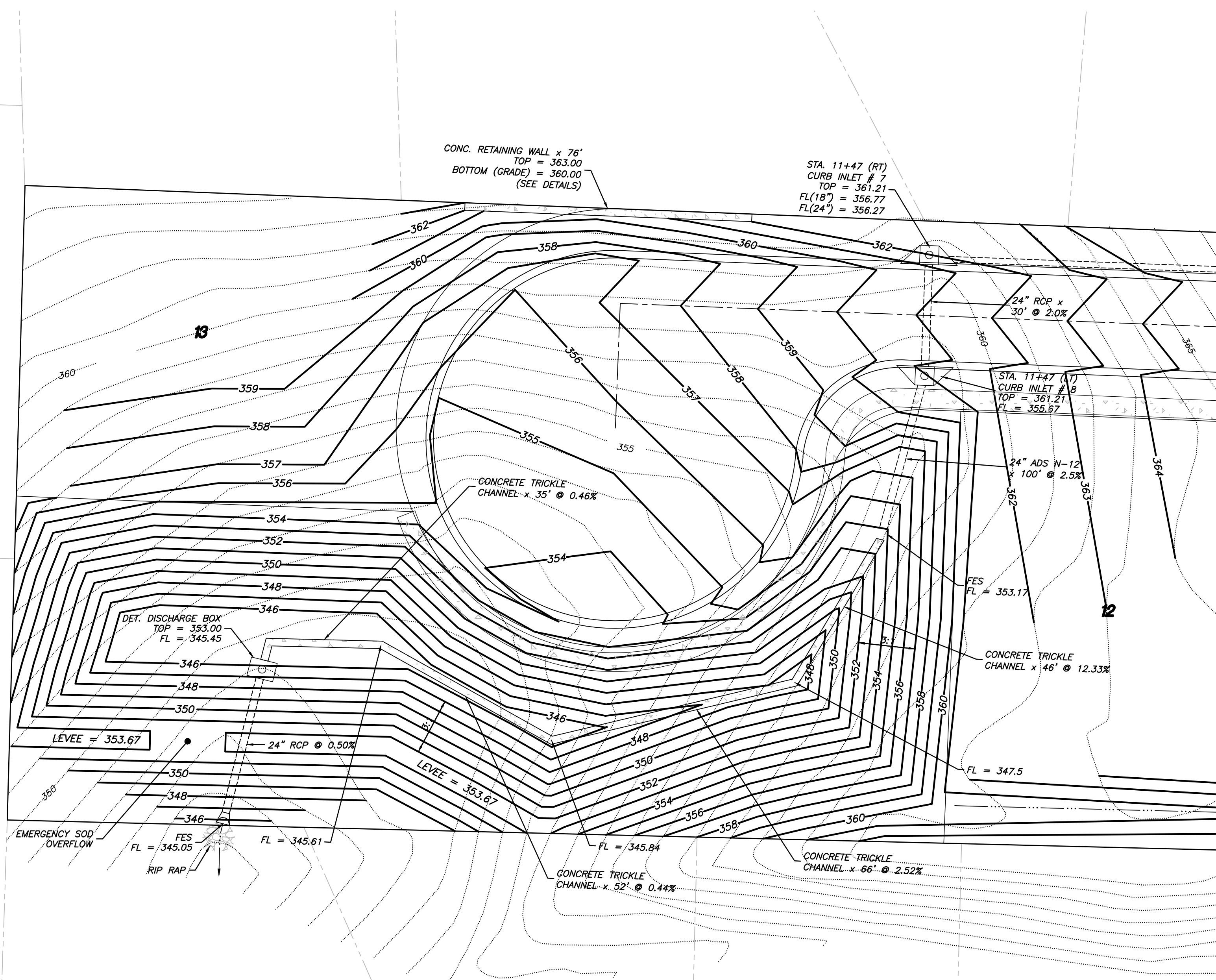
GRADING PLAN
HILLCREST ADDITION
PART OF THE SE 1/4 OF SECTION 17, T-1-S, R-14-W
CITY OF BRYANT, SALINE COUNTY, ARKANSAS

Prepared For:
Springhill Hwy 5
Development, LLC
816 E. Oak Street
Conway, Arkansas 72032

No.	Revisions	Date	By
1	Revised as per city's comments.	9-20-24	B. Judd
2	Revised as per city's comments.	10-21-24	B. Judd
3	Revised as per city's comments.	10-24-24	B. Judd

Project No.	24-018
Date:	JULY 9, 2024
Scale:	1" = 50'
Drawn By:	B. Judd
Sheet:	4 of 10

LEGEND:
 - - - - - EXISTING CONTOUR
 ——— PROPOSED CONTOUR



- GENERAL NOTES:**
- 1.) ALL CONSTRUCTION AND MATERIALS TO BE VERIFIED BY A GEOTECHNICAL CONSULTANT PRIOR TO CONSTRUCTION.
 - 2.) CONTRACTOR SHALL NOTIFY ENGINEER IF SIGNIFICANT CHANGES ARE MADE TO GRADING PLAN.
 - 3.) ALL MATERIAL TO BE COMPACTED TO 95% STANDARD PROCTOR, INSTALLED IN 6" - 8" LIFTS, OR AS DIRECTED BY GEOTECHNICAL CONSULTANT.
 - 4.) CONTRACTOR SHALL PROVIDE TEMPORARY EROSION CONTROL MEASURES UNTIL CONSTRUCTION IS COMPLETE.
 - 5.) ALL UTILITIES TO BE LOCATED PRIOR TO CONSTRUCTION (ONE CALL, CITY, ETC.).
 - 6.) CONTRACTOR SHALL NOT DISTURB ANY MORE GROUND THAN IS NECESSARY FOR THE INSTALLATION OF IMPROVEMENTS & GRADING WORK.
 - 7.) ALL LEVEES ASSOCIATED WITH DETENTION FACILITY SHALL NOT HAVE A SLOPE GREATER THAN 3:1.
 - 8.) ALL AREAS OF DETENTION FACILITY SHALL INCLUDE SOLID SOD STABILIZATION.



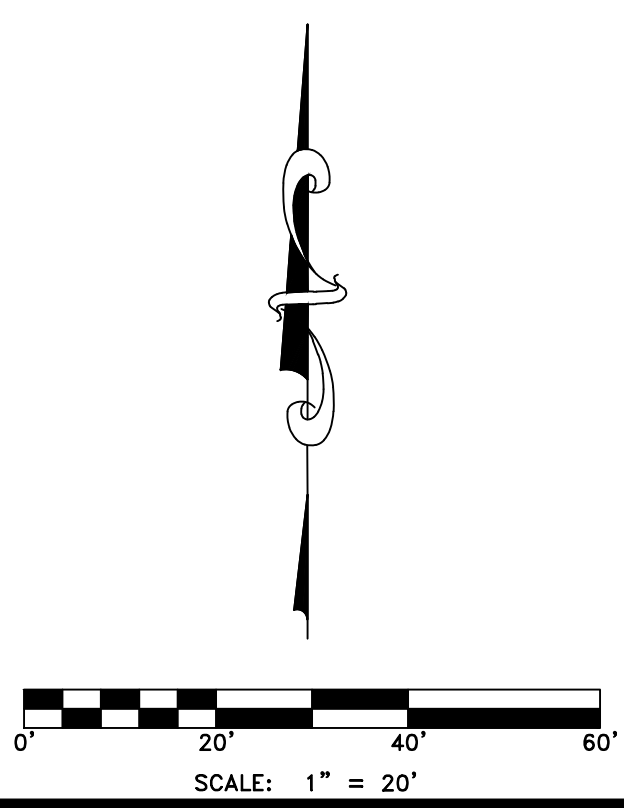
LEMONS ENGINEERING CONSULTANTS, INC.
 1000 W. STATE STREET
 CANTON, ARKANSAS 72023
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DETENTION POND PLAN
HILLCREST ADDITION
 PART OF THE SE 1/4 OF SECTION 17, T-1-S, R-14-W
 CITY OF BRYANT, SALINE COUNTY, ARKANSAS

Prepared For:
 Springhill HWY 5
 Development, LLC
 816 E. Oak Street
 Conway, Arkansas 72032

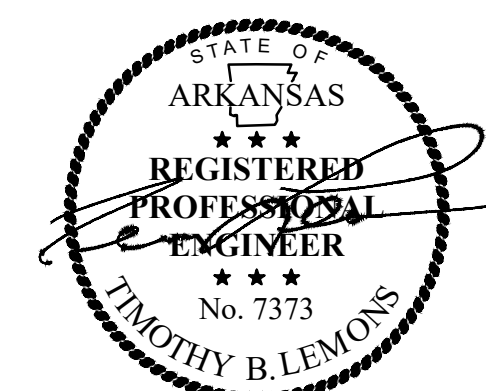
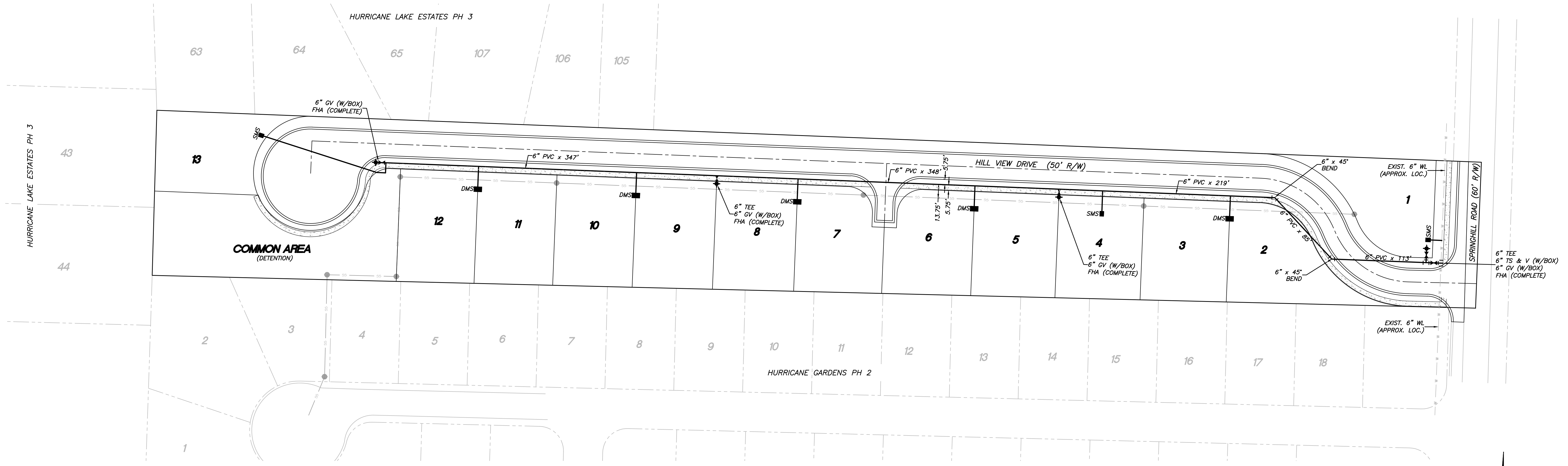
No.	Revisions	Date	By
1	Add cross section.	7-23-24	B. Judd
2	Revised per city comments.	9-20-24	B. Judd
3	Revised per city comments.	10-29-24	B. Judd
4	Revised discharge structure.	10-29-24	B. Judd

Project No. 24-018
 Date: JULY 9, 2024
 File: 05-Hilcrest Pond
 Scale: 1" = 20'
 Sheet: 5 of 10
 Drawn By: B. Judd



GENERAL NOTES:

