

DETAILED PLANS:

STATE FARM – JAMEY SOUTH

PROPOSED STORAGE BUILDING

515 N. REYNOLDS ROAD
BRYANT, ARKANSAS

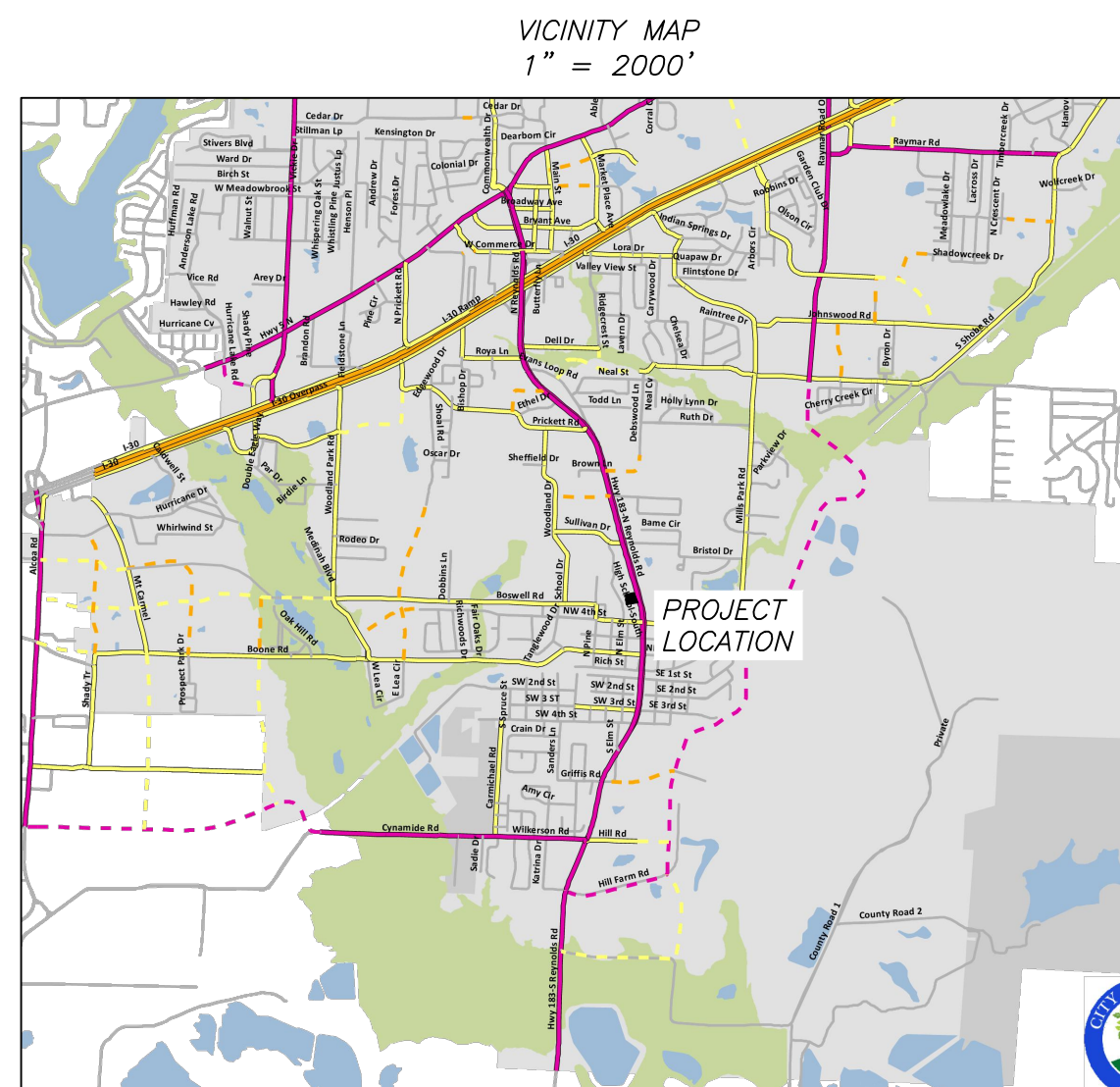
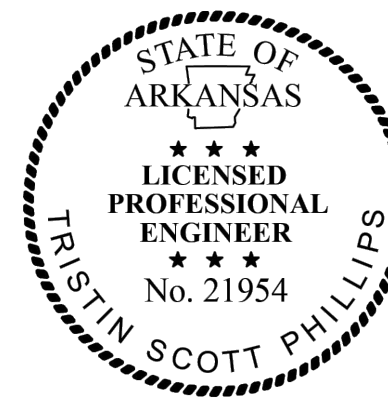
PRE-CONSTRUCTION COPY -

PLANS FOR BIDDING PURPOSES.
QUANTITIES TO BE VERIFIED PRIOR
TO CONSTRUCTION. CONTRACTOR
TO VERIFY GRADES WITH ENGINEER
PRIOR TO CONSTRUCTION.

