# Bryant Planning Commission Meeting 

Boswell Municipal Complex - City Hall Court Room
210 SW 3rd Street
YouTube: https://www.youtube.com/c/bryantarkansas
Date: October 10, 2022 - Time: 6:00 PM

## Call to Order

## Approval of Minutes

1. Planning Commission Meeting Minutes 9/12/2022

## Announcements

## Director's Report

## DRC Report

2. Lombard Heights - Phase 1 - Final Plat

Hope Consulting - Requesting Final Plat Approval-RECOMMEDED APPROVAL
3. Coral Ridge - Final Plat

Hope Consulting - Requesting Final Plat Approval - RECOMMEDED APPROVAL, Contingent upon Completion of Staff Comment List
4. Hospice Homecare - 701 Bryant Ave STE 1B - Sign Permit

Condray Signs - Requesting Sign Permit Approval - STAFF APPROVED

- 0594-APP-02.pdf
- 0594-APP-01.pdf

5. J\&S Manufacturing Co. - 21856 I-30-Sign Permit

LA Designs - Requesting Sign Permit Approval - STAFF APPROVED

- 0595-APP-01.pdf

6. Farmer's Bank and Trust - 3345 HWY 5 - Sign Permit

White Sign Co. - Requesting Sign Permit Approval-STAFF APPROVED

- 0602-APP-01.pdf

7. All Paws Petwash - 1400 N Reynolds Road

Hope Consulting - Requesting: 1) Site Plan Approval - APPROVED, Contingent upon non-standard building approval by PC and $\$ 500$ minimum SW in-lieu-offee. 2) Non-Standard Building Approval - RECOMMENDED APPROVAL
8. Abby Road Shopping Center - N. Reynolds Road

Phillip Lewis Engineering - Requesting Plat Approval - RECOMMENDED APPROVAL
9. The Station - GSFBC Raymar Fields - Special Sign Permit

Pinnacle Signs and Graphics - Requesting Approval for Special Sign Permit - RECOMMEDED APPROVAL
10. Grace Baptist Church - 21671 I-30-Sign Variance

Pinnacle Signs and Graphics - Requesting Approval for Sign Variance - RECOMMEDED APPROVAL
11. Church's Chicken-1901 N Reynolds - Sign Variance

K\&P Signs - Requesting Approval for Sign Variance
12. Southern Trace Rehabilitation \& Care-22515 I-30-Sign Permit

Edwards Sign - Requesting Sign Permit Approval - APPROVED

- 0593-APR-01.pdf

13. Hounds Lounge - 519 West Commerce - Sign Permit

Redgie Adams Sign Co - Requesting Sign Permit Approval - APPROVED

- 0592-APR-01.pdf

14. J. Kencade Publishing - 5920 HWY 5 - Sign Permit

L Graphics - Requesting Sign Permit Approval - STAFF APPROVED

- 0591-APP-01.pdf


## Old Business

## New Business

15. Lombard Heights - Phase 1 - Final Plat

Hope Consulting - Requesting Final Plat Approval

- 0578-LTR-01.pdf
- 0578-BOA-01.pdf
- 0578-ASB-02.pdf
- 0578-PLN-02.pdf
- 0578-APP-01.pdf

16. Coral Ridge - Final Plat

Hope Consulting - Requesting Final Plat Approval

- 0596-ASB-01.pdf
- 0596-PLN-01.pdf

17. All Paws Petwash-1400 N Reynolds Road

Hope Consulting - Requesting Non-Standard Building Approval

- 0579-PLN-04.pdf
- 0579-PLN-03.pdf
- 0579-PLN-02.pdf
- 0579-LTR-01.pdf

18. Abby Road Shopping Center - N. Reynolds Road

Phillip Lewis Engineering - Requesting Plat Approval

- 0560-PLT-01.pdf

19. The Station - GSFBC Raymar Fields - Special Sign Permit

Pinnacle Signs and Graphics - Requesting Approval for Special Sign Permit

- 0599-LTR-01.pdf
- 0599-APP-01.pdf

20. Grace Baptist Church - 21671 I-30 - Sign Variance

Pinnacle Signs and Graphics - Requesting Approval for Sign Variance

- 0597-APP-01.pdf

21. Church's Chicken-1901 N Reynolds - Sign Variance

K\&P Signs - Requesting Approval for Sign Variance

- 0601-LTR-01.pdf
- 0601-APP-01.pdf


## Adjournments



City of Bryant, Arkansas
Community Development
210 SW 3 rd 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.

Date:


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

Sign Co. or Sign Owner
 Address I107E Hording city, State, zip Pine Bluff, AAR 71601
Phone 820-534-5210

## Property Owner

name Hospice Home Care
 Phone $501-599-2718$ Emil address djolley anospichonecare. com Email Adiresesemma ©econdray ign ns. com

GENERAL INFORMATION


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 signs) and any existing sign(s) on the property is required to be submitted. Renderings of the signs) 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.

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## 182 in



## SignC



By shaning this document, you weihy that all spoling, layout and content are correot and that you are satisflied whth the designas) proofed on this document. Designs will be produced as shown here and you cannot make changes once the order is in production. Customar assumes all responstbility for typographical errors.



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and that you are eatisfided with the design(s) prooted or this document. Designs
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## McFARLAND EYE CARE

We re focused on you.

653-2010

## mofarlandeye.com



## at\&t <br> Authorized Retailer

## HOSPICE home care

| OD | MCFARLAND |
| :---: | :---: |
| McFarlandEye.com CARE | $501-653-2010$ |

## RumRobon

## Triejolit chiropractlic




City of Bryant, Arkansas
Community Development
210 SW $3^{\text {rd }}$ Street Bryant, AR 72022
501-943-0943

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## Sign Co. or Sign Owner



Property Owner
Name Hospice Home Care Address 707-13 Bryant Ave. city, state, zip Bryant, $A R$
Phone 501-519-2718
email Address djolley ahospiconomecare. Coin

GENERAL INFORMATION


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By signing this dooument, you verify that all spelling, layout and content are correct and that you are satistiod with the dasign(s) proofed on this documont. Designs will be produced as shown hen and you cannot make changes once the order is in production. Customer assumves all responstilily for typographical errors.

## lease Sign here



182 in


## Sign C



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## (๑) <br> McFARLAND EYE CARE

## We're focused on you.

653-2010

## mofarlandeye.com





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

## Sign Co. or Sign Owner

Name_ LA Designs
Address P.O. Box 625
City, State, Zip Mabelvale, AR 72103
Phone $\frac{501.350 .1079}{\text { Email Address lisa@ladesignsone.com }}$

## Property Owner

Name J\&S Manufacturing Co., Inc
Address 21856 I-30
City, State, Zip Bryant, AR 72022
Phone 501.847.2079
Email Address rbradshaw@singlefacepaper.com

## GENERAL INFORMATION

Name of Business
J\&S Manufacturing Co., Inc
Address/Location of sign 21856 I-30

Zoning Classification $\qquad$

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 $\operatorname{sign}(s)$ and any existing sign (s) on the property is required to be submitted. Renderings of the signs) 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.

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

$9 / 15 / 22$ $9 / 15 / 22$

Frontage of this building - $230^{\prime}(\mathrm{w}) \times 16^{\prime}(\mathrm{h})$ Sized $-20^{\prime}(\mathrm{w}) \times 3^{\prime}(\mathrm{h})=60 \mathrm{sq} \mathrm{ft}$
Mounted on side of warehouse facing Springhill Rd Non-illuminated flat aluminum sign
Sized $-20^{\prime}(\mathrm{w}) \times 3^{\prime}(\mathrm{h})=60 \mathrm{sq} \mathrm{ft}$ 21856 1-30
Bryant, AR 72022 J\&S Manufacturing
21856 I-30




City of Bryant, Arkansas
Community Development
210 SW $3^{\text {rd }}$ Street Bryant, AR 72022
501-943-0943

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Date: $\quad 9-15-22 \quad\left[\begin{array}{c}\text { Note: Electrical Permits may be } \\ \text { Required, Please contact the } \\ \text { Community Development Office } \\ \text { for more information. }\end{array}\right.$

## Sign Co. or Sign Owner

Name_ WHITE SIGN COMPANY
Address 3501 STONELEDGE DR
City, State, Zip TEXARKANA, TX 75503
Phone 903-280-7849
Email Addresssm@whitesign.com

## Property Owner

Name FARMERS BANK \& TRUST
Address $\qquad$
City, State, Zip $\qquad$
Phone $\qquad$
Email Address $\qquad$

## GENERAL INFORMATION

Name of Business $\qquad$ FARMERS BANK \& TRUST
Address/Location of sign 3345 HWY 5 N
Zoning Classification C-2

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$\left.\begin{array}{|c|c|c|c|c|c|c|}\hline \text { SIGN } & \begin{array}{c}\text { Type } \\ \text { (Facade, Pole, } \\ \text { Monument, other) }\end{array} & \begin{array}{c}\text { Dimensions } \\ \text { (Height, Length, Width) }\end{array} & \begin{array}{c}\text { Sqft } \\ \text { (Measured in } \\ \text { whole as } \\ \text { rectangle) }\end{array} & \begin{array}{c}\text { Height of Sign } \\ \text { (Measured from lot surface) }\end{array} & \begin{array}{c}\text { Column for } \\ \text { Admin } \\ \text { Certifying } \\ \text { Approval }\end{array} \\ \hline \text { A } & \text { WALL SIGN } & 75^{\prime \prime} \times 96^{\prime \prime} & 50 \text { SF } & 21^{\prime}-88^{\prime \prime} & 15^{\prime}-5 "^{\prime \prime} & \text { Top of Sign } \\ \text { Bottom of } \\ \text { Sign }\end{array}\right]$

Frontage of Bid. Not used by Farmers $\sim 54 \mathrm{ft}$. Which allows 54 sqft per Tenant.

White sign

|  | All electrical components will be UL approved, all wiring will comply with UL \& NEC requirements. <br> Signs will bear the UL mark. <br> All signs will be engineered to meet or exceed local wind load requirements. |
| :---: | :---: |


Internally lighted aluminum routed face sign,
with push thru copy.



City of Bryant, Arkansas


Community Development
210 SW 3 ${ }^{\text {rd }}$ Street Bryant, AR 72022
501-943-0943

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Date: $\qquad$
Note: Electrical Permits may be Required, Please contact the for more information.

## Sign Co. or Sign Owner

Address 2208 AIRPORT RD
Address 2208 AIRPORT RD

Property Owner
Name
Address


Phone 5018470777


## GENERAL INFORMATION



Zoning Classification $\qquad$

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| SIGN | Type <br> (Facade, Pole, Monument, other) | Dimensions (Height, Length, Width) | Sqft <br> (Measured in whole as rectangle) | Height of Sign (Measured from lot surface) |  | Column for Admin Certifying Approval |
| :---: | :---: | :---: | :---: | :---: | :---: | :---: |
|  |  |  |  | Top of Sign | Bottom of $\qquad$ |  |
| A | MAONUMAENI | $4^{\prime} 6^{\prime \prime} \times 13^{1} 6^{\prime \prime}$ | 60.75 | $56$ | $12^{11}$ |  |
| B |  |  |  |  |  |  |
| C |  |  |  |  |  |  |
| E |  |  |  |  |  |  |
| F |  |  |  |  |  |  |
| G |  |  |  |  |  |  |






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The Sign Ordinance is available at wownothyom som under the Planning and Community Development tab.
Date: 8/29/2022
Sign Co. or Sign Owner
Name REDGE ADAMS SigN co. Adders 13702 FRANCES DR.
cite, sate, zip NLR, AR 72118
Phone $501.851 .7200(501-258-5771)$ rmail Address adamssigntab@ ģmail.com Email Address mandy @ hounds lounge resout.ca

## GENERAL INFORMATION

nmmoof fussiness HOUNDS LOUNGE PET RESORT \& SPA atatestyturation origen 519 WEST COMMERCE ST.

Imine (classification

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## RENDERINGS

HOUNDS LOUNGE 519 WEST COMMERCE ST.


## SITE PLAN

## HOUNDS LOUNGE

519 WEST COMMERCE ST.



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Date:


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

## Sign Co. or Sign Owner

NomeLGraphics
Address 701 N . Reyndels
City, state, zip Bryant, AR 72022
Phone (501) 653-4444
Email Address Joe@ GGraphix. 6 m

## Property Owner



City, State, Zip Bryant, AR 72022
Phone
 Email Address $\qquad$

## GENERAL INFORMATION

$$
\begin{aligned}
& \text { Namer fussiness J. KENKADE Publishing } \\
& \text { Address location of sign } 5920 \text { AR-5 ste. } 7 \text { Bryant, AR } 72022
\end{aligned}
$$

Zoning Classification

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| :---: | :---: | :---: | :---: | :---: | :---: | :---: |
| A | $\begin{array}{c}\text { Wall mount } \\ \text { Channel letter, }\end{array}$ | $155^{\prime \prime} \times 36^{\prime \prime}$ | 39 | 18 | 15 | Top of Sign |
| Bottom of |  |  |  |  |  |  |
| Sign |  |  |  |  |  |  |$]$



July 13, 2022
Trust Smith
City of Bryant
210 Southwest Third St., Bryant, AR 72022
RE: Lombard Heights Final Plat (Hope Job\# \#20-1388)
Dear Truest:
On behalf of the property owner, we are formally requesting that Bryant and Community Development review and forward the Final Plat of Lombard Heights Subdivision to the Bryant Planning Commission for Final Plat Approval.

Please feel free to contact me with any questions or concerns or if I can be of any further assistance.


# BILL OF ASSURANCE LOMBARD HEIGHTS SUBDVISION PHASE I 

PART A. PREAMBLE

WHEREAS, SOUTHERN GENERAL CONTRACTORS LLC. is the Owner, by virtue of Property listed below in Saline County, Arkansas

A PART OF THE NORTHEAST QUARTER (NE1/4) OF THE SOUTHEAST QUARTER (SE1/4) OF SECTION 9, TOWNSHIP 1 SOUTH, RANGE 14 WEST, SALINE COUNTY, ARKANSAS, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT A 1/2" REBAR AND CAP MARKING THE SOUTHEAST CORNER OF SAID NE1/4, SE1/4 OF SECTION 9; THENCE N89ำ $9^{\prime} 36^{\prime \prime \prime}$ W A DISTANCE OF 40.65 FEET TO THE POINT OF BEGINNING ON THE WESTERLY RIGHT-OF-WAY OF LOMBARD ROAD; SAID POINT BEING APPROXIMATELY 30 FEET FROM THE
 251.45 FEET; THENCE N $00^{\circ} 30^{\prime} 24^{\prime \prime}$ E A DISTANCE OF 152.28 FEET; THENCE N $89^{\circ} 29^{\prime} 06^{\prime \prime}$ W A DISTANCE OF 196.51 FEET; THENCE N $88^{\circ} 19^{\prime} 27^{\prime \prime}$ W A DISTANCE OF 593.43 FEET; THENCE S01 $40^{\prime} 33^{\prime \prime}$ W A DISTANCE OF 125.00 FEET; THENCE N88ำ1927"W A DISTANCE OF 20.00 FEET; THENCE N01²40’33"E A DISTANCE OF 300.01 FEET; THENCE N13¹8 $18^{\prime} 33^{\prime \prime E}$ A DISTANCE OF 51.05 FEET; THENCE N02º $32^{\prime} 03^{\prime \prime}$ E A DISTANCE OF 80.00 FEET; THENCE $888^{\circ} 19^{\prime} 27^{\prime \prime}$ W A DISTANCE OF 410.05 FEET; THENCE N $70^{\circ} 39^{\prime} 30^{\prime \prime}$ E A DISTANCE OF 53.88 FEET; THENCE $887^{\circ} 27^{\prime} 57^{\prime \prime}$ E A DISTANCE OF 169.40 FEET; THENCE $564^{\circ} 38^{\prime} 17^{\prime \prime \prime}$ E A DISTANCE OF 228.48 FEET; THENCE S88¹9́27"E A DISTANCE OF 210.44 FEET TO SAID WESTERLY RIGHT-OF-WAY OF LOMBARD ROAD, BEING APPROXIMATELY 30 FEET FROM THE CENTERLINE THEREOF; THENCE ALONG SAID WESTERLY RIGHT-OF-WAY S01¹2 $12^{\prime} 23^{\prime \prime}$ W A DISTANCE OF 178.18 FEET; THENCE S02º $46^{\prime} 04^{\prime \prime}$ W A
 DISTANCE OF 55.48 FEET; THENCE SO3¹ $10^{\prime} 56^{\prime \prime}$ W A DISTANCE OF 203.50 FEET TO THE POINT OF BEGINNING; CONTAINING 372,882 SQUARE FEET, OR 8.56 ACRES, MORE OR LESS.

WHEREAS, Owner has caused said land to be surveyed and a plat thereof made, dividing said land into lots as shown on said plat and showing the dimensions of each lot and the width of the streets as known as LOMBARD HEIGHTS SUBDIVISION, PHASE I, Saline County, Arkansas.

WHEREAS, the Saline County Real Estate Assessor and Office of Emergency Services have approved said Subdivision and road names.

NOW THEREFORE, SOUTHERN GENERAL CONTRACTORS., in consideration of the purposes herein stated, does hereby designate said land and make part hereof to be known as LOMBARD HEIGHTS , PHASE I, to the City of Bryant, Saline County, Arkansas, and that hereafter any conveyance by the Owners of said land by lot number shall forever be held to be good and legal description and the streets shown on said plat in said Subdivision are hereby and will become a public road to be accepted by Saline County for maintenance. The property owners of LOMBARD HEIGHTS are subject to and are joined as members of the LOMBARD HEIGHTS Property Owner's Association for the purpose of maintaining and ownership of common areas and appurtenants belonging thereto. The use of the land in said Subdivision being subject to the following Protective and Restrictive Covenants:

## PART B. AREA OF APPLICATION

B-1 FULLY PROTECTED RESIDENTIAL AREA. The residential area covenants in Part C in their entirety shall apply to the entire Subdivision.