- 1.) ALL CONSTRUCTION AND MATERIALS TO MEET OR EXCEED SALEM WATER SPECIFICATIONS.
- 2.) INSTALL 12ga BLUE POLYETHYLENE COATED SOLID COPPER WIRE IN A CONTINUOUS CIRCUIT UNDER ALL WATER MAINS AND SERVICE LINES. DIRECT BURY, WATERPROOF WIRE SPLICE CONNECTORS SHALL BE USED. TRACER WIRE SHALL BE TURNED UP AT ALL VALVES, HYDRANTS, METERS, AND BLOW-OFFS.
- 3.) ALL FITTINGS SHALL BE DUCTILE IRON M.J. (WHERE AVAILABLE).
- 4.) ATTENTION IS CALLED TO DETAILS FOR ADDITIONAL INFORMATION.
- 5.) CONSTRUCTION SHALL COMPLY WITH SECTION XIV.A - ADH RULES PERTAINING TO PUBLIC WATER SYSTEMS THAT STATES: "THE OPERATING ROUTINE SHALL INCLUDE NECESSARY PROTECTIVE MEASURES TO DETECT AND REMOVE OR DESTROY ANY CONTAMINANT OF CONCERN OR REGULATION THAT MIGHT ENTER THE DISTRIBUTION SYSTEM. EVERY PRECAUTION MUST BE TAKEN AGAINST THE POSSIBILITY OF SEWAGE CONTAMINATION OF THE WATER IN THE DISTRIBUTION SYSTEM. WATER MAINS AND SANITARY SEWERS SHALL BE CONSTRUCTED AS FAR APART AS PRACTICABLE, AND SHALL BE SEPARATED BY UNDISTURBED AND COMPACTED EARTH. A MINIMUM HORIZONTAL DISTANCE OF TEN FEET SHOULD BE MAINTAINED BETWEEN WATER LINES AND SEWER LINES OR OTHER SOURCES OF CONTAMINATION. WATER LINES AND SEWERS SHALL NOT BE LAID IN THE SAME TRENCH EXCEPT ON THE WRITTEN APPROVAL OF THE ARKANSAS DEPARTMENT OF HEALTH. WATER MAINS NECESSARILY IN CLOSE PROXIMITY TO SEWERS MUST BE PLACED SO THAT THE BOTTOM OF THE WATER LINE WILL BE AT LEAST 18 INCHES ABOVE THE TOP OF THE SEWER LINE AT ITS HIGHEST POINT. IF THIS DISTANCE MUST UNAVOIDABLY BE REDUCED, THE WATER LINE OR THE SEWER LINE MUST BE ENCASED IN WATERTIGHT PIPE WITH SEALED WATERTIGHT ENDS EXTENDING AT LEAST TEN FEET EITHER SIDE OF THE CROSSING. ANY JOINT IN THE ENCASEMENT PIPE IS TO BE MECHANICALLY RESTRAINED. THE ENCASEMENT PIPE MAY BE VENTED TO THE SURFACE IF CARRYING WATER OR SEWER UNDER PRESSURE. WHERE A WATER LINE MUST UNAVOIDABLY PASS BENEATH THE SEWER LINE, AT LEAST 18 INCHES OF SEPARATION MUST BE MAINTAINED BETWEEN THE OUTSIDE OF THE TWO PIPES IN ADDITION TO THE PRECEDING ENCASEMENT REQUIREMENT. EXCEPTIONS TO THIS MUST BE APPROVED IN WRITING BY THE ARKANSAS DEPARTMENT OF HEALTH. A MINIMUM HORIZONTAL DISTANCE OF THREE FEET SHALL BE MAINTAINED BETWEEN WATER LINES AND OTHER UNDERGROUND UTILITIES OF A NONSANITARY NATURE (GAS, ELECTRIC, ETC.). EXCEPTIONS TO THIS MUST BE APPROVED IN WRITING BY THE ARKANSAS DEPARTMENT OF HEALTH.
- 6.) CONTRACTOR SHALL ADHERE TO CURRENT OSHA REGULATIONS FOR EXCAVATION & TRENCH SAFETY.
- 7.) CONTRACTOR TO ADHERE TO AWWA SPECS FOR BLOCKING.
- 8.) CONTRACTOR SHALL HAVE ALL UTILITIES LOCATED PRIOR TO CONSTRUCTION.
- 9.) CONTRACTOR SHALL CONTACT WATER & WASTEWATER UTILITIES FOR ALL APPLICABLE INSPECTION & TESTING.
- 10.) CONTRACTOR SHALL CONTACT WATER & WASTEWATER UTILITIES AT LEAST 24 HOURS PRIOR TO DISRUPTION OF ANY SERVICE.
- 11.) ALL MATERIALS AND COMPONENTS INSTALLED IN DRINKING WATER SYSTEMS ARE REQUIRED TO COMPLY WITH THE FEDERAL DEFINITION OF "LEAD FREE" CONTAINED IN PUBLIC LAW 111-380.



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ENGINEERING + SURVEYING
 WATER • SEWER • TRANSPORTATION • SUBDIVISIONS

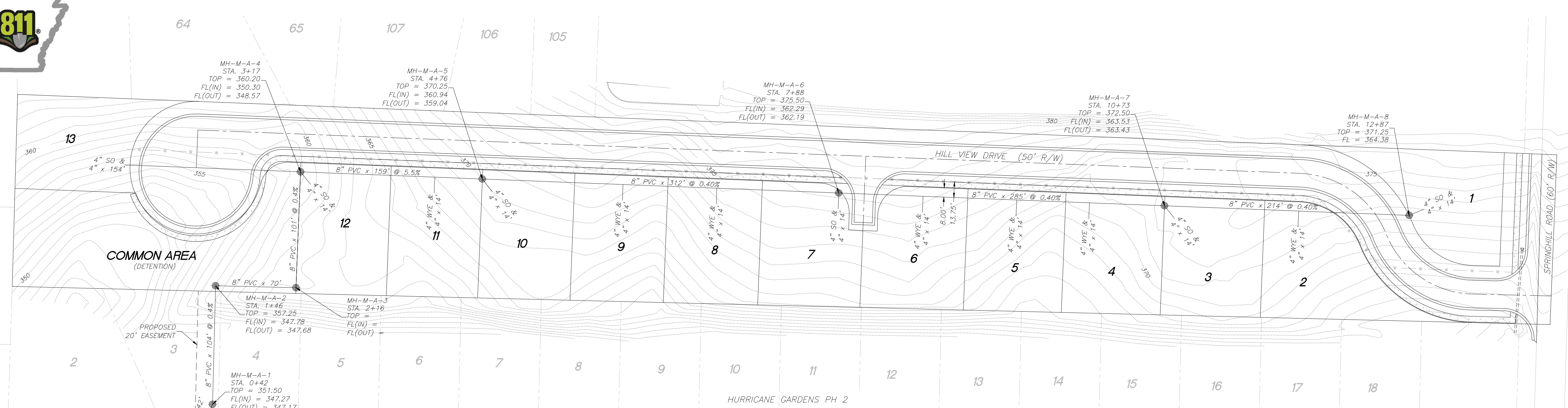
WATER LAYOUT
HILLCREST ADDITION
 PART OF THE SE 1/4 OF SECTION 17, T-1-S, R-14-W
 CITY OF BRYANT, SALINE COUNTY, ARKANSAS

Prepared For:
 Springhill Hwy 5
 Development, LLC
 816 E. Oak Street
 Conway, Arkansas 72032

No.	Revisions	Date	By
1	Revised as per city's comments.	9-20-24	B. Judd
2	Revised as per city's comments.	10-21-24	B. Judd
3	Revised as per city's comments.	10-24-24	B. Judd

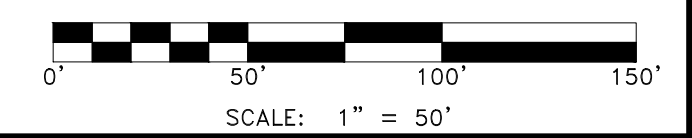
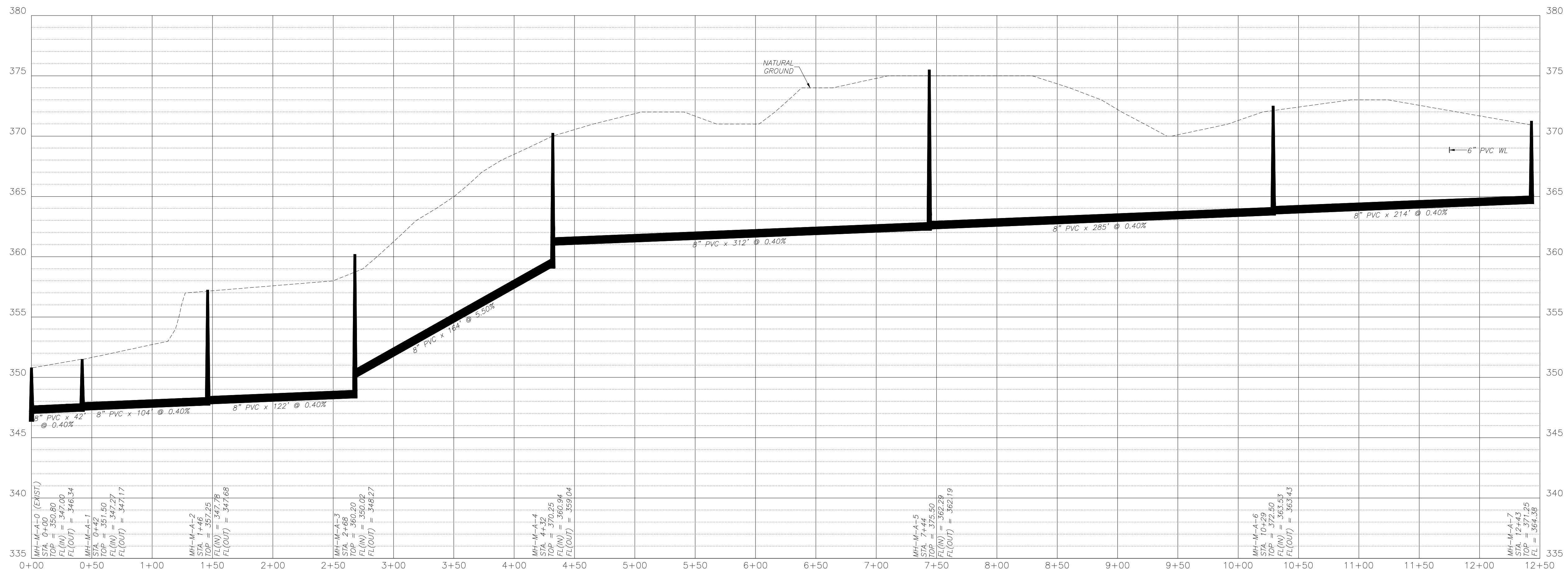
Project No.	24-018
Date:	JULY 9, 2024
Scale:	1" = 50'
Drawn By:	B. Judd
Sheet:	6 of 10

HURRICANE LAKE ESTATES PH 3

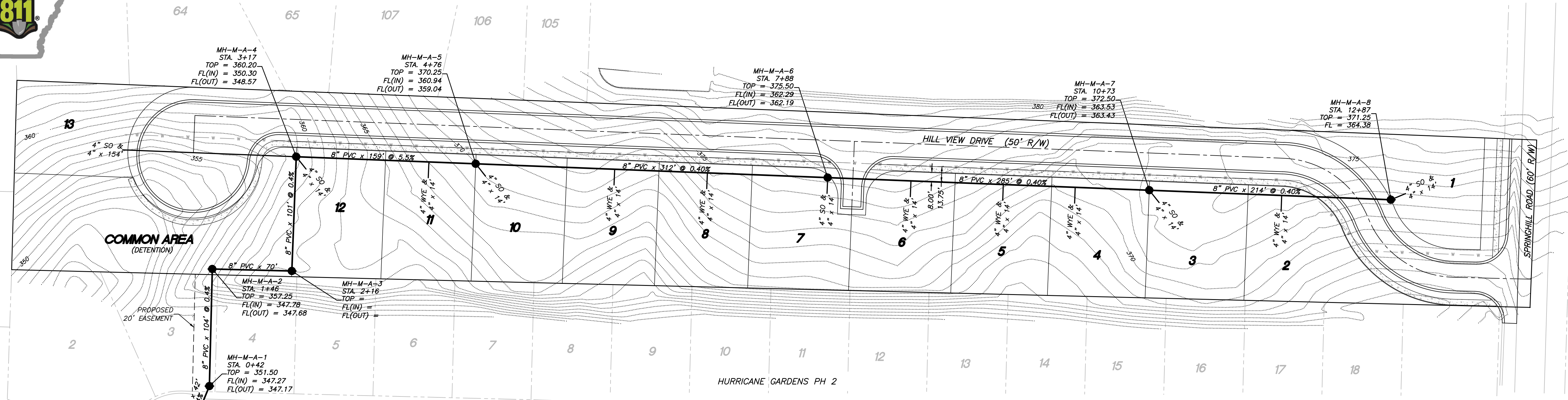


GENERAL NOTES:

- 1.) ALL CONSTRUCTION AND MATERIALS TO MEET OR EXCEED BRYANT SPECS.
- 2.) CONTRACTOR TO VERIFY METHOD OF CONNECTION WITH THE CITY PRIOR TO CONSTRUCTION.
- 3.) ATTENTION IS CALLED TO CONSTRUCTION DETAILS FOR ADDITIONAL INFORMATION.
- 4.) ALL UTILITIES TO BE LOCATED PRIOR TO CONSTRUCTION (ONE CALL, CITY, ETC.)
- 5.) CONSTRUCTION SHALL COMPLY WITH SECTION XIV.A - ADH RULES PERTAINING TO PUBLIC WATER SYSTEMS THAT STATES: "THE OPERATING ROUTINE SHALL INCLUDE NECESSARY PROTECTIVE MEASURES TO DETECT AND REMOVE OR DESTROY ANY CONTAMINANT OF CONCERN OR REGULATION THAT MIGHT ENTER THE DISTRIBUTION SYSTEM. EVERY PRECAUTION MUST BE TAKEN AGAINST THE POSSIBILITY OF SEWAGE CONTAMINATION OF THE WATER IN THE DISTRIBUTION SYSTEM. WATER MAINS AND SANITARY SEWERS SHALL BE CONSTRUCTED AS FAR APART AS PRACTICABLE, AND SHALL BE SEPARATED BY UNDISTURBED AND COMPACTED EARTH. A MINIMUM HORIZONTAL DISTANCE OF TEN FEET SHOULD BE MAINTAINED BETWEEN WATER LINES AND SEWER LINES OR OTHER SOURCES OF CONTAMINATION. WATER LINES AND SEWERS SHALL NOT BE LAID IN THE SAME TRENCH EXCEPT ON THE WRITTEN APPROVAL OF THE ARKANSAS DEPARTMENT OF HEALTH. WATER MAINS NECESSARILY IN CLOSE PROXIMITY TO SEWERS MUST BE PLACED SO THAT THE BOTTOM OF THE WATER LINE WILL BE AT LEAST 18 INCHES ABOVE THE TOP OF THE SEWER LINE AT ITS HIGHEST POINT. IF THIS DISTANCE MUST UNAVOIDABLY BE REDUCED, THE WATER LINE OR THE SEWER LINE MUST BE ENCASED IN WATERTIGHT PIPE WITH SEALED WATERTIGHT ENDS EXTENDING AT LEAST TEN FEET EITHER SIDE OF THE CROSSING. ANY JOINT IN THE ENCASEMENT PIPE IS TO BE MECHANICALLY RESTRAINED. THE ENCASEMENT PIPE MAY BE VENTED TO THE SURFACE IF CARRYING WATER OR SEWER UNDER PRESSURE. WHERE A WATER LINE MUST UNAVOIDABLY PASS BENEATH THE SEWER LINE, AT LEAST 18 INCHES OF SEPARATION MUST BE MAINTAINED BETWEEN THE OUTSIDE OF THE TWO PIPES IN ADDITION TO THE PRECEDING ENCASEMENT REQUIREMENT. EXCEPTIONS TO THIS MUST BE APPROVED IN WRITING BY THE ARKANSAS DEPARTMENT OF HEALTH. A MINIMUM HORIZONTAL DISTANCE OF THREE FEET SHALL BE MAINTAINED BETWEEN WATER LINES AND OTHER UNDERGROUND UTILITIES OF A NONSANITARY NATURE (GAS, ELECTRIC, ETC.). EXCEPTIONS TO THIS MUST BE APPROVED IN WRITING BY THE ARKANSAS DEPARTMENT OF HEALTH.
- 6.) CONTRACTOR TO ADHERE TO CURRENT OSHA EXCAVATION & TRENCH SAFETY REGULATIONS.
- 7.) BACKFILL FOR ALL DISTURBED (EXCAVATED) AREAS TO BE COMPACTED TO 95% SP.



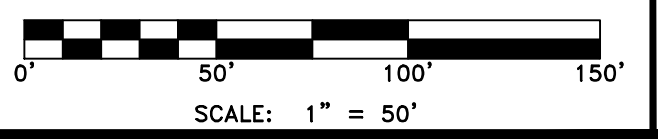
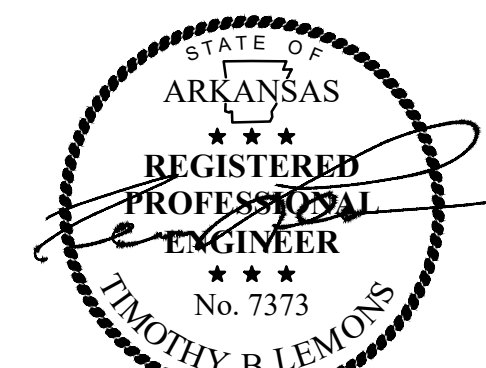
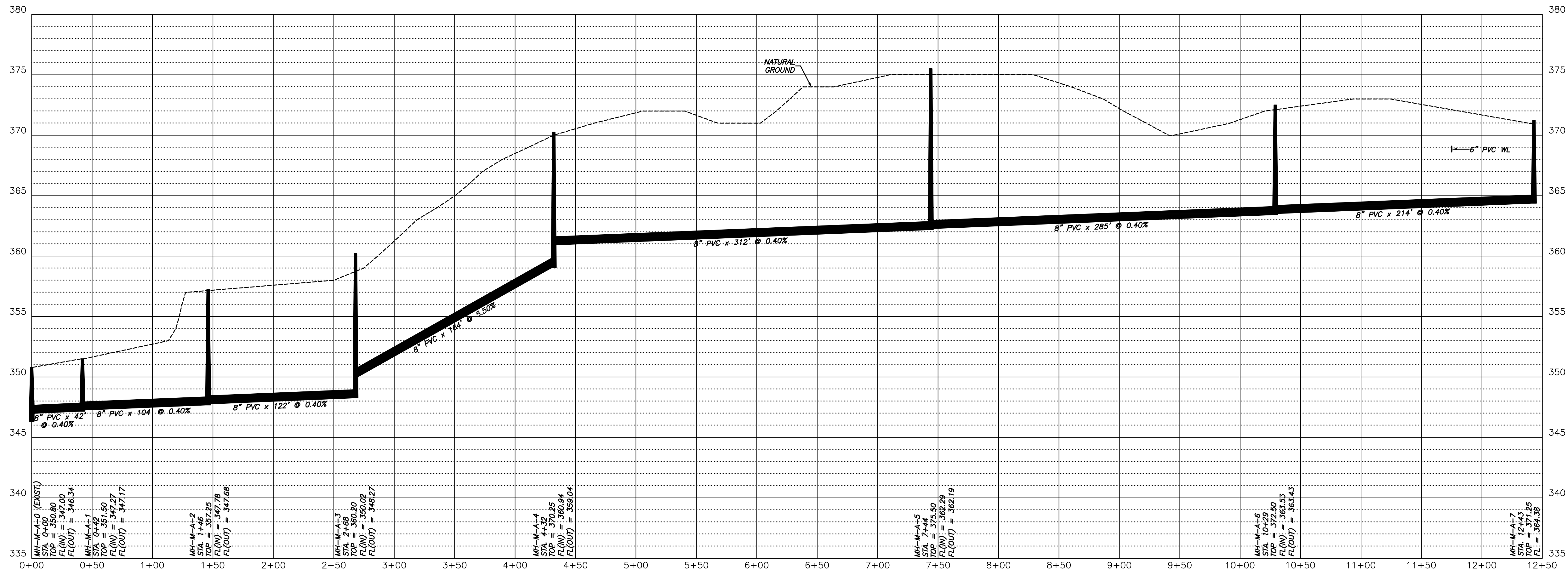
No.	Date	Revisions
1	7-25-24	Revised sewer grades.
2	8-29-24	Revised as per city's comments.
3	10-21-24	Revised as per city's comments.



HURRICANE GARDENS PH 2

GENERAL NOTES:

- 1.) ALL CONSTRUCTION AND MATERIALS TO MEET OR EXCEED BRYANT SPECS.
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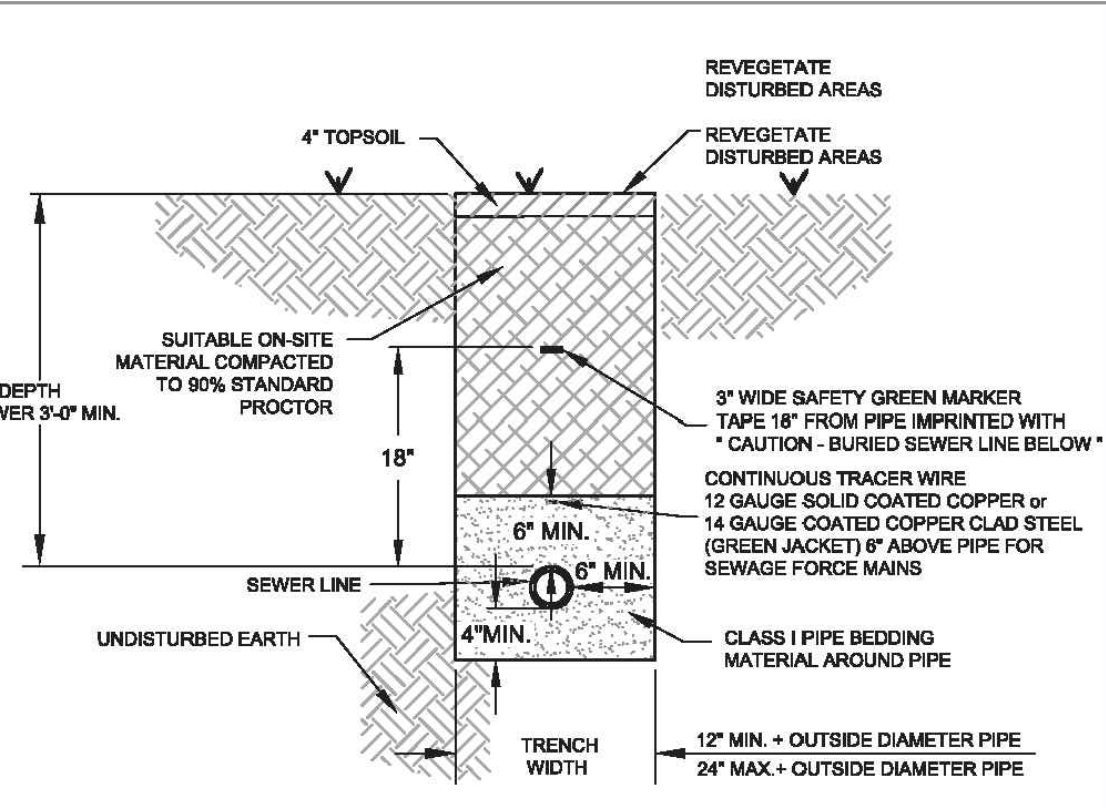


SEWER PLAN/PROFILE
HILLCREST ADDITION
 PART OF THE SE 1/4 OF SECTION 17, T-1-S, R-14-W
 CITY OF BRYANT, SALINE COUNTY, ARKANSAS

Prepared For:
 Springhill Hwy 5
 Development, LLC
 816 E. Oak Street
 Conway, Arkansas 72032

No.	Revisions	Date	By
1	Revised sewer grades	7-23-24	B. Judd
2	Revised pipe size comments	9-20-24	B. Judd
3	Revised manhole elevations	10-24-24	B. Judd
4	Revised pipe size comments	10-24-24	B. Judd

Project No.	24-018
Date:	JULY 9, 2024
Scale:	1" = 50'
Drawn By:	B. Judd
Sheet:	8 of 10

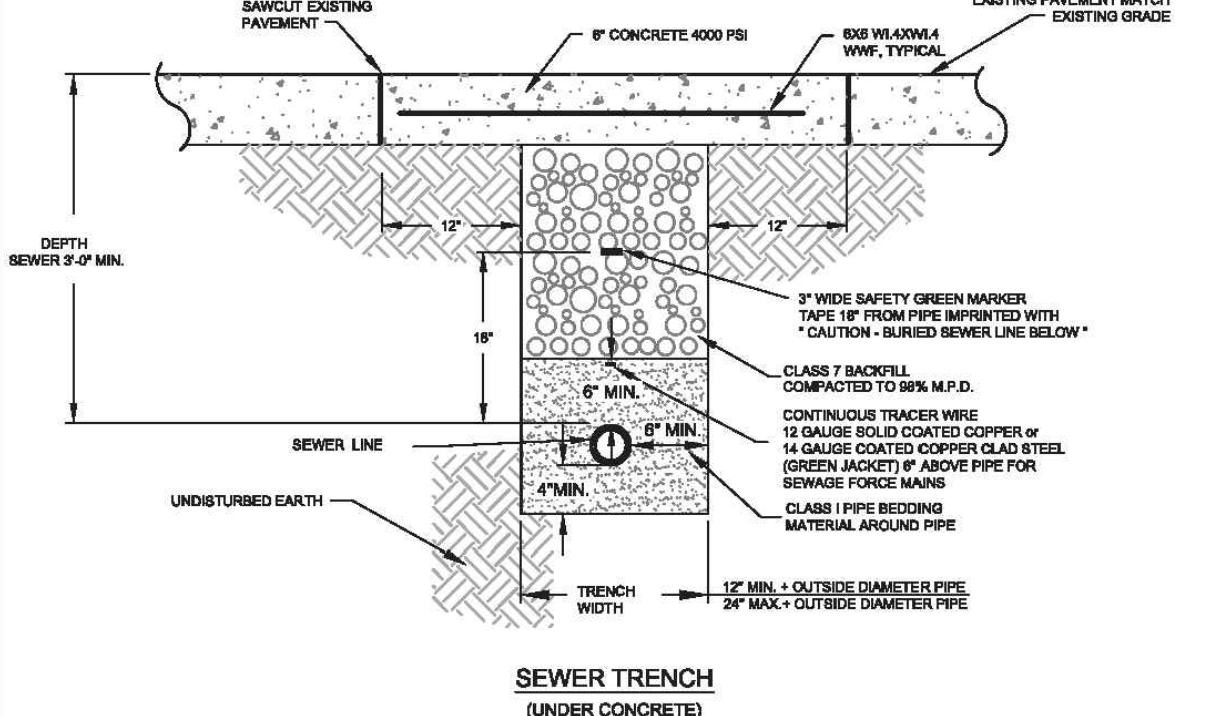
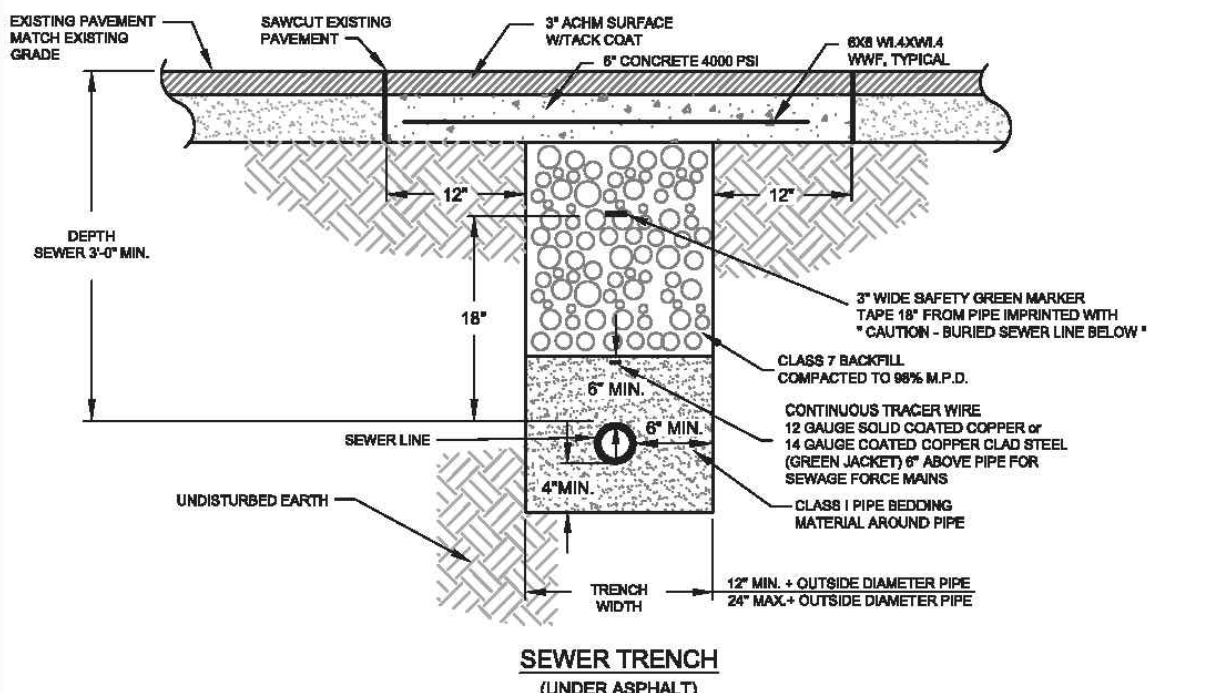


- NOTES:**
1. THE CONTRACTOR SHALL PROVIDE ALL ITEMS NECESSARY TO CONNECT WITH ANY PART OF THE EXISTING SEWER SYSTEM THAT WILL REMAIN IN ORDER TO ESTABLISH A SATISFACTORY AND ACCEPTABLE SEWER SYSTEM.
 2. CONTRACTOR TO CONSTRUCT ALL TRENCH EXCAVATION IN ACCORDANCE WITH ALL OSHA REGULATIONS (29 CFR CH.XVII, SUBPART B).
 3. TRENCH SHALL BE EXCAVATED BELOW GRADE REQUIRED TO PROVIDE A MINIMUM 36" OF PIPE COVER.

SEWER TRENCH
(NON-PAVED AREA)

CITY OF BRYANT, AR
WATER UTILITIES
210 S.W. 2nd, STREET
BRYANT, AR
PHONE: (501) 843-5088

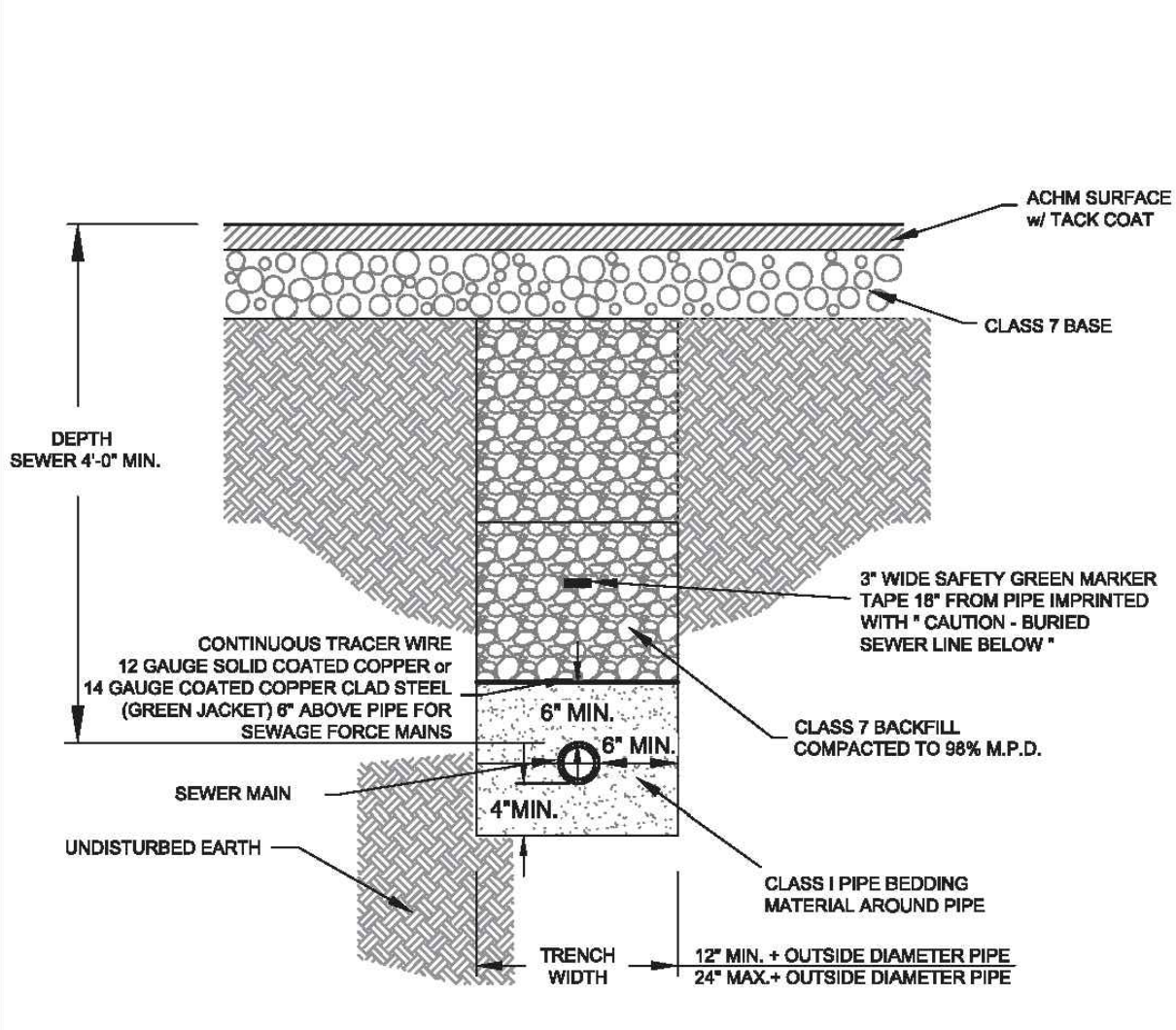
SEWER DETAILS
DESCRIPTION: SEWER TRENCH (NON-PAVED AREA)
DATE: APR. 2024
REVISED: [blank]
SHEET: S1



- NOTES:**
1. THE CONTRACTOR SHALL PROVIDE ALL ITEMS NECESSARY TO CONNECT WITH ANY PART OF THE EXISTING SEWER SYSTEM THAT WILL REMAIN IN ORDER TO ESTABLISH A SATISFACTORY AND ACCEPTABLE SEWER SYSTEM.
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CITY OF BRYANT, AR
WATER UTILITIES
210 S.W. 2nd, STREET
BRYANT, AR
PHONE: (501) 843-5088

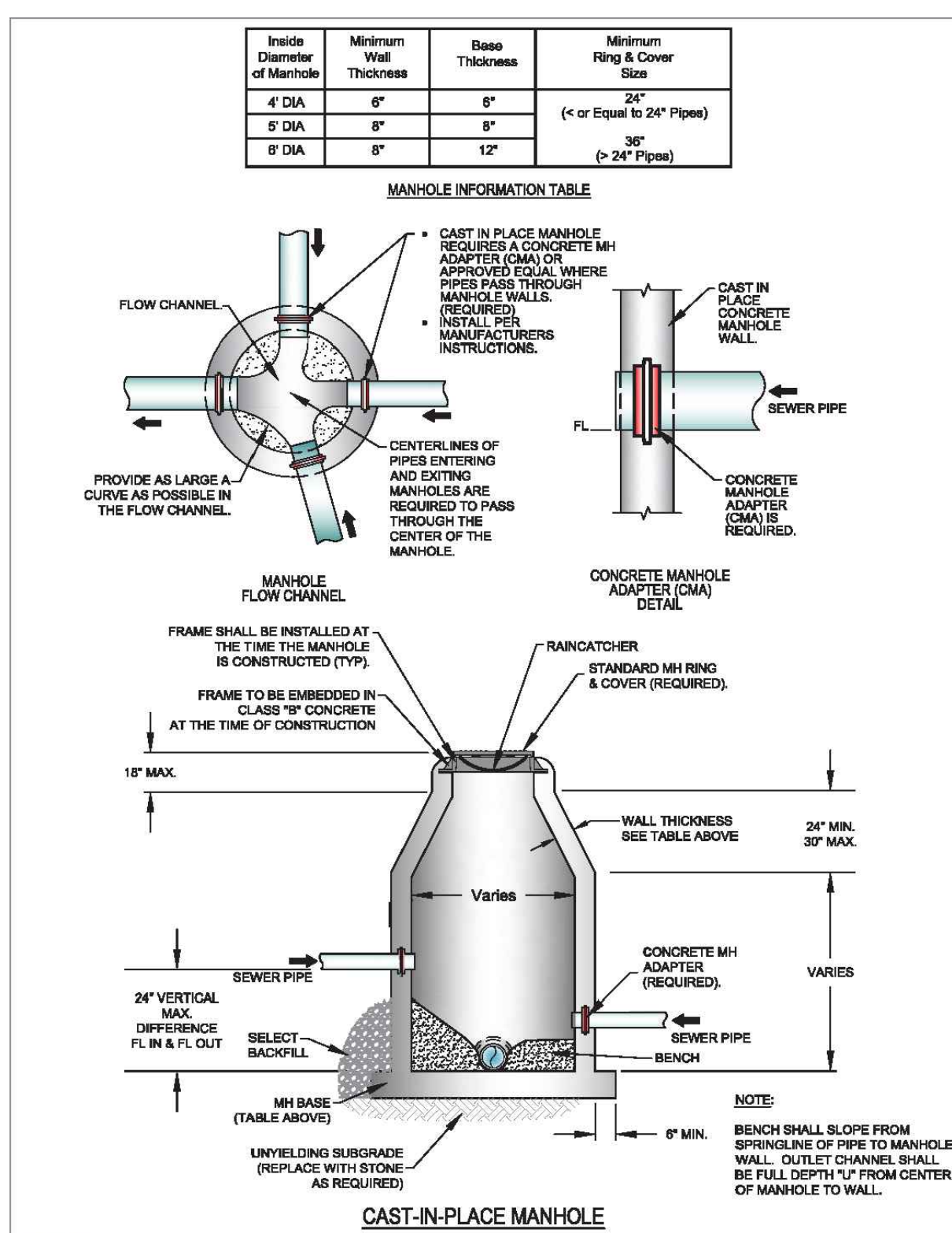
SEWER DETAILS
DESCRIPTION: SEWER TRENCH (UNDER ASPHALT)
DATE: APR. 2024
REVISED: [blank]
SHEET: S2



- NOTES:**
1. THE CONTRACTOR SHALL PROVIDE ALL ITEMS NECESSARY TO CONNECT WITH ANY PART OF THE EXISTING SEWER SYSTEM THAT WILL REMAIN IN ORDER TO ESTABLISH A SATISFACTORY AND ACCEPTABLE SEWER SYSTEM.
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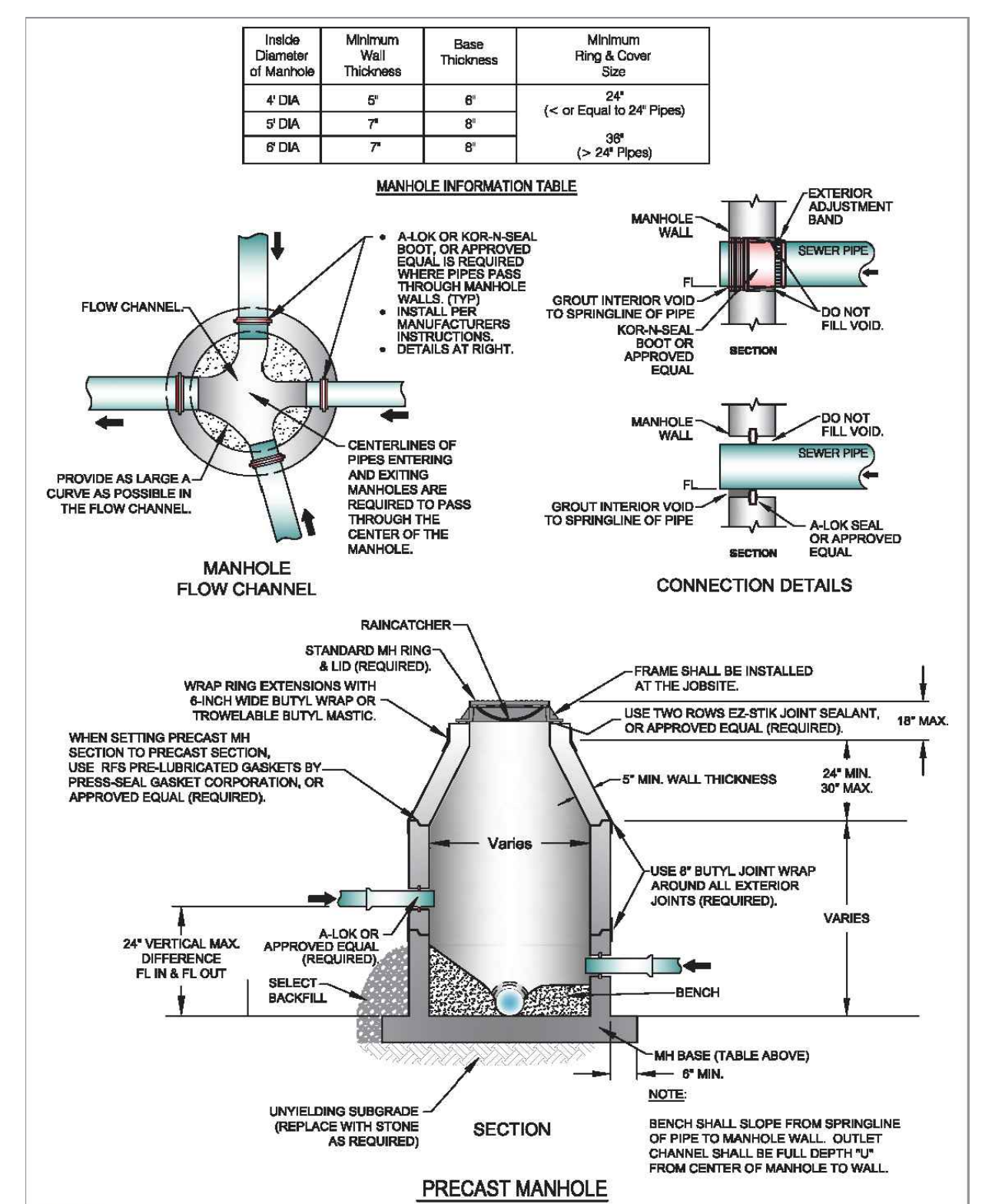
CITY OF BRYANT, AR
WATER UTILITIES
210 S.W. 2nd, STREET
BRYANT, AR
PHONE: (501) 843-5088

SEWER DETAILS
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DATE: APR. 2024
REVISED: [blank]
SHEET: S3



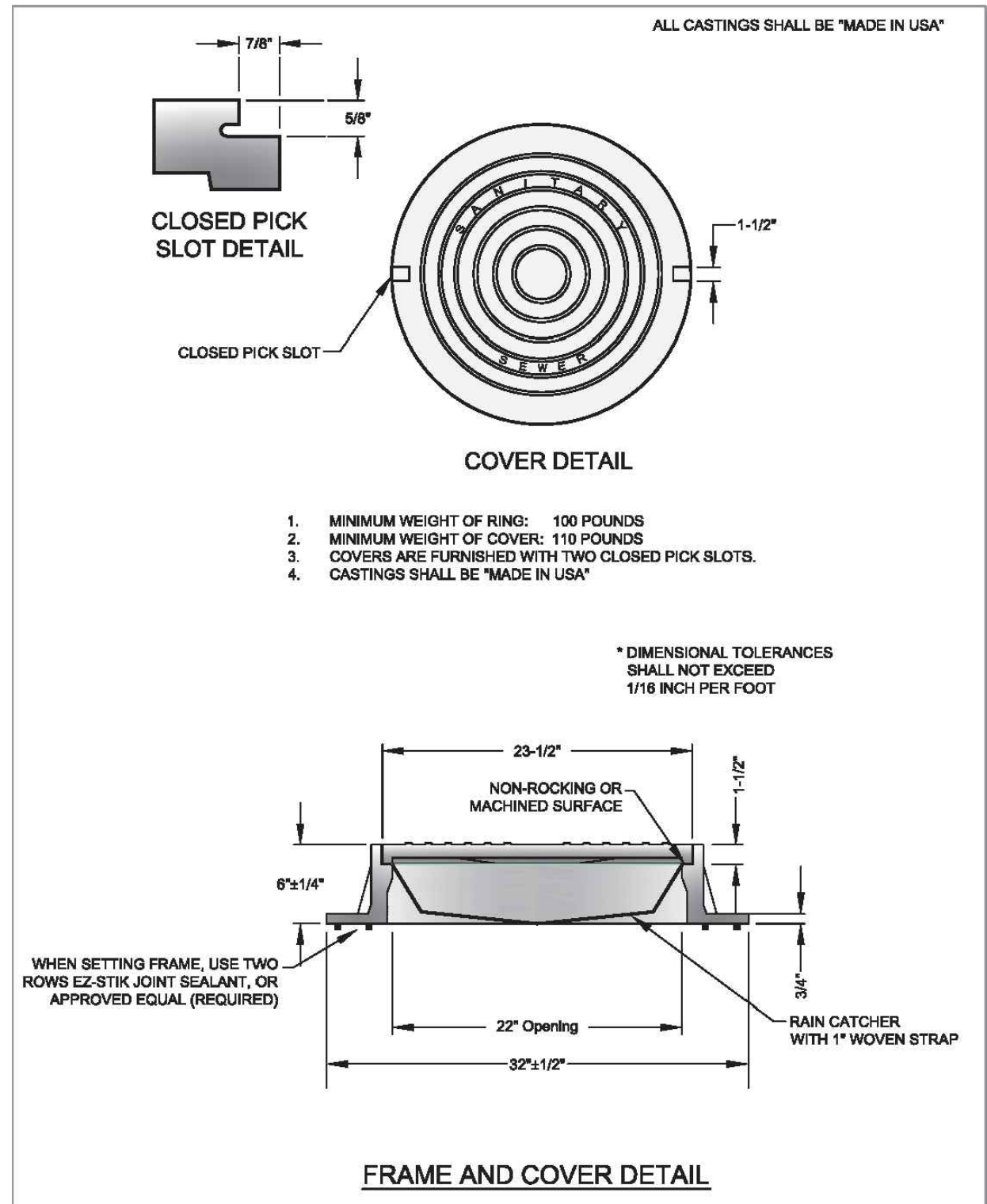
CITY OF BRYANT, AR
WATER UTILITIES
210 S.W. 2nd, STREET
BRYANT, AR
PHONE: (501) 843-5088

SEWER DETAILS
DESCRIPTION: CAST-IN-PLACE MANHOLE
DATE: APR. 2024
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SHEET: S4



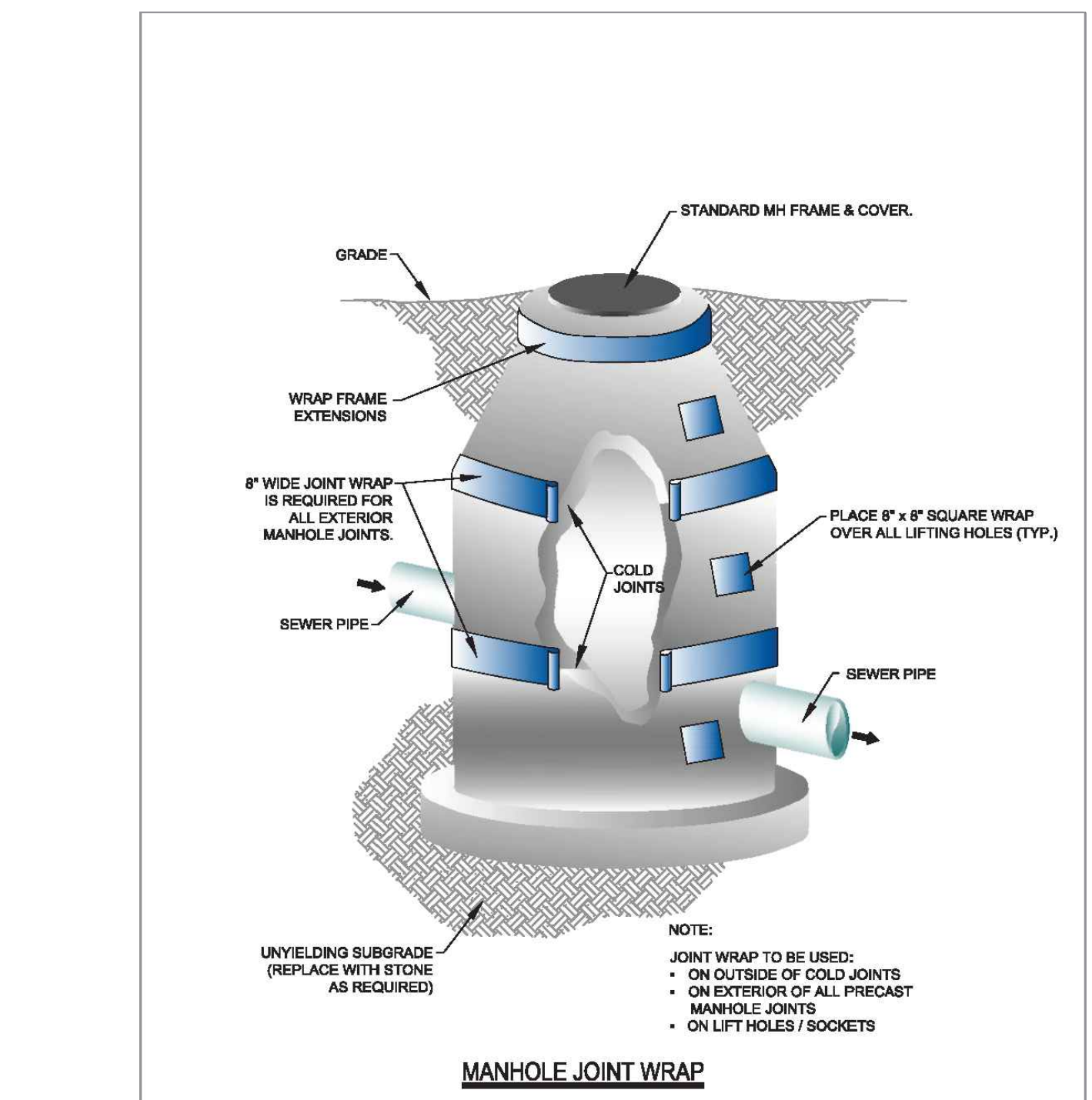
CITY OF BRYANT, AR
WATER UTILITIES
210 S.W. 2nd, STREET
BRYANT, AR
PHONE: (501) 843-5088

SEWER DETAILS
DESCRIPTION: PRECAST MANHOLE
DATE: APR. 2024
REVISED: [blank]
SHEET: S5



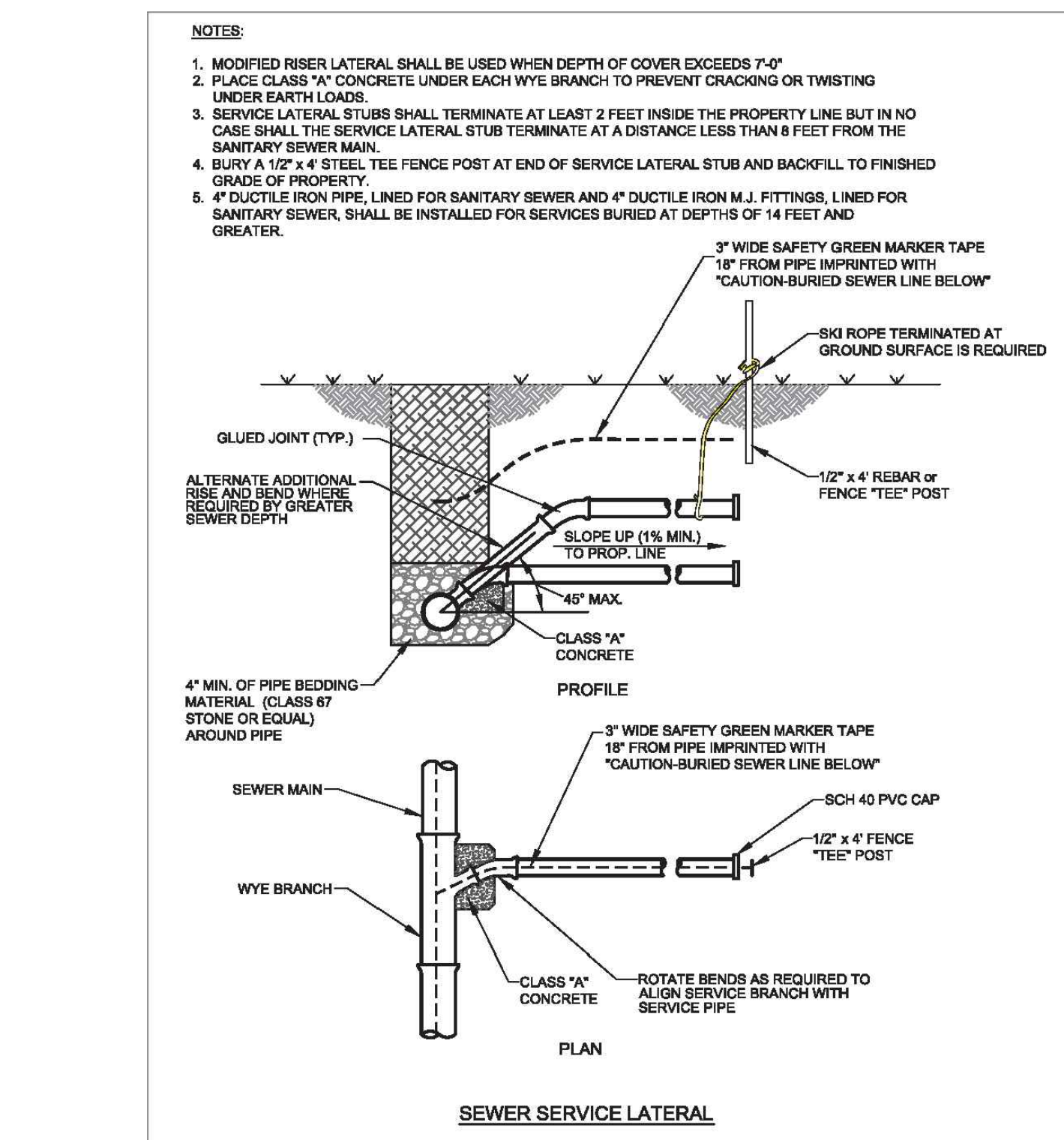
CITY OF BRYANT, AR
WATER UTILITIES
210 S.W. 2nd, STREET
BRYANT, AR
PHONE: (501) 843-5088