4/22/2025

PREPARED FOR:

JAMEY SOUTH
515 N. REYNOLDS ROAD
BRYANT, AR 7222

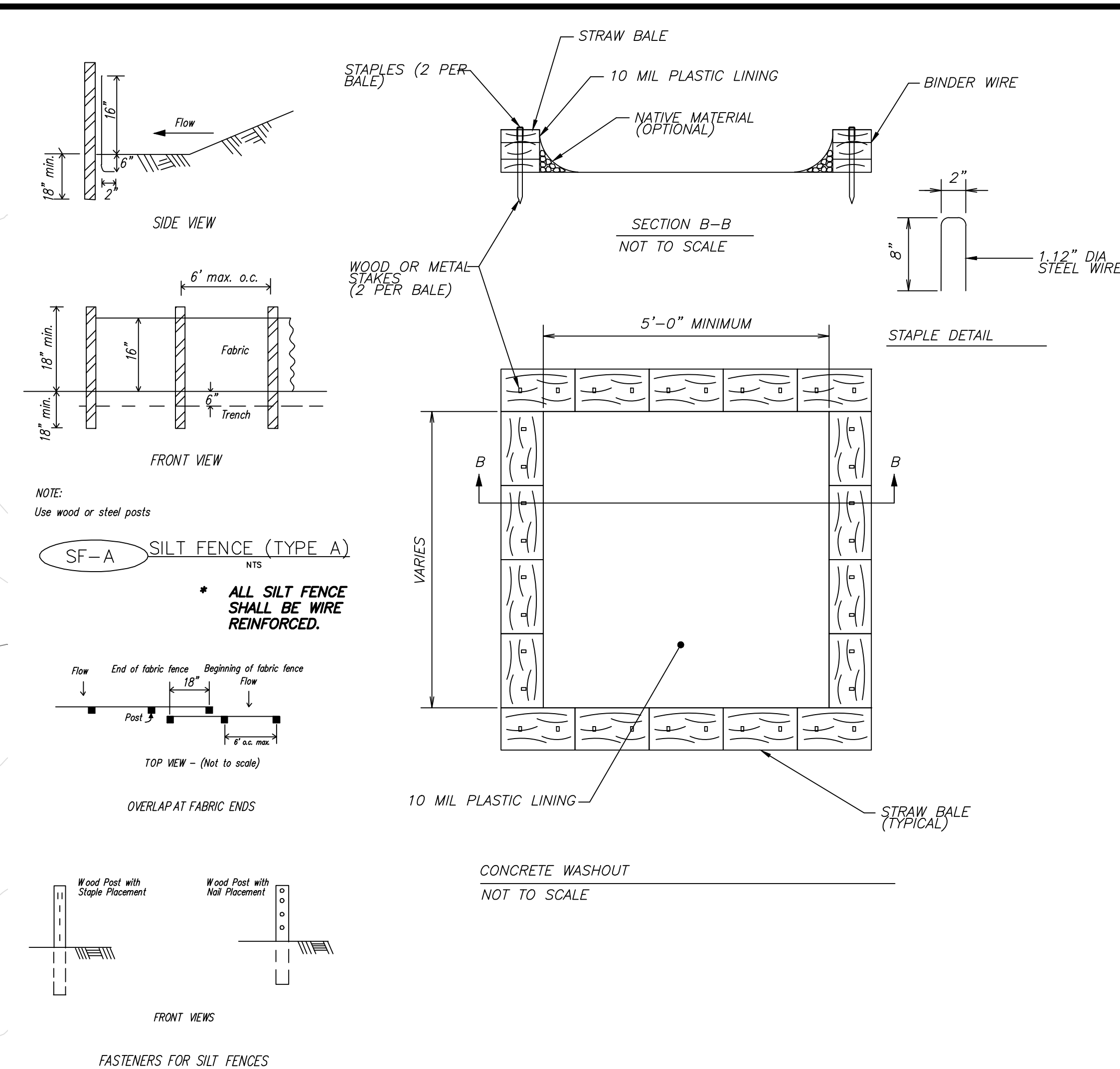


Prepared By:



325 W. SOUTH STREET, BENTON, AR 72015 (501)315-7225

[illegible]



- 1.) DEVELOPMENT SHALL ADHERE TO BRYANT AND ADEQ STORMWATER REQUIREMENTS.
- 2.) SEDIMENT BARRIERS SHALL BE CONSTRUCTED AT EACH INLET UNTIL GRADING IS COMPLETE AND TOP SOIL IS STABILIZED.
- 3.) A SILT FENCE AND STRAW BALE DIKE SHALL BE PLACED AT POTENTIAL LOCATIONS OF HEAVY EROSION.
- 4.) TEMPORARY STRAW BALE DIKES ARE TO BE CONSTRUCTED NOT TO POND WATER ON ADJACENT PROPERTY.
- 5.) ROCK DIKE CHECK DAMS TO BE CONSTRUCTED TO MEET ADEQ REQUIREMENTS WHEN USED IN LIEU OF STRAW BALE DIKES.
- 6.) ALL TEMPORARY EROSION CONTROLS SHALL BE MAINTAINED UNTIL ALL CONSTRUCTION IS COMPLETE AND PERMANENT GROUND COVER HAS BEEN ESTABLISHED.
- 7.) 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
- 8.) SOIL EXPOSED FOR MORE THAN 14 DAYS WITH NO CONSTRUCTION ACTIVITY SHALL BE SEEDED OR REEMITTED.
- 9.) CONSTRUCTION ENTRANCES/EXITS SHALL BE MAINTAINED IN A CONDITION WHICH WILL PREVENT TRACKING OF MUD ON TO PUBLIC RIGHT-OF-WAY.
- 10.) ADDITIONAL EROSION CONTROL MEASURES TO BE EMPLOYED WHERE NECESSARY BY SITE CONDITIONS.
- 11.) CONTRACTOR SHALL USE "BEST MANAGEMENT PRACTICES" (BMP'S) WHEN IMPLEMENTING AND MAINTAINING SEDIMENT AND RUN-OFF CONTROLS.

1. THE LOCATION OF KNOWN SURFACE & SUBSURFACE STRUCTURES, PIPE, POWER, GAS, PHONE, ETC. ARE SHOWN ON THE PLANS. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING INFORMATION AND SATISFYING THEMSELVES AS TO THE LOCATION OF THE AFOREMENTIONED ITEMS, SHOWN AND NOT SHOWN. ALL REPAIRS OR RELOCATIONS NECESSARY SHALL BE MADE AS REQUIRED BY THE OWNER OF THE UTILITY OR STRUCTURE. THE COST OF SUCH REPAIRS OR RELOCATIONS NECESSARY SHALL BE BORNE BY THE CONTRACTOR.

2. ALL STREETS, DRIVES, WALKS, DRAINAGE STRUCTURES, FENCES, ETC. THAT ARE DISTURBED SHALL BE RESTORED TO THEIR ORIGINAL OR BETTER CONDITION USING LIKE MATERIALS. COST OF SUCH REPAIRS SHALL BE BORNE BY THE CONTRACTOR UNLESS PROVISION FOR PAYMENT IS MADE IN THE PROPOSAL.

3. EROSION CONTROL DEVICES SHALL BE INSTALLED AS THE PROJECT PROGRESSES AND AREAS ARE DISTURBED.

4. THE CONTRACTOR IS REQUIRED TO NOTIFY THE ONE CALL CENTER AT 1-800-482-8998 48 HOURS PRIOR TO DIGGING IN ORDER THAT UNDERGROUND UTILITIES IN THE AREA CAN BE LOCATED.

5. ALL INLETS ON AND ADJACENT TO THE SITE SHALL BE PROTECTED FROM SEDIMENT.

6. STORM WATER CONTROLS SHALL BE INSPECTED AT LEAST ONCE EVERY 7 DAYS.

7. ALL EROSION CONTROL DEVICES ARE TO BE MAINTAINED IN GOOD WORKING CONDITION THROUGHOUT THE DURATION OF THIS PROJECT AND UNTIL PERMANENT VEGETATION IS ESTABLISHED. ALL SEDIMENT TRAPS ARE TO BE CLEANED AS REQUIRED.

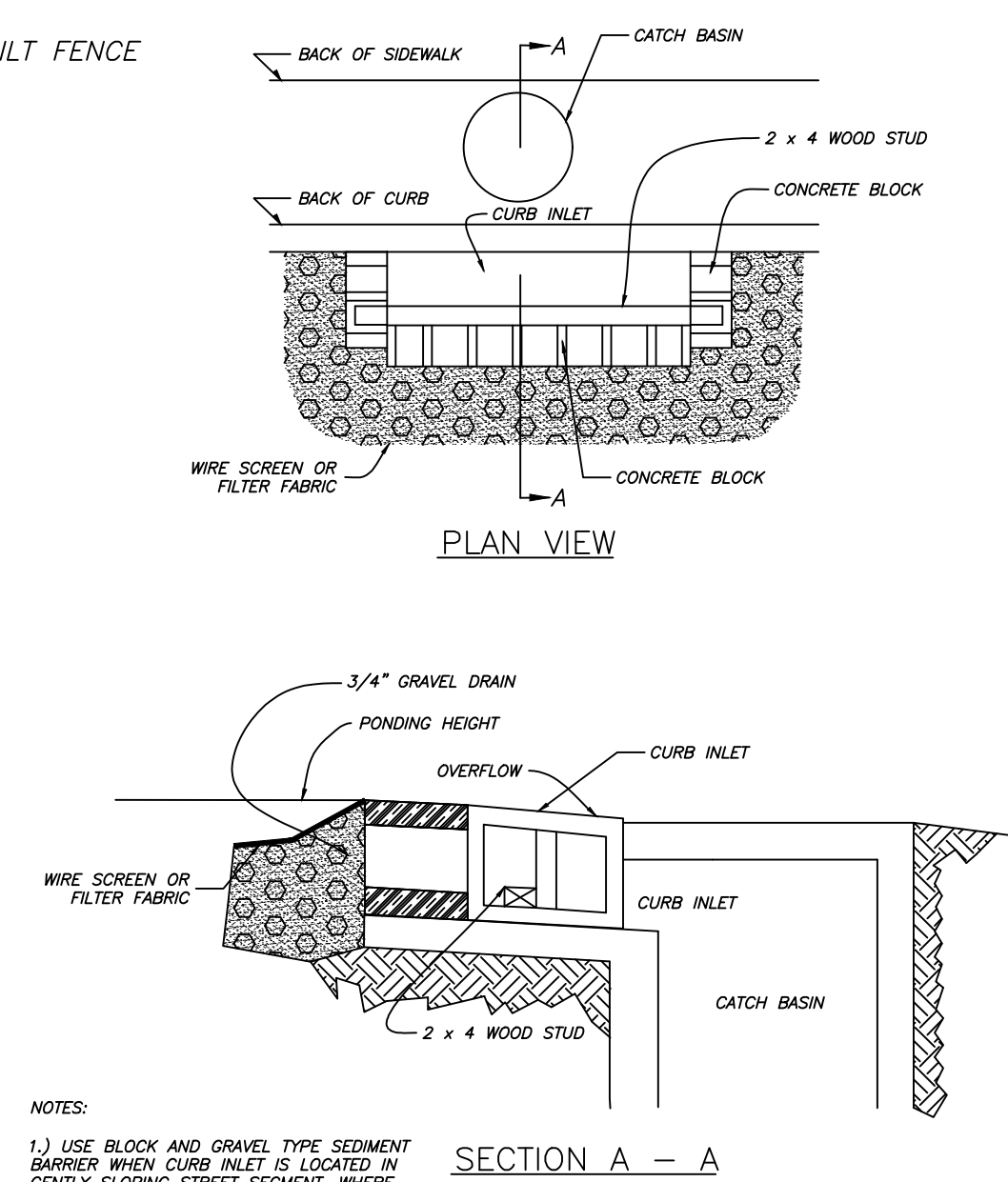
8. ALL DISTURBED AREAS LEFT IDLE FOR A PERIOD OF 14 DAYS OR LONGER ARE TO RECEIVE TEMPORARY VEGETATION AND MULCHED.

9. REMOVE EROSION CONTROL DEVICES AFTER PERMANENT VEGETATION IS ESTABLISHED.

10. DEVELOPMENT SHALL ADHERE TO CITY OF BRYANT AND ADEQ STORM WATER REQUIREMENTS.

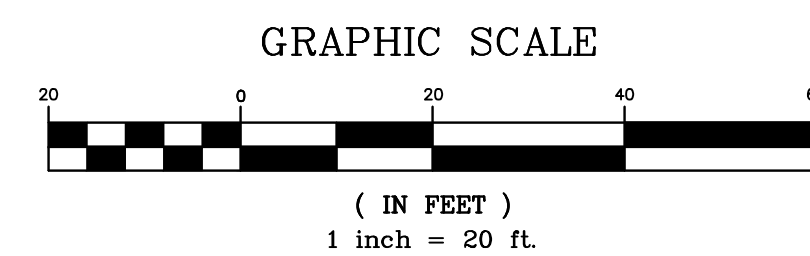
11. ADDITIONAL EROSION CONTROL MEASURES TO BE EMPLOYED WHERE NECESSARY BY SITE CONDITIONS.

12. CONTRACTOR TO COMPLY WITH ALL OSHA SAFETY REQUIREMENTS.

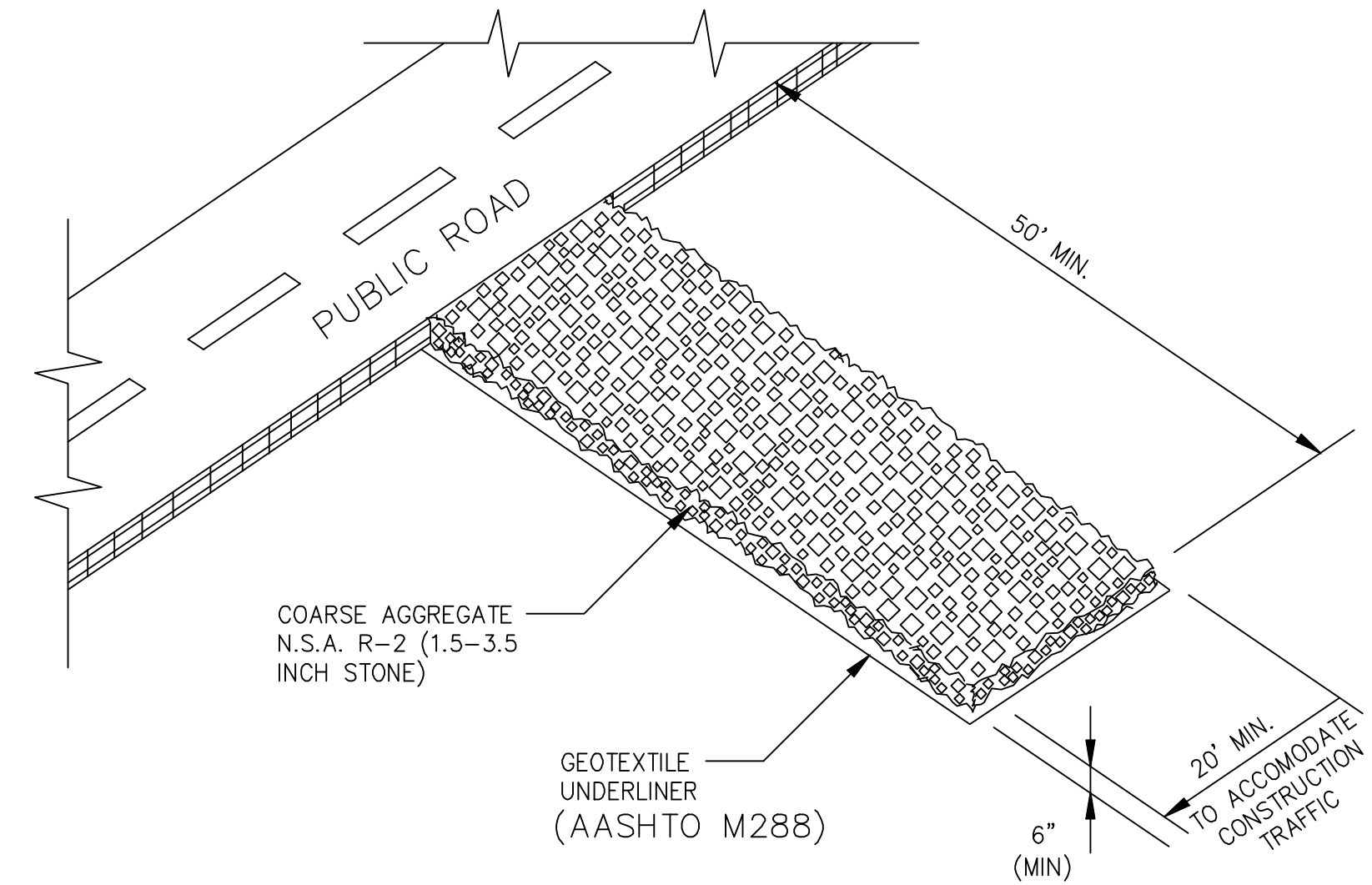
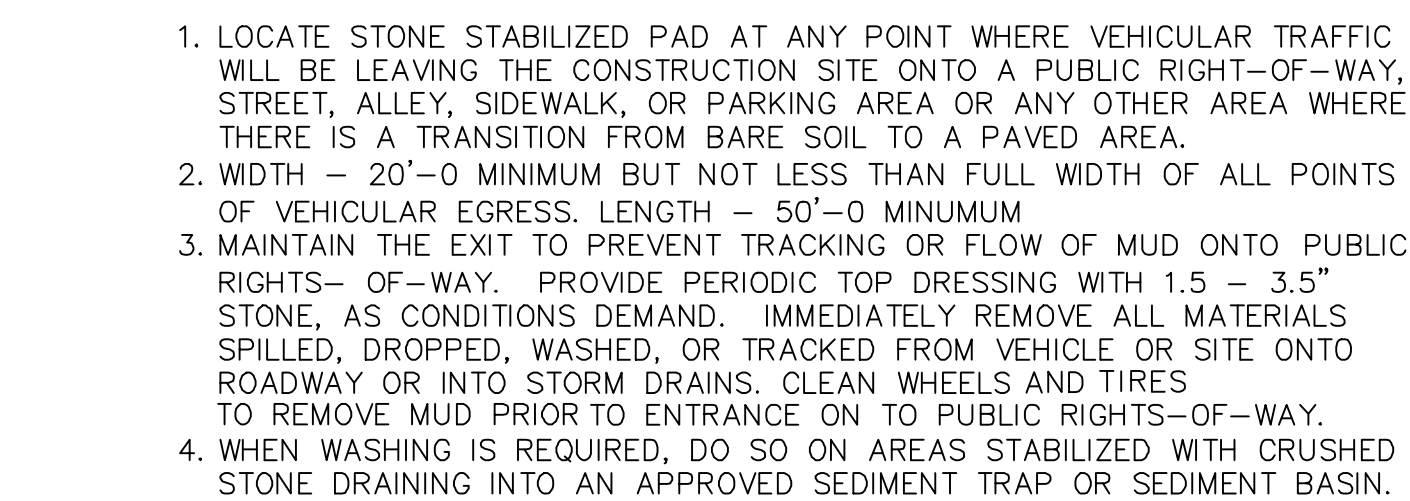


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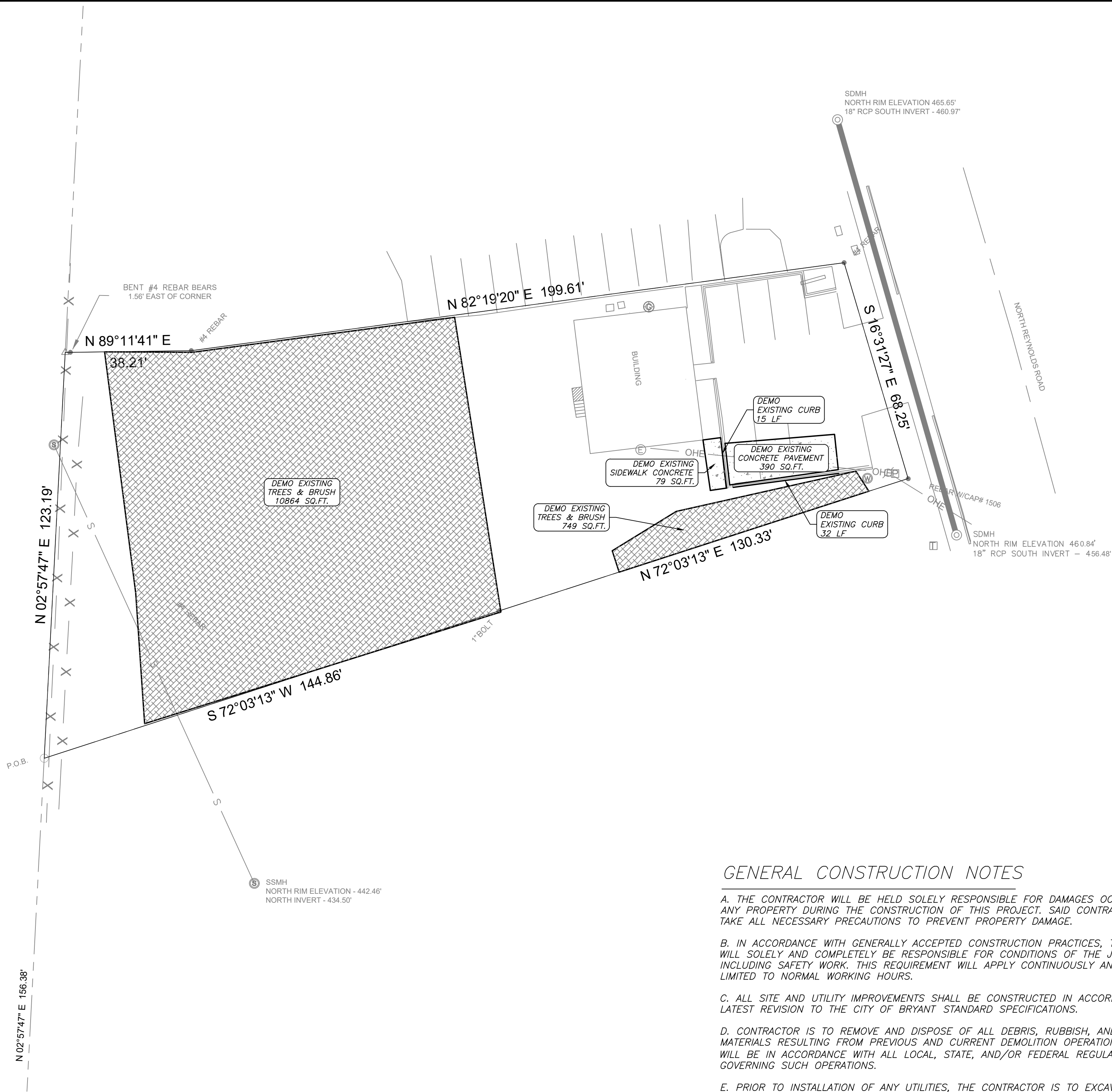
1. FOR USE IN SMALL CHANNELS WITH DRAINAGE AREAS OF 50 ACRES OR LESS.
2. MUST BE USED IN CONJUNCTION WITH OTHER APPROPRIATE SEDIMENT CONTROL MEASURES.
3. USE BELOW CULVERT INSTALLATIONS, DAM CONSTRUCTION, OR ANY PROJECT THAT MAY INVOLVE GRADING ACTIVITY DIRECTLY IN A STREAM.
4. NOT INTENDED TO SUBSTANTIALLY IMPOUND WATER.
5. USE AT THE UPSTREAM END OF PONDS OR LAKES.
6. EDGES SHOULD NOT BE HIGHER THAN THE CHANNEL BANKS.
7. CENTER SHOULD BE AT LEAST 6 INCHES LOWER THAN THE OUTER EDGES OF THE DAM AT THE CHANNEL BANKS.
8. HEIGHT SHOULD NOT EXCEED ELEVATION OF UPSTREAM PROPERTY LINE.
9. SIDE SLOPES SHOULD BE 2:1 OR FLATTER.
10. TOP WIDTH SHOULD BE GREATER THAN 6 FEET.
11. EXTEND COMPLETELY ACROSS THE CHANNEL AND SECURELY TIE INTO BOTH CHANNEL BANKS
12. REQUIRES PERIODIC INSPECTION AND MAINTENANCE.
13. SEDIMENT REMOVED WHEN IT REACHES ONE-HALF OF THE ORIGINAL DAM HEIGHT



NOT TO SCALE



NOT TO SCALE



DEMO NOTES:
1) QUANTITIES ARE APPROXIMATE. CONTRACTOR IS RESPONSIBLE FOR VERIFYING QUANTITIES.

GENERAL CONSTRUCTION NOTES

A. THE CONTRACTOR WILL BE HELD SOLELY RESPONSIBLE FOR DAMAGES OCCURRING TO ANY PROPERTY DURING THE CONSTRUCTION OF THIS PROJECT. SAID CONTRACTOR SHALL TAKE ALL NECESSARY PRECAUTIONS TO PREVENT PROPERTY DAMAGE.

B. IN ACCORDANCE WITH GENERALLY ACCEPTED CONSTRUCTION PRACTICES, THE CONTRACTOR WILL SOLELY AND COMPLETELY BE RESPONSIBLE FOR CONDITIONS OF THE JOB SITE, INCLUDING SAFETY WORK. THIS REQUIREMENT WILL APPLY CONTINUOUSLY AND WILL NOT BE LIMITED TO NORMAL WORKING HOURS.

C. ALL SITE AND UTILITY IMPROVEMENTS SHALL BE CONSTRUCTED IN ACCORDANCE WITH THE LATEST REVISION TO THE CITY OF BRYANT STANDARD SPECIFICATIONS.

D. CONTRACTOR IS TO REMOVE AND DISPOSE OF ALL DEBRIS, RUBBISH, AND OTHER MATERIALS RESULTING FROM PREVIOUS AND CURRENT DEMOLITION OPERATIONS. DISPOSAL WILL BE IN ACCORDANCE WITH ALL LOCAL, STATE, AND/OR FEDERAL REGULATIONS GOVERNING SUCH OPERATIONS.

E. PRIOR TO INSTALLATION OF ANY UTILITIES, THE CONTRACTOR IS TO EXCAVATE, VERIFY, AND CALCULATE ALL CROSSINGS AND INFORM ANY IMPACTED UTILITY OWNERS OF ANY CONFLICTS PRIOR TO CONSTRUCTION.

F. CONSTRUCTION SHALL NOT START ON ANY WATER UTILITY TIE-INS UNTIL APPROVAL IS GIVEN BY CITY OF BRYANT. CONTRACTOR SHALL NOT OPERATE ANY VALVE, HYDRANT, OR WATER UTILITY APPURTENANCE NOR SHALL HE ATTACH TO OR TAP ANY WATER UTILITY MAIN WITHOUT APPROVAL FROM BRYANT. THE CONTRACTOR SHALL BEAR THE COST AND CONSEQUENCE OF ANY DISRUPTION OF UTILITY OPERATION CAUSED BY CONSTRUCTION.

G. FIBER OPTIC CABLE ON AND/OR ADJACENT TO THIS SITE WERE NOT LOCATED BY THE SURVEY AND ARE NOT SHOWN. IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO LOCATE ANY FIBER OPTIC CABLES AT TO NEAR THIS SITE AND TAKE ALL NECESSARY AND REQUIRED PRECAUTIONS TO PROTECT ANY EXISTING FIBER OPTIC CABLES. CONTRACTORS SHALL COORDINATE ALL EFFORTS WITH OWNER OF FIBER OPTIC CABLES OR THEIR DESIGNATED REPRESENTATIVE.

H. THE CONTRACTOR IS RESPONSIBLE FOR CONTACTING "ONECALL" SERVICE TO MARK ALL UTILITIES PRIOR TO ANY DEMOLITION, EARTHWORK, OR UTILITY WORK ON THIS SITE.

I. ANY LAND CLEARING, CONSTRUCTION, OR DEVELOPMENT INVOLVING THE MOVEMENT OF MATERIALS, UTILITIES OR GROUND EXCAVATION SHALL BE IN ACCORDANCE WITH THE STORMWATER POLLUTION PREVENTION PLAN.

J. THE APPROXIMATE LOCATION OF KNOWN SURFACE AND SUBSURFACE STRUCTURES, PIPES, POWER, GAS, PHONE, ETC. ARE SHOWN ON THE DESIGN DRAWINGS. THE CONTRACTOR SHALL BE RESPONSIBLE FOR DETERMINING THE EXACT LOCATION OF THE AFOREMENTIONED ITEMS, SHOWN AND NOT SHOWN.

K. CONTRACTOR TO ADHERE TO CURRENT OSHA REGULATIONS, INCLUDING EXCAVATION & TRENCH SAFETY.

L. CONTRACTOR SHALL CONTACT THE CITY OF BRYANT STREET DEPARTMENT IN REGARD TO MAINTENANCE OF TRAFFIC PRIOR TO COMMENCEMENT OF WORK WITHIN STREET RIGHT OF WAY.

M. CONTRACTOR SHALL CONTACT CITY OF BRYANT PRIOR TO COMMENCEMENT OF UTILITY CONSTRUCTION OR TIE-INS.

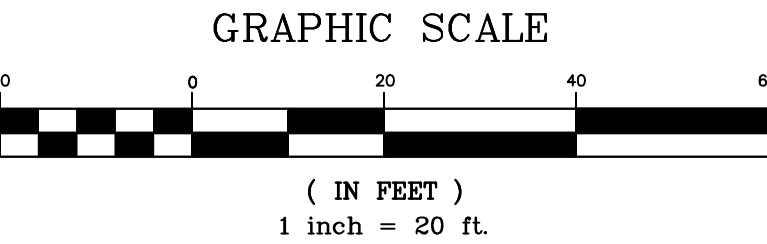
UTILITIES:

SANITARY SEWER:
BRYANT SEWER DEPARTMENT
1019 S.W. 2ND ST.
BRYANT, AR 72022
501-943-0469

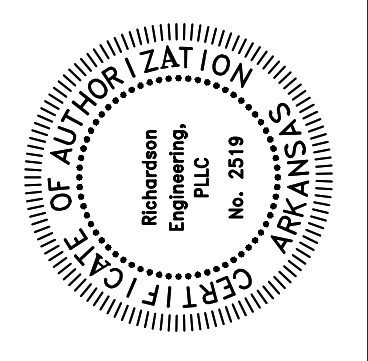
WATER:
BRYANT WATER DEPARTMENT
210 S.W. 3RD ST.
BRYANT, AR 72022
501-943-0441

ELECTRIC:
ENTERGY
425 W. CAPITAL AVE.
LITTLE ROCK, AR 72201
1-800-368-3749

NATURAL GAS:
SUMMIT UTILITIES
400 WEST CAPITOL #600
LITTLE ROCK, ARKANSAS
888-498-0409



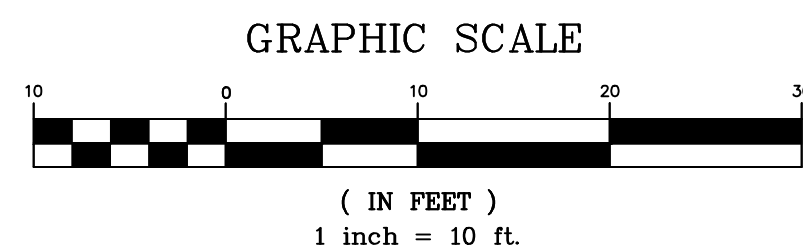
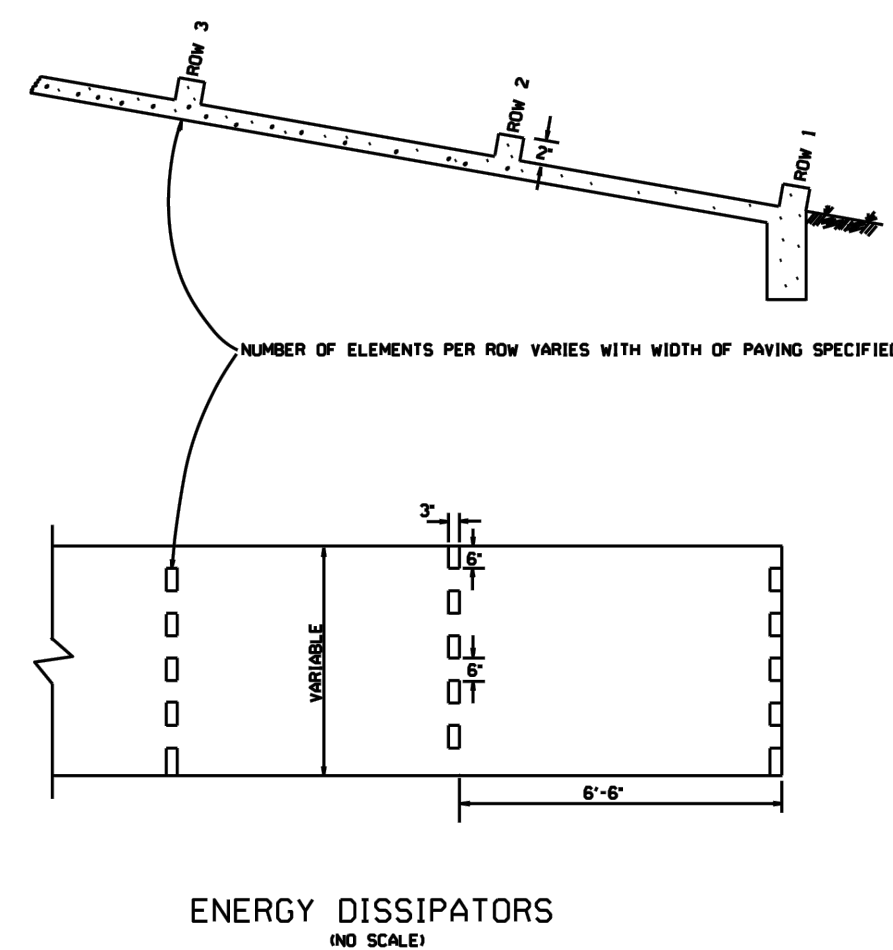
Legend	
	Property Boundary
	Surveyed lines
	Road Right of Way
	Telephone
	Fiber Optic Line
	Road Center line
	Wire / Chainlink Fence
	Sanitary Sewer Main
	Sanitary Sewer Service
	Water Service Line
	Water Main
	Underground Electric
	Overhead Powerline
	Gas Main
	Gas Service
	Silt Fence
	Existing Water Meter Box
	Existing Sewer Mnahole
	Existing Storm Box
	Existing Fire Hydrant
	Guy Wire
	Computed Corner
	Found Monument (Labeled)
	Utility Pole
	Gas Meter
	Sewer Stubup



DEMOLITION PLAN
STATE FARM – JAMEY SOUTH
PROPOSED STORAGE BUILDING
515 N. REYNOLDS ROAD
BRYANT, ARKANSAS

Prepared For:
JAMEY SOUTH
515 N. REYNOLDS ROAD
BRYANT, AR 72022

Date	
Revisions	
No.	



Legend

	Property Boundary
	Center line
	Road Right of Way
	Telephone
	Fiber Optic Line
	Gas Line
	Wire / Chainlink Fence
	Sanitary Sewer
	Water Line
	Overhead Electric
	Underground Powerline
	Water Meter Box
	TOP OF CURB ELEVATION
	Sanitary Sewer Manhole
	CURB GUTTER ELEVATION
	Storm Drainage Manhole
	TOP OF PAVEMENT ELEVATION
	Telephone Pedestal
	TOP OF SIDEWALK
	Guy Wire
	Computed Corner
	Found Monument (Labeled)
	PROPOSED CONTIGUOUS
	EXISTING CONTIGUOUS
	Utility Pole

OWNER OF RECORD
LM SOUTH INVESTMENTS LLC
515 N. REYNOLDS ROAD
BRYANT AR 72022
SOURCE OF TITLE: 2022-002110

M. CONTRACTOR SHALL CONTACT CITY OF BRYANT PRIOR TO COMMENCEMENT OF UTILITY CONSTRUCTION OR TIE-INS.