## PART C: RESIDENTIAL AREA COVENANTS:

C-1 LAND USE AND BUILDING TYPE. No lot shall be used except for residential purposes. Not business of any nature or kind shall at any time be conducted in any building located on any of the lots. No building shall be erected, altered, placed or allowed to remain on any lot other than one detached, single-family dwelling not to exceed two stories in height, excluding basement area. No lot can be subdivided for any purpose without the prior approval from the Saline County Planning Board and the consent of $51 \%$ of the voting members of the Property owners associations.

C-2 ARCHITECTURAL CONTROL. No dwelling or structure shall be erected, placed or altered on any lot until the construction plans and specifications and a plan showing the location of the structure, including landscaping, have been approved by the architectural control committee as to quality of workmanship and materials, harmony of external design with existing structures, and as to location with respect to topography and finish grade elevation, and intended objectives of the Architectural Control Committee to achieve a subdivision that accomplishes the desired architectural design in the structure and subdivision ascetics. No fence or wall shall be erected, placed or altered on any lot nearer than the setbacks as shown on the Plat. The term structure is defined to include any and all types of fences, antennas, decks, basketball goals, swimming pools and television satellite dishes, which in no event shall be placed in front of dwellings. Each property owner requesting approval shall submit to the Architectural Control Committee at least two weeks prior to the time approval is needed, a complete set of house plans and completed material and specifications list. Approval shall be a provided in Part D.

C-3 DWELLING COST, QUALITY AND SIZE. No dwelling shall be permitted on any lot unless the dwelling has at least 1,600 square feet, it being the intention and purpose of the covenants to assure that all dwellings shall be of a quality of workmanship and materials substantially the same or better than that for the minimum permitted dwelling size. Each dwelling shall have a minimum of a two car garage. No open carports are allowed. No manufactured houses are allowed, site built homes only.

C-4 BUILDING LOCATION. No building shall be located on any lot, nearer to the side street line, than the minimum building set back lines as shown on the recorded plat. For the purposes of this covenant, eaves and steps shall not be considered as part of the building. No lot shall be subdivided and no more than one dwelling shall be permitted on any one lot.

C-5 BUILDING REQUIRMENTS. All buildings shall have roof pitch of no less than 6/12. A 2 car enclosed garage, No chain link fences shall be allowed, and all fences shall be of a wood type approved by the Architectural control committee.

C-6 EASEMENTS. Easements for installation and maintenance of utilities and drainage facilities, and construction, repair and maintenance of adequate walls, roofs and eaves are reserved as shown on recorded plat.

C-7 NUISANCES. No noxious or offensive trade or activities shall be carried on, nor shall anything be done thereon which may be or become a nuisance to the neighborhood.

C-8 TEMPORARY STRUCTURES. No structure of a temporary character, basement, tent, shack, garage, barn or other out building shall be used on any tract at any time as a residence either temporarily or permanently; except that the developer may have a temporary construction and/or sales office.

C-9 OUT BUILDINGS. One outbuilding for storage shall be permitted, if approved by the Architectural Control Committee and shall conform to the same architectural design and construction of the dwelling. Above ground swimming pools are prohibited.

C-10 SIGNS. No sign of any kind shall be displayed to the public view on any lot, except, one professional sign of not more than one square foot; one sign of not more than five square feet advertising the property for sale or rent or any signs used by a builder to advertise the property during the construction and sales period.

C-11 OWNER RESPONSIBILITY. Any property owner shall insure that any contractor performing services for the property owner shall comply with the provisions of this Bill of Assurance.

C-12 CONTRACTOR RESPONSIBILITY. No contractor shall damage in any way the utilities or streets in any manor.

C-13 OIL AND MINING OPERATIONS. No oil drilling, oil development operations, oil refining, quarrying or mining operations of any kind shall be permitted upon or in any lot, nor shall oil wells, tanks, tunnels, mineral excavations or shafts be permitted upon or in any lot. No derrick or structures designated for us in boring for oil or natural gas shall be erected, maintained or permitted upon any lot.

C-14 LIVESTOCK AND POULTRY. No animals, livestock or poultry of any kind may be raised, bred or kept on any tract, except that dogs or cats may be kept, on any lot provided that they are not kept, bred or maintained for any commercial purpose and provided that facilities for
maintenance of same are approved by the Architectural Control Committee and that the keeping of same does not constitute a nuisance.

C-15 GARBAGE AND REFUSE DISPOSAL. No lot or easement shall be used or maintained as a dumping ground for rubbish. Trash, garbage and other waste shall not be kept except in sanitary containers. There shall be no burning of trash, rubbish, leaves or yard waste.

C-16 SIGHT DISTANCE AT INTERSECTIONS. No fence, wall, hedge or shrub planting which obstructs sight lines at elevations between 2 and 6 feet above the roadways shall be placed or permitted to remain on any lot comer which the triangular area formed by the street property lines and the line connecting them at points 15 feet from the intersection of street right of way lines, or in the case of a rounded property comer, from the intersection of the street property line extended. The -same sight line limitations shall apply on any lot within 10 feet from the intersection of the street property line with the edge of a driveway pavement. No tree shall be permitted to remain within such distances or such intersections unless the foliage line is maintained at sufficient height to prevent obstruction of such sight lines.

C-17 LOT, YARD AND HOME MAINTENANCE. All property owners, after acquisition of any lot, shall keep all grounds and yards mowed, trimmed and clean. All houses shall be painted and stained. No deviation from the original plans shall be permitted without approval of the Architectural Control Committee.

C-18 COMMENCEMENT OF CONSTRUCTION. A property owner must start construction of an approved dwelling within_ a period of one (1) year from date of purchase. The developer
reserves the option to repurchase any lot for the amount of the original purchase price if construction is not commenced within such period of time. This option shall be exercised in writing within a period of thirty (30) days after the one (1) year period.

C-19 COMPLETION OF CONSTRUCTION. Any dwelling must be completed in its entirety within a period of one year from date such construction is commenced.

C-20 MOTOR VEHICLE PARKING. Abandoned or unused motor vehicles shall not be parked or permitted to remain on any lot or within the dedicated street. Boats, recreational vehicles and trailers cannot be parked at the front or side of any dwelling or in the dedicated street and must be parked in back of the dwelling. Owners or permanent residents are prohibited from parking in the street. There shall be no non-functioning vehicles kept on the lot or in view of the public. There shall be no repair work done outside of the garage.

C-21 MINIMUM FLOOR LEVEL ELEVATIONS. The Architectural Control Committee reserves the right to prescribe the minimum floor elevations for lots. All homes shall have a minimum floor elevation of one foot above the back of the curb unless waived in writing by the Architectural Control Committee.

C-22 SEWER SERVICE. No Septic systems shall be allowed on individual lots.

## PART D. ARCHITECTURAL CONTROL COMMITTEE:

D-1 MEMBERSHIP. The Architectural Control Committee shall be composed of Jody Petty, Chris King, Kelsey Tripp. A majority of the committee may designate a representative to act for it. In the event of death or resignation of any member of the committee, the remaining members shall have full authority to designate a successor. Neither the members of the committee nor its designated representative shall be entitled to any compensation for thence services performed pursuant to this covenant.

D-2 PROCEDURE. The committee's approval or disapproval as required in these covenants shall be in writing and in the form hereto attached marked Exhibit "A" which, when executed, should be retained by the owner/builder as proof of the Committee's approval. In the event the committee or its designated representative fails to approve or disapprove within 30 days after plans and specification have been submitted to it or in the event no suit to enjoin the construction or compliance with these covenants has been commenced within 180 days after the completion thereof will not be required and the related covenants shall be deemed to have been fully complied with. The Committee will with Buyer's will with Buyer's permission and at the expense of the Buyer refer Buyer's plan to an architect for revisions and changes to comply with the Bill of Assurance.

PART E. PROPERTY OWNERS ASSOCIATION

E-1 OWNERS EASEMENTS OF ENJOYMENT. Every owner shall have a right and easement of enjoyment in and to the common area which shall be appurtenant to and shall pass with the title to every tract. Subject to the following provision:
(a) The right of the Association to charge reasonable fees for maintenance of the common area;

## E-2 MEMBERSHIP AND VOTING RIGHTS

SECTION 1: Every owner of a tract which is subject of assessment shall be a member of the Association. Membership shall be appurtenant to and may not be separated from ownership of any tract which is subject to assessment.

SECTION 2: The Association shall have two classes of voting membership:
Class A: Class A members shall be all owners, with the exception of the Declarant, and shall be entitled to one vote for each tract owned, which may be voted at such time as all tracts are sold by the Declarant. When more than one person holds an interest in any tract, all such persons shall be members. The vote for such tract shall be exercised as they determine, but in no event shall more than one vote be cast with respect to any Tract.

Class B: The Class B member(s) shall be the Declarant and shall be entitled to ten votes per tract owned. The Class B membership shall cease on the happening of the following events.
(a) when all tracts are sold by declarant.

## E-3 COVENANT FOR MAINTENANCE ASSESSMENTS

SECTION 1: Creation of the Lien and Personal Obligation of Assessments: The Declarant, for each tract owned within the properties, hereby covenants, and each owner of any tract by acceptance of a deed therefore, whether or not it shall be so expressed in such deed, is deemed to covenant and agree to pay to the Association annual assessment or charges, such assessments to be established and collected as hereinafter provided. The annual assessments, together with interest, costs and reasonable attorneys' fees, shall be a charge on the land and shall be a continuing lien upon the property against which each such assessment is made. Each such assessment, together with interest, costs, and reasonable attorneys' foes, shall also be the personal obligation of the person who is the owner of such property at the time when the assessment fell due. The personal obligation for delinquent assessments shall not pass to his successors in title unless expressly assumed by them.

SECTION 2: Purpose of Assessment: The assessments levied by the Association shall be used as follows:
(a) For the maintenance and upkeep of all common areas
(b) For any other purposes deemed in the best interest of the property owners by the Association

SECTION 3: Annual Assessment: Commencing on the date of filing of this Bill of Assurance, the property owners association will assume total responsibility for operation and maintenance of amenities and common areas and assess each property owner and annual assessment of $\mathbf{\$ 3 0 0 . 0 0}$, which shall commence as to all Lots on the first day of January following the date of recordation of this instrument and then effective per annually thereafter. The fees may be adjusted after January 1 of the year immediately following the conveyance of the Lot to an Owner. The sole intent and purpose of these fees are for operation, maint $\square$ ance, and improvements of the green space, street lights and other amenities in a manner determined by the association membership.

SECTION 4: Notice and Quorum for Any Action Authorized Under Section 3: Written Notice of any meeting called for the purpose of taking any action authorized under Section 3 shall be sent to all members not less than 10 days in advance of the meeting. At the first such meeting called, the presence of member or proxies entitled to cast $60 \%$ of all votes shall constitute a quorum. If the required quorum is not present, another meeting may be called subject to the same notice requirement, and the required quorum at the preceding meeting shall be onehalf $(1 / 2)$ of the required quorum at the preceding meeting. No such subsequent meeting shall be held more than 60 days following the preceding meeting. Each tract as conveyed by Declarant shall have one vote.

SECTION 5: Uniform Rate of Assessment: Both annual and special assessments must be fixed at a uniform rate and may be collect on a semi-annual or annual basis.

SECTION 6: Date of Commencement of Annual Assessments: Due Dates: The annual assessments provided for herein shall commence as to all Lots on the first day of January following the date of recordation of this instrument. The Board of Directors shall fix the amount of the annual assessment against each Lot at least thirty (30) day in advance of each annual assessment period. Written notice of the annual assessment shall be sent to every Owner subject thereto. The due date shall be established by the Board of Directors. The Association shall, upon demand, and for a reasonable charge, furnish a certificate signed by an officer of the Association setting forth whether the assessments on a specified Lot have been paid. A properly executed certificate of the Association as to the status of assessments on a Lot is binding upon the Association as of the date of its issuance.

SECTION 7: Effect of Nonpayment of Assessments: Remedies of the Association: Any assessment not paid within thirty (30) days after the due date shall bear interest from the due date at the rate of ten percent per annum. The Association may bring an action at law against the owner personally obligated to pay the same, or foreclose the lien against the property. No owner may waive or otherwise escape liability for the assessments provided for herein by non-use of the common area or abandonment of the property.

SECTION 8: Subordination of the Lien to Mortgages: The lien of the assessments provided for herein shall be subordinate to the lien of any first mortgage. Sale or transfer of any tract shall not affect the assessment lien. However, the sale or transfer of any tract pursuant to mortgage foreclosure or any proceeding in lieu thereof, shall extinguish the lien of such assessments as to payments which became due prior to such sale or transfer. No sale or transfer shall relieve such tract from liability for any assessments thereafter becoming due or from the lien thereon.

## PART F. GENERAL PROVISIONS:

F-1 TERM. These covenants are to run with the land and shall be binding on all parties and all persons claiming under them for a period of twenty-five years from the date these covenants are recorded after which time, said covenants shall be automatically extended for successive period of ten years, subject to the express provision that these covenants may be amended at any time after the date of execution hereby by an instrument signed by the members of the Architectural Control Committee and the owner or owners of a majority of the lots herein platted
are recorded after which time, said covenants shall be automatically extended for successive period of ten years, subject to the express provision that these covenants may be amended at any time after the date of execution hereby by an instrument signed by the members of the Architectural Control Committee and the owner or owners of a majority of the lots herein platted.

F-2 ENFORCEMENT. Enforcement shall be by proceedings at law or in equity against any person or persons violating or attempting to violate any covenant either to restrain violations or to recover damages.

F-3 SEVERABILITY Invalidation of any one of these covenants by judgment or court order shall in no way affect any of the other provisions which shall remain in full force and effect.

IN WITNESS WHEREOF, the name of Owner is hereby affixed by its Members this $\qquad$ day of $\qquad$ , 2022.
$\qquad$

## ACKNOWLEDGEMENT

## STATE OF ARKANSAS ) )ss COUNTY OF SALINE )

WITNESS our hands the $\qquad$ day of $\qquad$ , 2022.

Southern General Contractors, LLC
BY:
Jody R. Petty, Member

Acknowledgment
State of Arkansas
County of Saline

On this $\qquad$ day of $\qquad$ , 2022, before me, the undersigned officer, personally appeared Jody R. Petty, who acknowledged himself to be the Member of Southern General Contractors, LLC, a limited liability company, and that he, being authorized so to do, executed the foregoing instrument for the consideration and purposes therein contained, by signing the name of the Southern General Contractors, LLC, as Member.

In witness whereof, I hereunto set my hand and official seal.






Subdivision Checklist

Approved by
Bryant Planning Commission 07/14/2003 Revised 6/18/2007

## Instructions

The attached checklist must be completed by the owner and subdivision engineer and must be submitted along with the Preliminary Plat Plan and other specified documentation for review and approval by the Planning Commission. The owner may not begin developing the subdivision until the review of the Preliminary Plat plan is approved.

No changes or alterations can be made to the approved Preliminary Plat Plan without Planning Commission approval.

When all lots have been surveyed, the utilities and drainage measures are in place, and roads have been constructed, the owner and engineer will submit a Final Plat Plan for approval by the Commission. This Final Plat Plan will incorporate all approved changes and will be verified by the City Engineer. No lots will be sold or rights-of-way and easements conveyed until the Final Plat has been submitted and approved.

## Fees due to City of Bryant upon submission of Preliminary Plat application

- $\quad \$ 300.00+\$ 3.00$ per lot - for Subdivision pretiminary plat review
- $\quad \$ 250.00$ or $\$ 25.00$ per lot (whichever is greater) - Stormwater Detention and Drainage Plan Engineering Fee
- A Surety Bond or Cashier's check in the amount of $10 \%$ of the estimated development cost must be furnished within 10 days after Preliminary Plat approval.


## Fees due to Bryant Water and Sewer Department upon submission of Final Plat application

- $\quad \$ 100$ per lot - Water/Sewer Impact Fee
- $\quad \$ 100$ per Subdivision Phase - Water/Sewer Flushing Fee


## Fees due to City of Bryant upon submission of Final Plat application

- $\quad \$ 25.00$ + $\$ 1.00$ per lot - for Subdivision Final Plat review

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& \$ 2400+\$ 100=\$ 2,500 \\
& \$ 25+\$ 24=\$ 49
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# City of Bryant Subdivision Checklist 

| Lombard Heights |  |  |
| :---: | :---: | :---: |
| Contact Person | Jonathan Hope | Phone 501-860-0467 |
| Mailing Address | 117 South Market Street Benton, Arkansas |  |

## I. Basic Information Needed On The Plat

$\checkmark$ - 1. Name of Subdivision/Project
$\checkmark$ — 2. Current zoning R-1.S
$\sqrt{ }$ - 3. Name and Address of owner of Record
$\sqrt{ } \triangle$ 4. Illustrate Source of Title giving deed record book and page number
$\sqrt{ }$ - 5. Name \& address of the sub-divider
$\sqrt{ }$ - 6. Date of Survey
$\sqrt{ }$ - 7. Vicinity map locating streets, highways, section lines, railroad, schools, \& parks within $1 / 2$ mile

- 8. Legal description of the property with exact boundary lines
- 9. Acreage of property
- 10. Number of Lots
- 11. Lot area in square feet
- 12. Lot lines with appropriate dimensions
- 13. Building setback lines
- 14. Preliminary Engineering certificate seal and signature on each page
- 15. Certificate of Engineering Accuracy
- 16. Certificate of Owner
- 17. Certificate of Final Plat Approval
- 18. Certificate of Recording
- 19. Show scale (not less than $1^{\prime \prime}=100^{\prime}$ )
- 20. North Arrow
- 21. Show Title block
- 22. Show adjoining property owners
- 23. Layout of all proposed streets including traffic control devices (stop signs, speed limit, etc.)

24. Layout of all subdivision entrance street upgrades

- 25. Layout of all proposed alleys
- 26. Layout of all proposed sidewalk systems
- 27. Layout identifies any FEMA flood plain and flood way property within the 100-year flood elevation. (Provide Corp of Engineers 404 Permit if required)
- 28. Drainage easements for stormwater run-off and detention giving dimensions, locations, and purpose
- 29. Layout accommodates Master Street Plan segments within the boundaries
$\sqrt{ }$ — 30. Street layout ties to existing adjoining subdivision stub-out streets and provides stub-out streets for future adjoining subdivisions.
$\sqrt{ }$ - 31. Street width and right-of-way properly shown for each functional classification
$\sqrt{ }$ - 32. Street centerlines showing angles of deflection, intersection, radii, length oftangents and arcs, and degree of curvature with basis of curve data
- 33. Typical cross section of streets
- 34. Location and name of existing streets
- 35. New street names that are not similar to existing street names
- 36. Show street lights
- 37. Show Fire Hydrant placement
$\sqrt{ }$ - 38. Show and label all permanent $\&$ proposed easements
$\sqrt{ }$ - 39. Any proposed open space must be shown
$\sqrt{ }$ 40. Show the direction and flow of all water courses entering the tract
$\sqrt{ } \perp$ 41. Show the direction and flow of all water courses leaving the tract
$\sqrt{ } \perp$ 42. The drainage area of all water courses above the points of entry.
$\sqrt{ }$ - 43. The downstream drainage channel and drainage structures substantially impacted by the subdivision/project.
$\sqrt{ } \perp$ 44. Show source of water supply
$\sqrt{ } \pm 45$. Show location of waste water connection to municipal main \& sanitary sewer layout
$\sqrt{ }$ - 46. A phasing plan outlining the boundaries for each phase


## II. Additional Information Needed, But Not Necessarily On The Plat

- 47. Natural features within the proposed subdivision including drainage channels, bodies of water, wooded areas, and other significant features
- 48. Existing streets, buildings, water courses, railroads. Culverts, utilities and easement on and adjacent to the tract.
- 49. Where method of disposal of wastewater is other than connection to a public waste water system, detailed information shall accompany the plat.
- 50. Calculations and field notes, including drainage calculations along with support drawing

51. Stormwater detention plan approval from City Engineer (attach copy of approval)

- 52. The Certificate of Preliminary Engineering Accuracy on each set of street and drainage plans.
$\sqrt{ }$ - 53. ADA Accessibility Standard Form completed (and attached)
$\sqrt{ } \quad$ 54. A Bill of Assurance has been prepared for this subdivision (and attached)
$\checkmark$ - 55. All lots comply with minimum square footage area and minimum lot width at the front building line
$\sqrt{ }$ - 56. Street pavement design will be as specified by City or AHTD design procedures, approved by the City Engineer.
- 57. Made the "One Call" prior to site clearance or other excavation activity


## ill. Preliminary Plat Attachments (APPLICATION WILL NOT BE ACCEPTED UNTIL ALL ATTACHMENT REQUIREMENTS ARE MET)

- 58. Letter to Planning Commission stating your request
- 59. Completed Checklist
- 60. Completed agreement to provide performance assurance
- 61. Subdivider Performance Bond or Cashier's Check for infrastructure installation
- 62. Landscaping plan of any proposed common open space
- 63. Draft of Bill of Assurance proposed for the subdivision (if applicable)
- 64. 20 copies of Preliminary Plat Plan (folded) that includes vicinity map (minimum size $17^{\prime \prime} \times 34^{\prime \prime}$ paper)
- 65. Two (2) IBM compatible diskettes or CDR's with pertinent data and Plat in CAD compatible .DXF electronic file format
- 66. Copy of Stormwater Detention approval
- 67. 2 copies Plan and profile of all streets
- 68. Receipt for $\$ 300.00+\$ 3.00$ per lot for preliminary Subdivision fee
- 69. Receipt for $\$ \mathbf{2 5 0 . 0 0}$ or $\$ \mathbf{2 5 . 0 0}$ per lot (whichever is greater) for Stormwater Detention and Drainage Plan review
- 70. Copy of ADEQ Stormwater Pollution Prevention Plan for property parcel containing one acre or larger.


## III. Final Plat Attachments

(APPLICATION WILL NOT BE ACCEPTED UNTIL ALL ATTACHMENT REQUIREMENTS ARE MET)
$\checkmark$ - 71. Letter to Planning Commission stating your request

- 72. Completed Checklist
$\checkmark$ 73. 20 copies of Final Plat Plan (folded) that includes vicinity map (minimum size $17^{\prime \prime} \times 34^{\prime \prime}$ paper)
- 74. Two (2) IBM compatible diskettes or CDR's with pertinent data and Plat in CAD compatible .DXF electronic file format
- 75. Bill of Assurance including provisions set out in Title 15 Subdivision Regulations 15.16.01
- 76. Copy of Water \& Sewer Commission approval or....
$\sqrt{ }$ - 77. State Health Department approval of any new water supply and/or sewage system.
$\sqrt{ } \triangle$ 78. Letter submitted by a Registered Professional Engineer, certifying that all infrastructure improvements and installations have been installed in accordance with the submitted construction plans and drawings and the standards established by the City of Bryant and are functioning properly.
- 79. Infrastructure Maintenance Bond or Cashier's check.
- 80. Check for $\mathbf{\$ 2 5 . 0 0} \mathbf{+} \mathbf{\$ 1 . 0 0}$ per lot for final Subdivision fee
- 81. Check for Water Sewer impact fees ( $\$ 100.00$ Flushing Fee and $\$ 100.00$ impact fee per lot)

Lombard Heights
Name of Subdivision

## Jonathan Hope

## Surveyor

I HAVE COMPLIED WITH THE REQUIREMENTS LISTED ABOVE AND HAVE CHECKED ALL OF THE BOXES ON THE CHECKLIST WHICH APPLY TO THIS PROJECT SUBMITTAL.

## William McFadden

Owner Signature
Engineer Signature

## CITY USE

Preliminary Plat Approved $\qquad$

Planning Commission Date $\qquad$

Final Plat Approved $\qquad$
Planning Commission Date $\qquad$

Proof of Recording - County $\qquad$
County Clerk $\qquad$ Date $\qquad$

## AGREEMENT

BY
SUBDIVISION DEVELOPER
TO PROVIDE ASSURANCE TO
THE CITY OF BRYANT
ARKANSAS
PER ORDINANCE \#98-35

I $\qquad$ , developer for the subdivision located in
the City of Bryant city limits or planning jurisdiction agree to provide a surety bond or cashier's check in the amount of $10 \%$ of the development cost estimated to be $\$$ $\qquad$ but not less than $\$ 10,000$ or more than $\$ 50,000$ within

10 calendar days after preliminary plat approval by the Bryant Planning Commission in accordance with the terms of Ordinance Number 98-35.

Date

Witness
Developer Signature

Printed Name

Address

Phone Number

## ASSURANCES FOR COMPLIANCE, INSTALLATION, ETC.

a.) Upon preliminary approval of subdivision construction plans and specifications for improvements, the Developer shall enter into an agreement with the City of Bryant to install or ensure the completion of the improvements as designed and to (repair or replace), (pay the cost to the city of repairing or replacing) all city property damaged or destroyed in connection therewith. The city will accept the subdivision and issue the certificate of final plat approval subject to the assurance of performance of the obligations of the Developer under the agreement.
b.) One of the following assurances assigned to the city shall be utilized by the Developer to assure performance of the Developer's obligations under the agreement:

1. Surety Bond in the amount of ten percent (10\%) of the estimated development cost and recorded at the saline County Courthouse.
2. Cashier's check(s) in the amount of ten percent (10\%) of the estimated development cost on which no interest will be paid by the city.
Any cashier's check or certificate of deposit allowed by this section shall be insured by a financial institution insured by the Federal Deposit Insurance Corporation and licensed to business in Arkansas. Further, each instrument of assurance shall be payable to the City of Bryant, and shall be in principal amount no less that $\$ 10,000$ or no greater than $\$ 50,000$. All instruments of assurance or the city's check in the amount equal to the principal amount of the instrument less any deductions for failure to perform by the Developer shall be returned to the Developer one-year after completion of the Developers performance under the agreement.

Forfeiture of the assurance for compliance does not relieve the Developer of his responaibility to complete the subdivisions improvements to the ratisfaction of the City.

Developer' 0 of large project that could have an adverse impact on the clity's infrastructure may be required to have an assurance for compliance if eo directed by the planning Commission.

All Ordinances and parts of Ordinances in conflict with this Ordinance are hereby repealed.

Should any portion of this ordinance be unconstitutional or invalid and so declared by a court of competent jurisdiction, then the remainder of this Ordinance, and any remaining applications of the ordinance, shall not be affected by such partial unconstitutionality or invalidity.

This Ordinance shall be in full force and effect from and after its passage, approval, and publication.


No Emergency Clause





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July 20, 2022

Truett Smith

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

RE: All Paws Pet Wash (Hope Job\# 22-0982)

Dear Truett:
On behalf of the property owner, Hope Consulting is requesting the review of the Site Plan for this property. We would like to be placed July 28th DRC Agenda.

The developer of this project is Deir, Inc
Contact information:
Justin Denney
870-917-0007
Kdenney1977@gmail.com
Please feel free to contact me with any questions or concerns or if I can be of any further assistance.

Sincerely,



# PINNACLE SIGNS 

AND GRAPHICS
7610 Counts Massie Rd. Ste A.


September 20, 2022

Planning Committee
City of Bryant, Arkansas
Community Development
210 SW 3 ${ }^{\text {rd }}$ Street
Bryant, AR 72022

## Letter of Undue Hardship

To whom it may concern:
Geyer Springs Baptist Church has decided to launch a new ministry in Saline County called The Station. The mission of this ministry is to launch new ministries in this community as well as surrounding communities. This building will serve as a meeting place for new ministries as well as existing. A sign will be very important to this ministry as it will help people of many different ministries find this building.

Since this property is zoned Residential "R" District we are limited to two square foot of signage. Section 3.02-2 reads that a sign up to 32 sqft may be permitted by special permit process for non-residential uses.

We respectfully ask the committee to consider granting us permission to install a 14.26 sqft road sign as well as a 29.25 sqft Facade sign. Thank you in advance for the consideration.



City of Bryant, Arkansas

Community Development

## 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.

Date: 09/06/22

## Sign Co. or Sign Owner

Name_Pinnacle Signs LLC
Address 7610 Counts Massie Rd
City, State, Zip N. Llttle Rock, AR 72116
Phone 501-812-4433
Email Address jason@pinnacle-signs.com

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

## Property Owner

Name Geyer Springs Baptist Church
Address 12400 I-30
City, State, Zip Little Rock, AR 72210
Phone 501-455-3474
Email Address jthomas@gsfbc.org

## GENERAL INFORMATION

Name of Business $\qquad$
Address/Location of sign 1701 Raymar Rd Bryant AR 72022

Zoning Classification $\qquad$

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.

and correct 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 <br> (Facade, 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 | Monument | 31"H x 66.25"W | 14.26sqft | 55.75" | 18" |  |
| B | Facade | 36"H x 117"W | 29.25 | 72" | $36 "$ |  |
| C |  |  |  |  |  |  |
| E |  |  |  |  |  |  |
| F |  |  |  |  |  |  |
| G |  |  |  |  |  |  |

## Please note:

- Carefully review spelling, information, and placement as the proof is intended to be an accurate illustration of the final product Customer will be responsible for $50 \%$ of the remake cost if any errors are caught after production and/or installation begins.
- The first (3) revisions are included in initial quote, any customer changes after that are subject to a minimum \$65 art charge, unless otherwise noted in final quote.
- Colors portrayed on proof may not match final product due to difference between digital and pigmented colors. If you have a specific Pantone Color that we need to match, please let us know prior to art approval.
- We are not responsible for poor image quality as a result of unprovided vector images or client provided low resolution artwork.
- If customer cancels job for any reason after the proofing process has begun, customer will be charged art charge based on original quoted amount.


SIZE: 96" w x 55.75" h QUANITY:

CLIENT CONTACT: Jordan Thomas

| PROOF \#: <br> 1 | DATE: <br> $08-11-22$ |
| :--- | :--- |
| ACCT. EXE.: <br> PSG | DESIGNER: <br> DH DB |

DESCRIPTION:
Per Quote

## Please note:

- Carefully review spelling, information, and placement as the proof is intended to be an accurate illustration of the final product Customer will be responsible for $50 \%$ of the remake cost if any errors are caught after production and/or installation begins.
- The first (3) revisions are included in initial quote, any customer changes after that are subject to a minimum $\$ 65$ art charge, unless otherwise noted in final quote.
- Colors portrayed on proof may not match final product due to difference between digital and pigmented colors. If you have a specific Pantone Color that we need to match, please let us know prior to art approval.
- We are not responsible for poor image quality as a result of unprovided vector images or client provided low resolution artwork.
- If customer cancels job for any reason after the proofing process has begun, customer will be charged art charge based on original quoted amount.


## Option 3



THE STATION
at bryant parkway

| CLIENT: Geyer Springs FBC | CLIENT CONTACT: <br> Jordan Thomas | PROOF \#: <br> 2 | DATE: <br> $08-8-22$ | DESCRIPTION: <br> Per Quote |
| :---: | :--- | :--- | :--- | :--- |
| PINNACLE SIGNS | LOCATION: <br> AND GRAPHICS | ACCT. EXE.: <br> Bryant | DESIGNER: <br> PSG | DH |



7610 Counts Massie Rd. Ste A.

## AND GRAPHICS

$\wedge \wedge \wedge \sim N(N)$
September 20, 2022

Planning Committee
City of Bryant, Arkansas
Community Development
210 SW 3 ${ }^{\text {rd }}$ Street
Bryant, AR 72022

To Whom it May Concern:

## Letter of Undue Hardship

A part of our mission is to proclaim the gospel of Jesus Christ to all people -- to lead those who may never have known Him or who because of life's circumstances have found themselves reaching back out to Him. In faith, we moved our church to Bryant in February 2022, and by the grace of God, we are striving to be good stewards of His message and bring Him glory as we grow in this community.

For this reason, we are seeking a secondary sign on the North side of the building to make our new location more visible to potential visitors. Our current congregation is familiar with the area and the new location. However, our growth is focused on those who may not be familiar with our church. We are relying on word of mouth but also viewability.

Our building and one allowable sign face East. Unfortunately, the traffic closest to the location is also headed East. Therefore, to see the allowable building sign, the driver or passenger would have to turn and look backward. In the likely event that the location is not seen and passed, the driver would have to drive an additional 1.0 to 5.0 miles, depending on when the mistake is realized. To those driving East on I-30 Frontage Rd, this proposed location would be most visible and would allow drivers time to slow down and turn before missing the drive.

The sign facing the parking lot is needed also for visitors to know which suites are occupied by the church, and therefore, reduce confusion upon arrival. Aside from the main visibility concern, both signs proposed are consistent with previous and current tenants and do not adversely affect other signs or properties in the area.

We hope you will consider granting this variance. Thank you for your time.

Sincerely,

Tiffany Davenport
Pinnacle Signs and Graphics
On behalf of Grace Baptist Church of Bryant


City of Bryant, Arkansas

Community Development

## 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.

Date: $\quad 9 / 8 / 22$
Note: Electrical Permits may be Required, Please contact the
Community Development Office for more information.

## Sign Co. or Sign Owner

Name_ Pinnacle Signs LLC
Address 7610 Counts Massie Rd
City, State, Zip N. Llttle Rock, AR 72116
Phone 501-812-4433
Email Address jason@pinnacle-signs.com

## Property Owner

Name Grace Baptist Church
Address 21671 i-30 Frontage Rd
City, State, Zip Bryant, AR 72019
Phone 501-681-7938
Email Address gcoleman@live.com

## GENERAL INFORMATION

Name of Business
Grace Baptist Church

Address/Location of sign 21671 I-30 Frontage Rd Bryant, AR

Zoning Classification $\qquad$

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.

do hereby certify that all information contained within this application is true and correct.T 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 <br> (Fagade, Pole, <br> Monument, other) | Dimensions <br> (Height, Length, Width) | Sqft <br> (Measured in <br> whole as <br> rectangle) | Height of Sign <br> (Measured from lot surface) |  | Column for <br> Admin <br> Certifying <br> Approval |
| :---: | :--- | :--- | :--- | :--- | :--- | :--- |
| A | Facade | $26 " \mathrm{H} \times 332.5^{\prime \prime} \mathrm{w}$ | 60 sqft | $146 "$ | $120 "$ |  |
| B | Facade | $22 " \mathrm{~h} \times 408.5 " \mathrm{w}$ | 62.5 sqft | $142^{\prime \prime}$ | $120 "$ |  |
| C |  |  |  |  |  |  |
| E |  |  |  |  |  |  |
| F |  |  |  |  |  |  |
| G |  |  |  |  |  |  |

## SIGN \#1

## 盵 GRACE BAPTIST



SIGN \#2

## 睅 GRACE BAPTIST CHURCH




209 E McLeroy Blvd Unit C
Saginaw, TX 76179
(817) 905-6765

Cody@kpsigns.net

To whom this may concern,

We would like to request a variance for the allowance of two (2) facade signs on the front of the building that fronts Highway 183 for the Church's Chicken located at 1905 N Reynolds Rd. We understand that the sign code allows for only one (1) facade sign per business, but would like to request that the "Bold Texas Flavor" sign (S4 in the renderings) be permitted for the East Elevation.

The "Bold Texas Flavor" wording is only 5.33 SQ FT and would not adversely affect other signs in the area due to the small size of the proposed sign, nor would it interfere with visibility or traffic due to it being attached to the building by an L-Shaped ACM Portal located on the corner of the facade.

The use of the requested signage for the front elevation allows Church's Chicken to express their trademark slogan "Bold Texas Flavor", and without that the building would only have the "Church's Texas Chicken" wall sign and that would not express enough the flavor that Church's food offers to its patrons.

Thank you,

K\&P Signs


City of Bryant, Arkansas

Community Development

## 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.

Date: 9.8.22
Note: Electrical Permits may be Required, Please contact the

## Sign Co. or Sign Owner

Name_K\&P Signs
Address 209 E McLeroy Blvd., Unit C
City, State, Zip Saginaw, TX 76179
Phone 817-905-6765
Email Addresscody@kpsigns.net

## Property Owner

Name Ampler Dev LLC
Address 1850 Parkway PI
City, State, Zip Bryant, AR 72022
Phone $\qquad$
Email Address $\qquad$

## GENERAL INFORMATION

Name of Business
Church's Chicken
Address/Location ofsign 1905 N Reynolds Rd

Zoning Classification $\qquad$

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

, Cody Dishman , 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 <br> (Façade, Pole, Monument, other) | Dimensions (Height, Length, Width) | Sqft <br> (Measured in <br> whole as <br> rectangle) | Height of Sign(Measured from lot surface) |  | Column for <br> Admin <br> Certifying <br> Approval |
| :---: | :---: | :---: | :---: | :---: | :---: | :---: |
|  |  |  |  | Top of Sign | Bottom of Sign |  |
| A | Wall | 6' x 6' x 3" | 28.27 | 17'- 11 1/2" | 11'-11 1/2" |  |
| B | Wall | 7'- 6 13/16" x 8" | 5.07 | 9'- ${ }^{\prime \prime}$ | 8'- 6" |  |
| C | Pylon w/ Readerboard | 19'- 1" x 6' x 1'- 4" | 114.48 | 19'- 1" | 10' |  |
| E |  |  |  |  |  |  |
| F |  |  |  |  |  |  |
| G |  |  |  |  |  |  |




[^1] Approval Date:


| Coppright 0 2022 Allen Industries, Inc. | Ampler Chicken LLC - Church's | $\frac{\text { Date: }}{03 / 30 / 22}$ |  |  | I | $\begin{aligned} & \hline \frac{\text { Date }}{3 / 30 / 22} \end{aligned}$ | Description Add Pylon/Read |
| :---: | :---: | :---: | :---: | :---: | :---: | :---: | :---: |
|  |  | CHUR-F.574_Bryant, AR_306 |  |  |  | 05/0422 | Delete channels/alter pylon/ |
|  | Add |  |  |  |  | 08117/22 | Remove Product |
| shown on the drawing (except for any registered trademarks property of Allen Industries, Inc. | 1905 N Reynolds Rd, Bryant, AR 72022 | Sales: <br> House | $\frac{\text { Design: }}{\text { AB }}$ | $\frac{\mathrm{PM}}{\mathrm{JB}}$ |  | 08/17/22 08/23/22 | change measurements change even more me |

[^2]


Front Elevation
5.33 Sq Ft

Scale: $3 / 8^{\prime \prime}=1^{1}-0^{\prime \prime}$
Good D Sokolowski





## General Specifications

Portal: Brake-formed Aluminum, painted Champion Cobalt Blue
Copy: $\quad$ Copy to be $3 / 4$ " clear acrylic routed and pushed thru $1 / 2^{\prime \prime}$."
IIlum:
Install: $\quad \begin{aligned} & \text { Installed using min. } 3 / 8 \text { " all thread fasteners (or approved equivalent) } \\ & \text { and wood blocking as required }\end{aligned}$
Electrical:
Electical. Actual \# of Clircuits to be determined by Licensed Electrical Contractor
(1) ONE PORTALASSEMBLY REQUIRED FOR EXTERIOR ELEVATION


\begin{tabular}{|c|c|c|c|c|c|c|c|c|c|c|c|}
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\end{tabular}} \& \multirow[t]{3}{*}{Ampler Chicken LLC - Church's} \& \multirow[t]{2}{*}{| \({ }_{\text {Date: }}^{03 / 30 / 22}\)} \& \multicolumn{2}{|l|}{\multirow[t]{2}{*}{| \({ }_{\text {Page \# }}^{14}\) of 33}} \& \multirow[t]{2}{*}{} \& Date \& Description \& \multicolumn{3}{|l|}{Initial |client Review S} \\
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Add Pylon/Readerboard \\
Delete channels/alter pylon/
\end{tabular} \& AB
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Allen Industries, Inc. requires that an approved
drawing be obtained from the client prior to any} \\
\hline \& \& \& \multicolumn{3}{|l|}{CHUR-F. 574 _Bryant, AR_306} \& \& \& Remove Product \& T.F.D. \& production rel \& uction release revision. \\
\hline \& \& 1905 N Reynolds Rd, Bryant, AR 72022 \& \begin{tabular}{l}
Sales: \\
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\end{tabular} \& \begin{tabular}{l}
Design: \\
AB
\end{tabular} \& \(\frac{\mathrm{PM}}{\mathrm{JB}}\) \& \& 50817/22 \& Change Porat sizes \& AB

$A B$
$A B$ \& Client Signature: \& Approval Date: <br>
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\end{tabular}




| Allen liderstries <br> YOUR BRAND AT ITS BEST ${ }^{\text {m }}$ | Copyright © 2022 Allen Industries, Inc. <br> This is an original, unpublished drawing, created by Allen Industries, Inc. This drawing is submitted to you in confidence for your use solely in connection with the project being planned for you by Allen Industries, Inc. and is not to be shown to anyone outside your organization, nor used, reproduced, copied or exhibited in any fashion whatsoever. The designs shown on the drawing (except for any registered trademarks that may belong to a client of Allen Industries, Inc.) remain the <br> property of Allen Industries, Inc. | Ampler Chicken LLC - Church's |  |  |  |  |  | Description <br> Add Pylon/Readerboard <br> Delete channels/alter pylon/ <br> Remove Product <br> Change Portal sizes <br> change measurements <br> change even more measurement | Initial Client Review Status <br> AB Allen Industries, Inc. requires that an approved <br> AB drawing be obtained from the client prior to any <br> T.F.D. production release or production release revision. |  |  |
| :---: | :---: | :---: | :---: | :---: | :---: | :---: | :---: | :---: | :---: | :---: | :---: |
| 1-800-967-2553 www-allenindustries.com |  | 1905 N Reynolds Rd, Bryant, AR 72022 | Sales: House | $\begin{aligned} & \text { Design: } \\ & \hline \mathbf{A B} \end{aligned}$ | $\frac{\mathrm{PM}}{\mathrm{JB}}$ |  |  | AB AB $A B$ | Client Signature: | Approval Date: |



Allen Industries

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|  | \| ${ }_{\text {Page \# }} 17$ of 33 |  |  | Date 3/30/22 | Description Add Pylon/Readerboard |
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[^3]



| */00 podmetrios | Copyright © 2022 Allen Industries, Inc. $\qquad$ <br>  <br>  <br>  shown on the draving execept tor any registereded trademarks property of Allen Industries, Inc. | Ampler Chicken LLC - Church's | $\left\lvert\, \frac{\text { Date: }}{03 / 30 / 22}\right.$ | $\frac{\text { Page\#: }}{19 \text { of } 33}$ |  | $\begin{array}{lll} \hline \# & \text { Date } \\ 1 & \frac{1}{3} / 30 / 22 \\ \underline{2} & 05 / 04 / 22 \end{array}$ | Description Add Pylon/Readerboard Delete channels/alter pylon | Initial Client Review Status <br> $A B$ Allen Industries, Inc. requires that an approved <br> AB drawing be obtained from the client prior to any |  |  |
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| YOURBRAND AT ITS BEST ${ }^{\text {c }}$ |  |  | CHUR-F.574_Bryant, AR_306 |  |  |  |  |  |  |  |
| 1-800-967-2553 |  | Address: |  |  |  | $408117 / 22$ | Change Portal sizes | AB | Client Signature: | Approval Date: |
| www-allenindustries.com |  |  | Sales: | $\frac{\text { Design: }}{\text { AB }}$ | ${ }^{\text {PM }}$ J | $\begin{array}{ll}\frac{5}{6} & 08171722 \\ 08823 / 22\end{array}$ | change measurements change even more measurements | ${ }_{\text {AB }}^{\text {AB }}$ | -ient Signature. | Approval Date. |



| Allentidustries <br> YOUR BRAND AT ITS BEST ${ }^{\text {m }}$ | $\begin{aligned} & \text { Copyright © } 2022 \text { Allen Industries, Inc. } \\ & \text { This is an original, unpublished drawing, created by Allen } \\ & \text { Industries, Inc. This drawing is submitted to you in confidence } \\ & \text { for your use solely in connection with the project being planned } \\ & \text { for you by Allen Industries, Inc. and is not to be shown to } \\ & \text { anyone outside your organization, nor used, reproduced, } \\ & \text { copied or exhibited in any fashion whatsoever. The designs } \\ & \text { shown on the drawing (except for any registered trademarks } \\ & \text { that may belong to a client of Allen Industries, Inc.) remain the } \\ & \text { property ofAllen Industries, Inc. } \end{aligned}$ | Ampler Chicken LLC - Church's | $\left\lvert\, \frac{\text { Date: }}{03 / 30 / 22}\right.$ | $\frac{\text { Page } \#}{20 \text { of } 33}$ |  |  | $\begin{array}{ll} \hline & \# \\ \hline & \text { Date } \\ \underline{1} & 3 / 30 / 22 \\ \underline{2} & 05 / 04 / 22 \end{array}$ | Description <br> Add Pylon/Readerboard <br> Delete channels/alter pylon | $\begin{gathered} \hline \text { Initial } \\ A B \\ A B \\ \text { T.F.D. } \end{gathered}$ | Client Review Allen Industrie drawing be ob production rele | quires that an approved m the client prior to any duction release revision |
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[^4] Approval Date:


| Coppright 0 2022 Allen Industries, Inc. | Ampler Chicken LLC - Church's | $\frac{\text { Date: }}{03 / 30 / 22}$ |  |  | I | $\begin{aligned} & \hline \frac{\text { Date }}{3 / 30 / 22} \end{aligned}$ | Description Add Pylon/Read |
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|  | Add |  |  |  |  | 08117/22 | Remove Product |
| shown on the drawing (except for any registered trademarks property of Allen Industries, Inc. | 1905 N Reynolds Rd, Bryant, AR 72022 | Sales: <br> House | $\frac{\text { Design: }}{\text { AB }}$ | $\frac{\mathrm{PM}}{\mathrm{JB}}$ |  | 08/17/22 08/23/22 | change measurements change even more me |

[^5]PROPOSAL IS FOR BUDGETARY AND ESTIMATION PURPOSES ONLY AND WILL REQUIRE A FIELD SURVEY. CODE CHECK AND ENGINEERING REQUIRED. PRODUCT IS SUBJECT TO CHANGE


East Elev.

| General Specifications |  |
| :---: | :---: |
| Face: | 177" White Polycarbonate with 1st surface vinyl graphics |
| Returns: | 3" deep .040" Aluminum, painted Black |
| Retainer: | 1" $\times 1$ " Fabricated Alum. Retainer, painted Black |
| Backs: | .177" thk. White Polycarbonate |
| LED Illum: | White LEDs as required by manufacturer, Remote Power Supplies |
| Electrical: | Actual \# of Circuits to be determined by Licensed Electrical Contracto (1) 20 AMP Circuit, 120 Volts |
| Wall Type: | TBD |
| Install: | Wall Sign to be installed using min. $3 / 8^{\prime \prime}$ all thread fasteners (or approved equivalent) and wood blocking as required, 3 " stand off spacers from wall surface - painted to match wall |
| Quantity: | (1) ONE WALL SIGN REQUIRED FOR EXTERIOR ELEVATION |



All paint finishes to be Satin
unless otherwise specified


Face: $\quad 177$ " White Polycarbonate with 1 st surface vinyl graphic
Returns: $3^{\prime \prime}$ deep . 040" Aluminum, painted Black
" $\times 1$ "Fabricated Alum. Retainer, painted Black

LED Illum: White LEDs as required by manufacturer, Remote Power Supplies
Electrical: Actual \# of Circuits to be determined by Licensed Electrical Contractor,
Wall Type: TBD
Wall Sign to be installed using min. $3 / 8$ n all thread 3 " stand off spacerss from wall surface - painted to match wall
(1) ONE WALL SIGN REQUIRED FOR EXTERIOR ELEVATION


|  | Ampler Chicken LLC - Church's | $\left\lvert\, \begin{aligned} & \text { Date: } \\ & 03 / 30 / 22 \end{aligned}\right.$ | \| Page\# 4 of 33 |
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| ata | 1905 N Reynolds Rd, Bryant, AR 72022 | Sales: <br> House |  |


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| Date | Description |
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| 3 07/13/22 | Remove Product |
| 08117122 | Change Portal sizes |
| 081/1722 | change measurement |


|  | Initial | Client Review Status |
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| AB | Allen Industries, Inc. requires that an approved |  |
| AB | drawing be obtained from the client prior to any |  |
| T.F.D. | production release or production release revision. |  |
| AB | Client Signature: | Approval Date: |
| AB |  |  |
| $A B$ |  |  |



|  | Copyright © 2022 Allen Industries, Inc. <br> Industries, Inc. This drawing is is submitted to you in confidence for your use solely in connection with the eproject being planned for you by Allen Industries, Inc. and is not to be shown to anyone outside your organization, nor used, reproduced copied or exhibited in any tashion whatsoever. The designs shown on the drawing (except for any registered trademarks that may belong to a client of Allen Industries, Inc.) remain the | Ampler Chicken LLC - Church's | \| $\frac{\text { Date: }}{03 / 30 / 22}$ | \| Page \#\# |  | - |  | Description Add Pylon/Readerboard Delete channels/alter pylon Remove Product | $\begin{gathered} \hline \text { Initial } \\ \hline A B \\ A B \\ \text { T.F.D. } \end{gathered}$ | Allen Industries drawing be obt production rele | quires that an approved m the client prior to any duction release revision. |
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| 1-800-967-2553 |  |  | CHUR- | yant, AR |  |  | 081722 | Change Poratal sizes | ${ }^{\text {AB }}$ |  |  |
| www-allenindustries.com |  | 1905 N Reynolds Rd, Bryant, AR 72022 | House | $\frac{\text { Design: }}{\text { AB }}$ | $\frac{\mathrm{PM}:}{\mathrm{JB}}$ |  | $\begin{array}{ll} 5 & 08 / 17 / 22 \\ \hline & 08 / 23 / 22 \\ \hline \end{array}$ | change measurements change even more measurements | AB $A B$ | Client Signature: | Approval Da |




[^6] Approval Date:



Inner Support - 2 req'd
Scale: $3^{3}=1 \cdot 1 \cdot 0^{\prime \prime}$


[^7] that may belong to a ciexeceopt tor any fegisiefered trademarks 1905 N Reynolds Rd,


|  |  |  |  |  |  |  | Mater | reakdown |  |
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| TECHNICAL SUPPORT： E88－6964－333 EMALL：tetradrawings＠gecurrent．com | $\begin{gathered} \mathrm{GE} \\ \mathrm{ab} \\ \hline \end{gathered}$ | current <br> Daintree company | Drawn By GG <br> Checked By：  <br> Date： MK <br> 3／28／22 | Job Name： <br> Church＇s Te Customer Name： | as Chicken | Drw | \＃： 094117 | 01 |  |


|  | Copyright © 2022 Allen Industries，Inc． <br> Industries，Inc．This drawing is is submitted to you in confidence for your use solely in connection with the eproject being planned for you by Allen Industries，Inc．and is not to be shown to anyone outside your organization，nor used，reproduced copied or exhibited in any tashion whatsoever．The designs shown on the drawing（except for any registered trademarks that may belong to a client of Allen Industries，Inc．）remain the | Ampler Chicken LLC－Church＇s | ｜$\frac{\text { Date：}}{03 / 30 / 22}$ | ｜Page \＃ 31 of 33 |  |  | $\begin{aligned} & \hline \frac{\text { Date }}{3 / 30 / 22} \\ & 05 / 04 / 22 \end{aligned}$ | Description Add Pylon／Readerboard Delete channels／alter pylon Remove Product | Initial Client Review Status <br> AB Allen Industries，Inc．requires that an approved <br> AB drawing be obtained from the client prior to any <br> T．f．D． production release or production release revision． |  |  |
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| 1－800－967－2553 |  |  | CHUR－F．574＿Bryant，AR＿306 |  |  |  | 0817122 | Change Poral sizes | ${ }^{\text {AB }}$ |  |  |
| www－allenindustries．com |  | 1905 N Reynolds Rd， Bryant，AR 72022 | House | $\frac{\text { Design: }}{\text { AB }}$ | $\frac{\mathrm{PM}:}{\mathrm{JB}}$ |  | $\begin{aligned} & 08 / 17 / 22 \\ & 08 / 23 / 22 \end{aligned}$ | change measurements change even more measurements | AB $A B$ | Client Signatu | Approval |







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