SEWER DETAILS
DESCRIPTION: MANHOLE FRAME AND COVER
DATE: APR. 2024
REVISED: [blank]
SHEET: S6



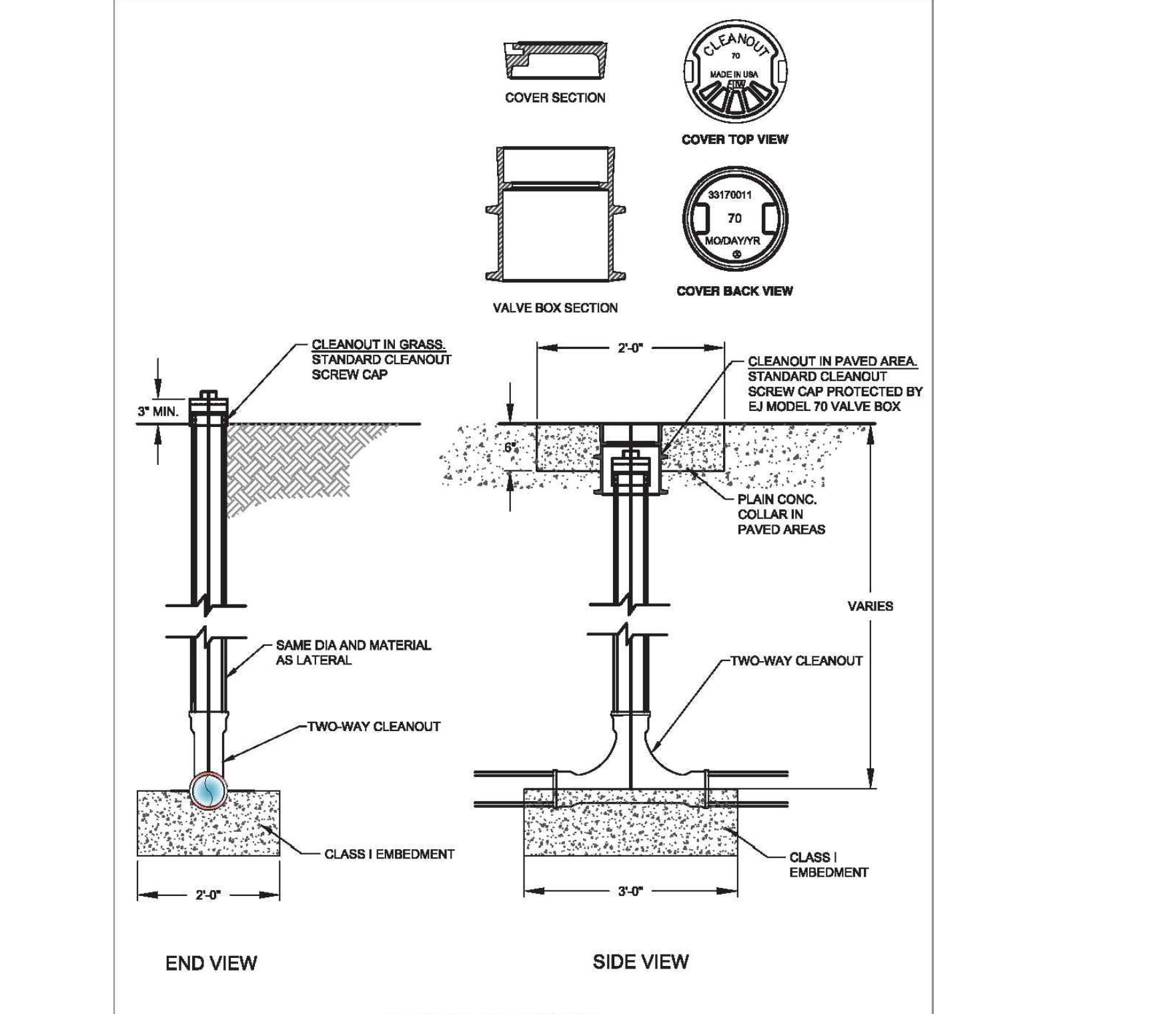
CITY OF BRYANT, AR
WATER UTILITIES
210 S.W. 2nd, STREET
BRYANT, AR
PHONE: (501) 843-5088

SEWER DETAILS
DESCRIPTION: MANHOLE JOINT WRAP
DATE: APR. 2024
REVISED: [blank]
SHEET: S9



CITY OF BRYANT, AR
WATER UTILITIES
210 S.W. 2nd, STREET
BRYANT, AR
PHONE: (501) 843-5088

SEWER DETAILS
DESCRIPTION: SEWER SERVICE LATERAL
DATE: APR. 2024
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SHEET: S15



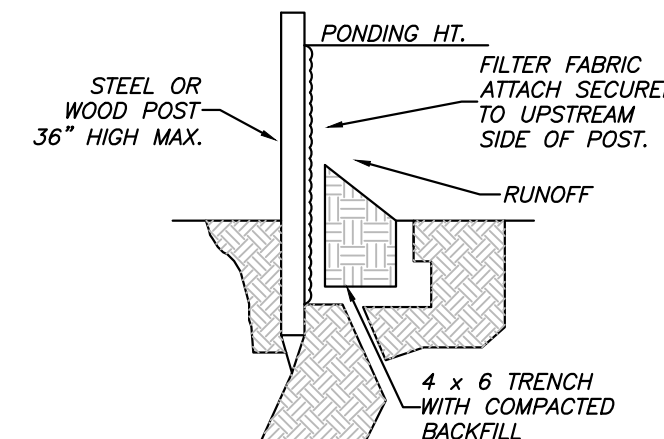
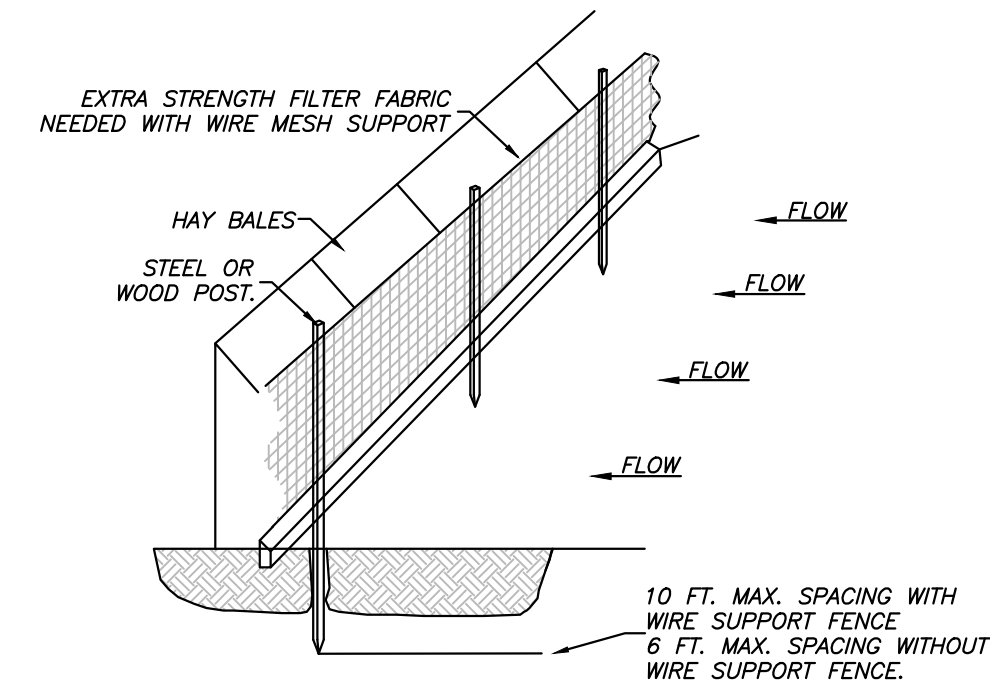
CITY OF BRYANT, AR
WATER UTILITIES
210 S.W. 2nd, STREET
BRYANT, AR
PHONE: (501) 843-5088

SEWER DETAILS
DESCRIPTION: SEWER SERVICE CLEANOUT
DATE: APR. 2024
REVISED: [blank]
SHEET: S16

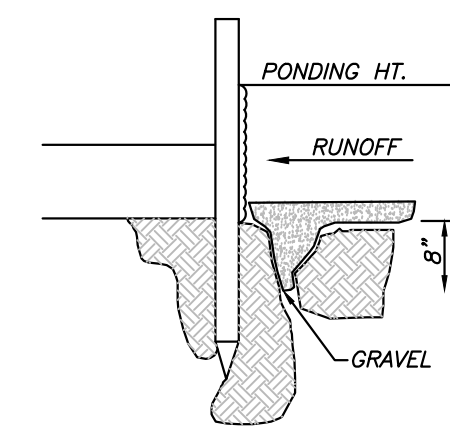


GENERAL NOTES:

- 1.) A SILT FENCE AND STRAW BALE DIKE SHALL BE PLACED AT POTENTIAL LOCATIONS OF HEAVY EROSION.
- 2.) TEMPORARY STRAW BALE DIKES ARE TO BE CONSTRUCTED NOT TO POND WATER ON ADJACENT PROPERTY.
- 3.) ALL TEMPORARY EROSION CONTROLS SHALL BE MAINTAINED UNTIL ALL CONSTRUCTION IS COMPLETE & PERMANENT GROUND COVER HAS BEEN ESTABLISHED.
- 4.) ONE OF THE FOLLOWING GROUND COVER METHODS SHALL BE USED AT AREAS OF CLEARING OTHER THAN FUTURE PAVEMENT SURFACES:
 STRAW OR HAY-LOOSE 2.0 TONS/ACRE
 STRAW OR HAY-TIED, ANCHORED, OR TACKED 1.5 TONS/ACRE
- 5.) SOIL EXPOSED FOR MORE THAN 14 DAYS WITH NO CONSTRUCTION ACTIVITY SHALL BE SEEDED OR REVEGETATED.
- 6.) CONSTRUCTION EXITS SHALL BE MAINTAINED IN A CONDITION WHICH WILL PREVENT TRACKING ON FLOW OF MUD INTO PUBLIC RIGHT-OF-WAY.
- 7.) ADDITIONAL EROSION CONTROL MEASURES WILL BE EMPLOYED WHERE NECESSARY BY SITE CONDITIONS.
- 8.) CONTRACTOR SHALL BE RESPONSIBLE FOR MAINTAINING EROSION CONTROL MEASURES & PROVIDE RAIN FALL MONITORING & BI-WEEKLY INSPECTION REPORTS IN ACCORDANCE WITH THE NPDES PERMIT REQUIREMENTS.
- 9.) CONTRACTOR SHALL USE "BEST MANAGEMENT PRACTICES" (BMP'S) WHEN IMPLEMENTING & MAINTAINING SEDIMENT & RUN-OFF CONTROLS.
- 10.) THE USE OF "BIO-DEGRADABLE SOCK" IS ALLOWED AS OPPOSED TO SILT FENCE.



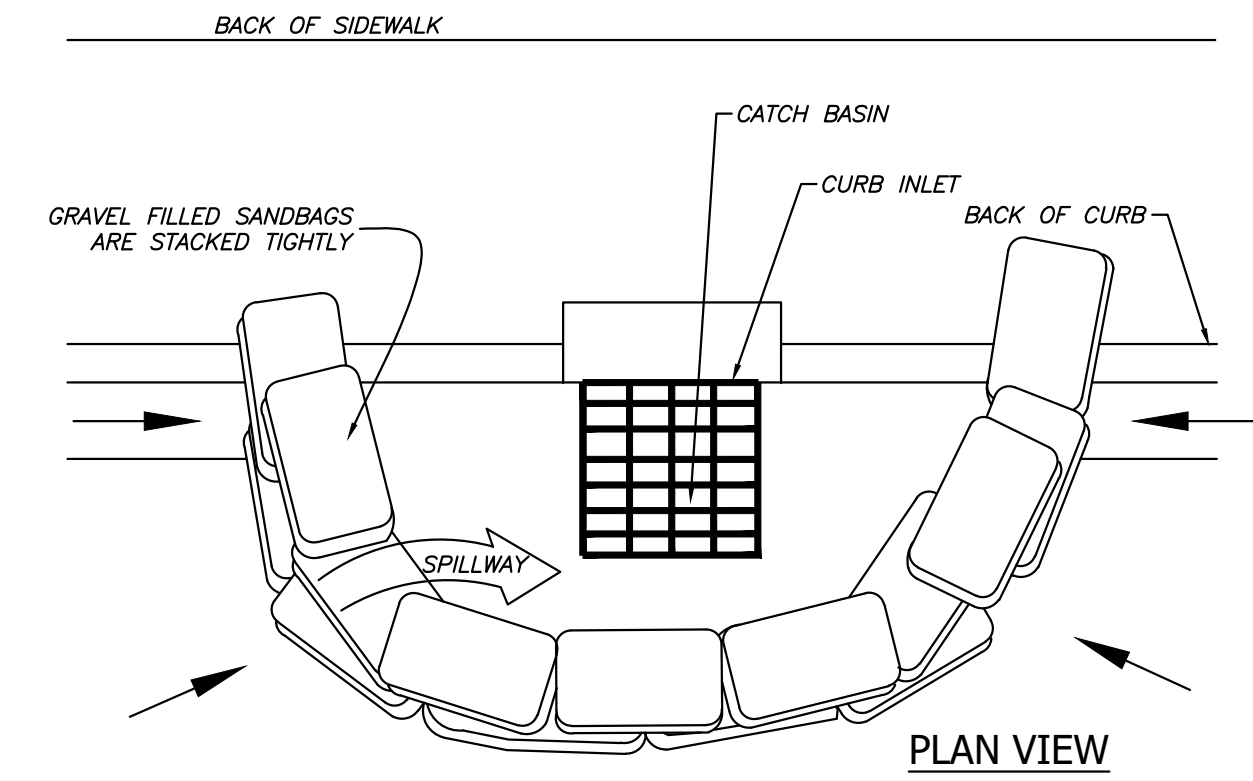
**STANDARD DETAIL
TRENCH WITH NATIVE GRAVEL**



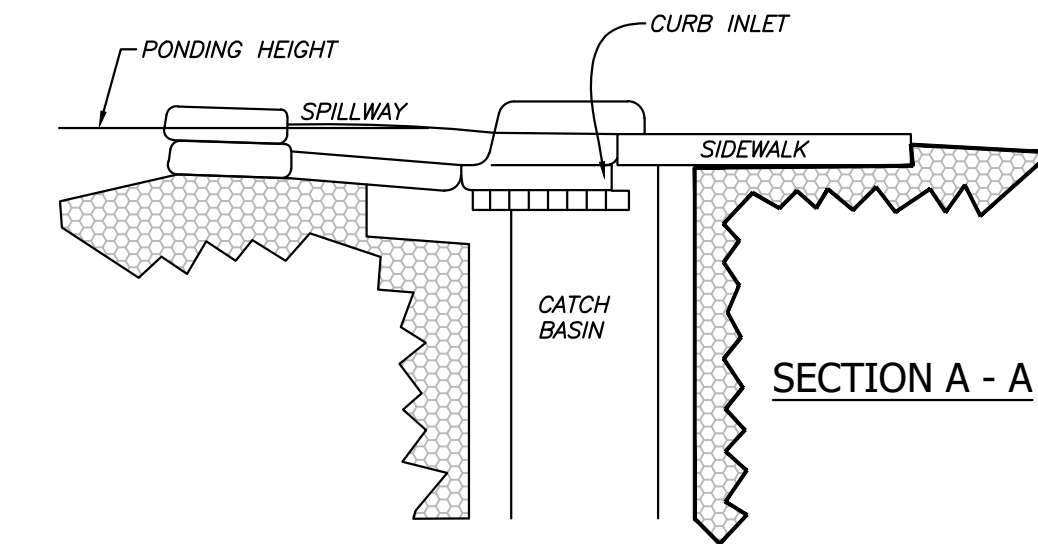
**ALTERNATE DETAIL
TRENCH WITH GRAVEL**

- 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
NTS**



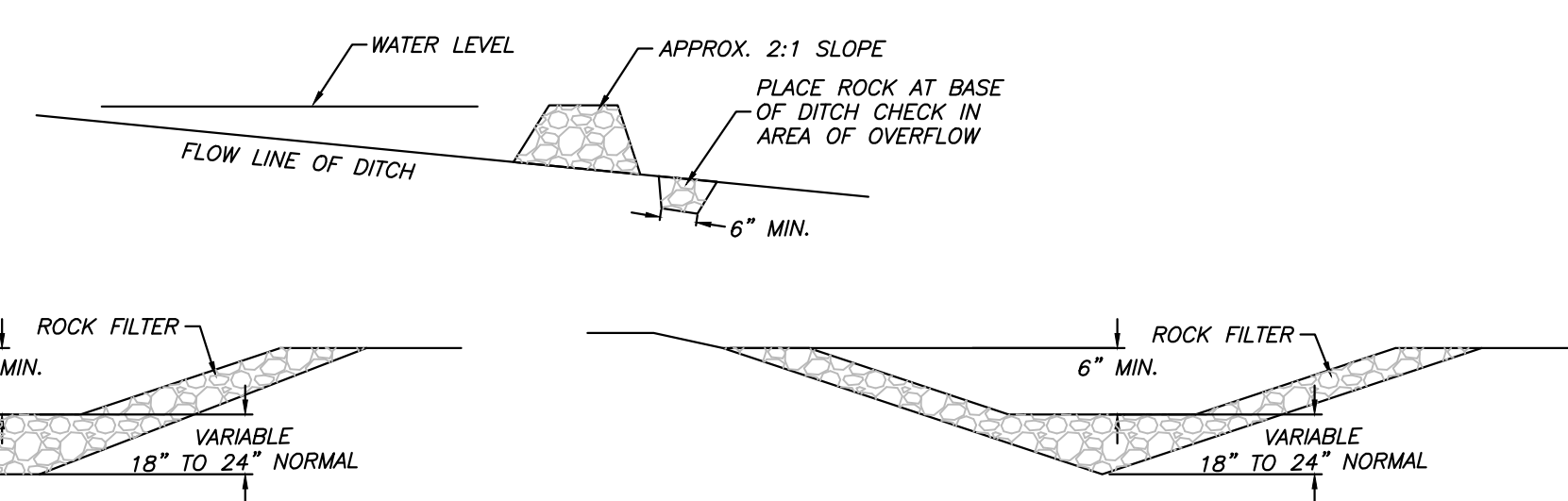
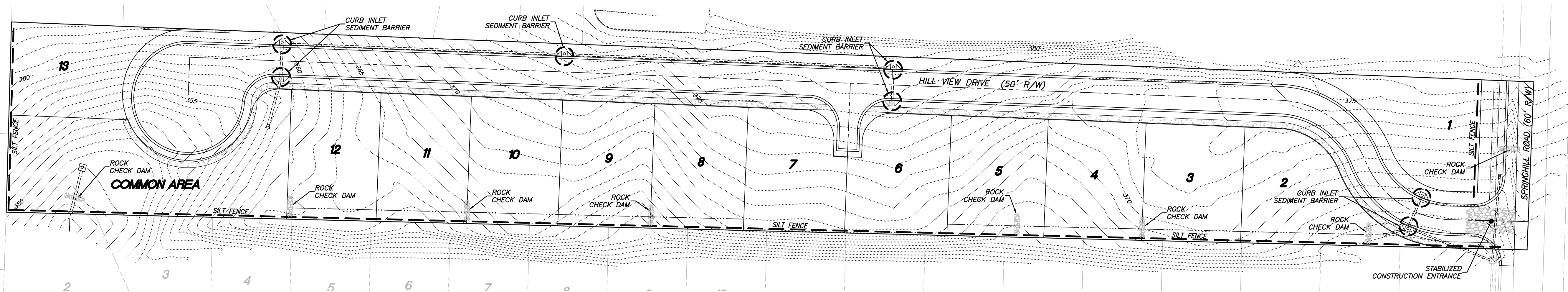
PLAN VIEW



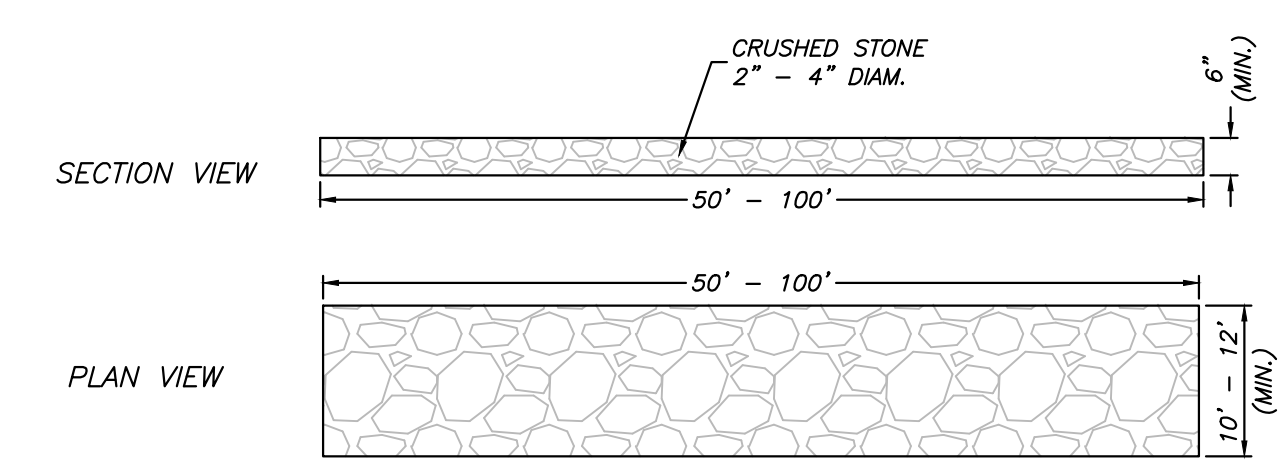
SECTION A - A

**CURB INLET
SEDIMENT BARRIER
NTS**

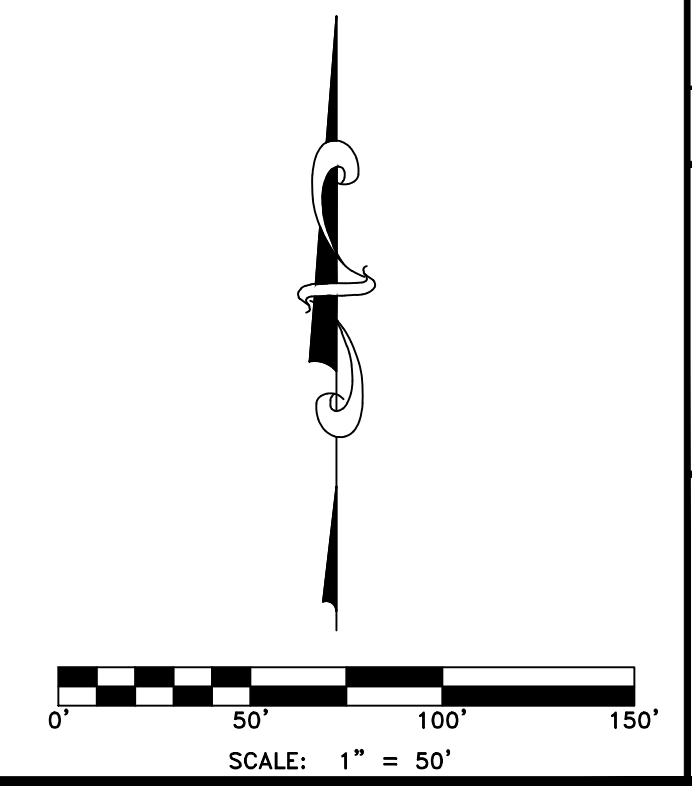
- NOTES:**
- 1.) PLACE CURB TYPE SEDIMENT BARRIERS ON GENTLY SLOPING STREET SEGMENTS WHERE WATER CAN POND AND ALLOW SEDIMENT TO SEPARATE FROM RUNOFF.
 - 2.) SANDBAGS OF EITHER BURLAP OR WOVEN GEOTEXTILE FABRIC ARE FILLED WITH GRAVEL, LAYERED, AND PACKED TIGHTLY.
 - 3.) LEAVE ONE SANDBAG GAP IN THE TOP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



**ROCK CHECK DAM
NTS**



**STABILIZED CONSTRUCTION ENTRANCE
NTS**



**EROSION CONTROL PLAN
HILLCREST ADDITION**
 PART OF THE SE 1/4 OF SECTION 17, T-1-S, R-14-W
 CITY OF BRYANT, SALINE COUNTY, ARKANSAS

Prepared For:
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Date: JULY 9, 2024
 Scale: 1" = 50'
 Drawn By: B. Judd

Project No: 24-018
 File: 10_Hilcrest Erosion
 Sheet: 10 of 10

LEMONS ENGINEERING CONSULTANTS, INC.
 1001 N. GUYTON STREET, SUITE 2023
 CABOT, ARKANSAS 72023
 (501) 843-5081 • Fax (501) 941-0959
ENGINEERING + SURVEYING
 WATER • SEWER • TRANSPORTATION • SUBDIVISIONS