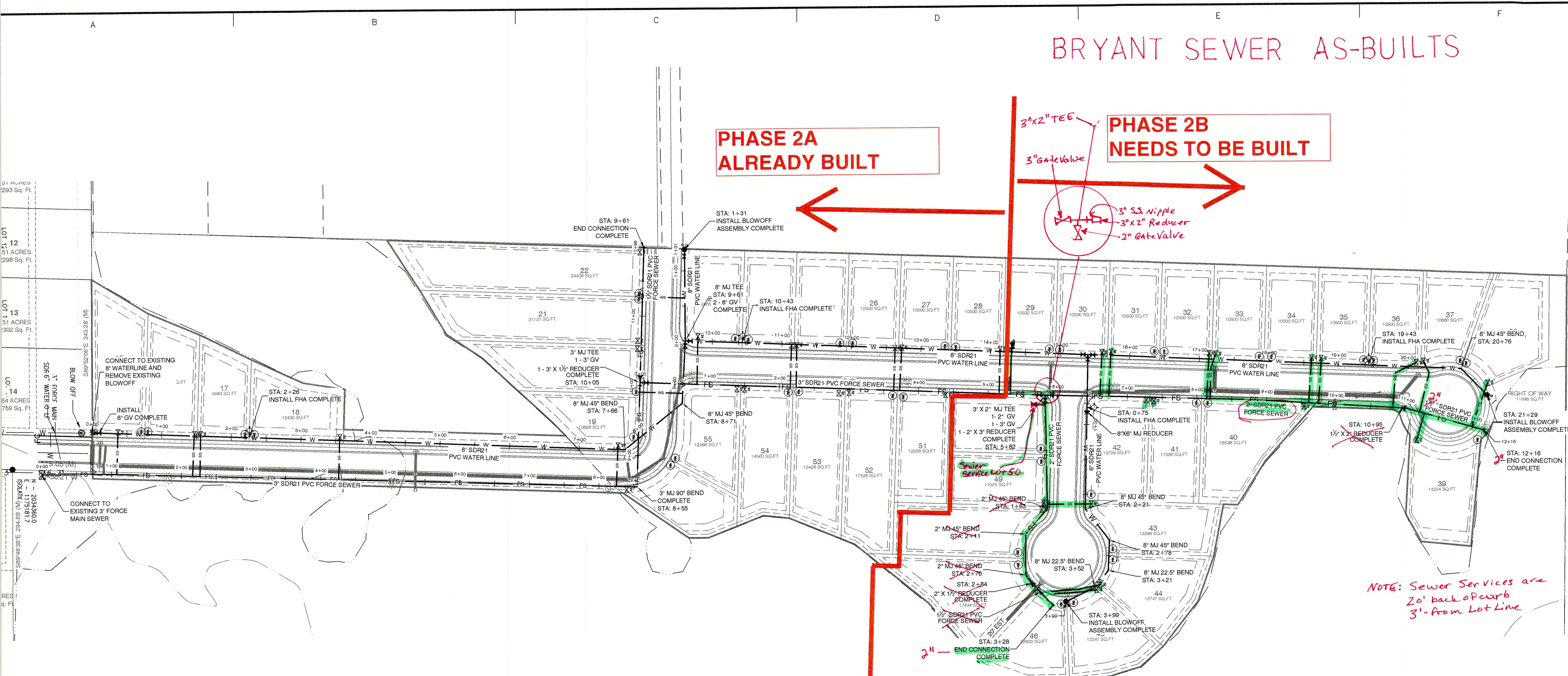
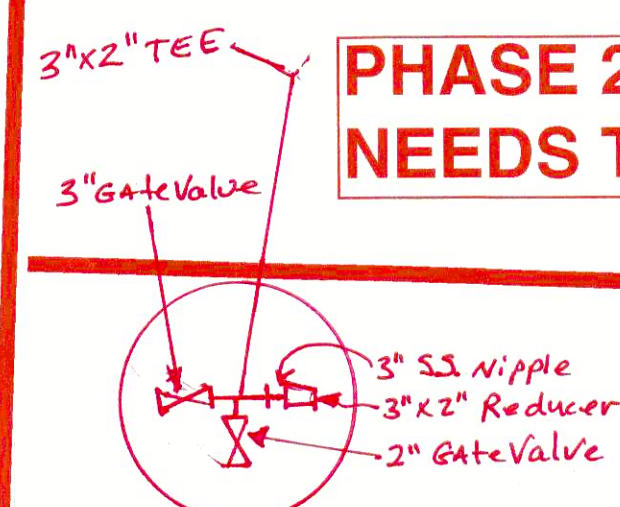




BRYANT SEWER AS-BUILTS

PHASE 2A
ALREADY BUILT

PHASE 2B
NEEDS TO BE BUILT



NOTE: Sewer Services are
20' back of curb
3'- from Lot Line

SITE LEGEND:

- Fire Hydrant (FHA)
- Water Valve
- Storm Manhole
- Light Pole
- Water Meter
- Sewer Service Connection

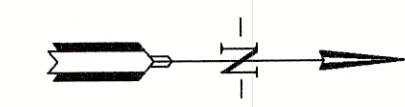
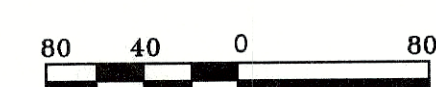
- W - Proposed Water Main
- FS - Proposed Force Sewer Main
- SS - Sewer Service Connection
- WS - Water Service Connection

PROPERTY SPECIFICATIONS:

ZONING CLASSIFICATION: R-1
MIN. LOT SIZE: 9992 S.F.
MAX. LOT SIZE: 24437 S.F.
NUMBER OF LOTS: 42
SOURCE OF WATER: SALEM WATER USERS ASSOCIATION PWA
SOURCE OF SEWER: CITY OF BRYANT
BUILDING SETBACKS:
FRONT - 20' OR AS SHOWN
REAR - 20' OR AS SHOWN
SIDE - 8' OR AS SHOWN
EASEMENTS, UTILITY & DRAINAGE (D.E. & U.E.)
FRONT - 10' OR AS SHOWN
SIDE - 5' OR AS SHOWN
STREET RIGHT OF WAYS: 50' OR AS SHOWN
STREET WIDTH: 28' BOC TO BOC
LOT CORNERS: SET #4 REBAR WITH CAP

NOTES:

- BURIED UTILITIES ARE LOCATED AT THE SITE. CONTACT ARKANSAS ONE CALL & WHERE APPROPRIATE THE UTILITY COMPANIES PRIOR TO DIGGING.
- ALL UNRESTRAINED WATER LINE FITTINGS SHALL BE INSTALLED WITH A CONCRETE THRUST BLOCK FOR JOINT RESTRAINT.
- WORK ON EXISTING ROADS SHALL INCLUDE WARNING SIGNS & BARRICADES IN ACCORDANCE WITH THE REQUIREMENTS OF THE STATE, COUNTY, OR CITY HAVING JURISDICTION. OTHER SIGNS & DEVICES, SUCH AS PLATING, SHALL BE PLACED AS REQUIRED TO ADEQUATELY PROTECT THE PUBLIC.
- ALL WATER UTILITY WORK SHALL COMPLY WITH SALEM WATER USERS SPECIFICATIONS & DETAILS AND THE ARKANSAS PLUMBING CODE.
- ALL SEWER LINE CONSTRUCTION SHALL COMPLY WITH CITY OF BRYANT STANDARD SPECIFICATIONS & DETAILS AND THE ARKANSAS PLUMBING CODE. FOR A COPY SEE THE WEBSITE <https://www.cityofbryant.com/DocumentCenter/View/1161/Bryant-Specs-2015-FINAL-Rev?bidId=>
- ALL GRINDER PUMPS AND SEWER SERVICE LINES TO REMAIN PRIVATE.



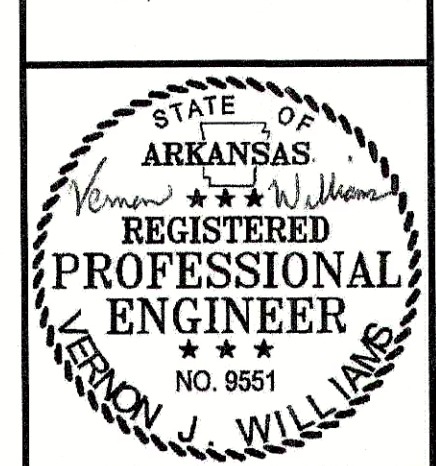
SURVEY LEGEND

- Computed point
- Found monument
- Set #4 RB/Plas. Cap
- (M)-Measured
- (R)-Record
- (P)-Platted

BY	REVISION	DATE
MN	AS PER CITY OF BRYANT	9/7/22
MN	RELOCATED FIRE HYDRANT	9/9/22

GNE Designing our client's success
GarNat Engineering, LLC
P.O. Box 1116 (72018)
3825 Mt. Carmel Road
Bryant, AR 72022
Ph (501) 408-4650
Fx (888) 900-3068
garnateengineering@gmail.com

CREEKSIDE ADDITION PHASE 2
PART OF THE EAST HALF OF
THE NORTHWEST QUARTER,
SECTION 12, T-1-S, R-14-W,
SALINE COUNTY, ARKANSAS



09-09-2022

CONTENTS:
WATER &
SEWER
UTILITY PLAN

PROJECT NO:
18054

DATE:
AUGUST 2022

SHEET NO: