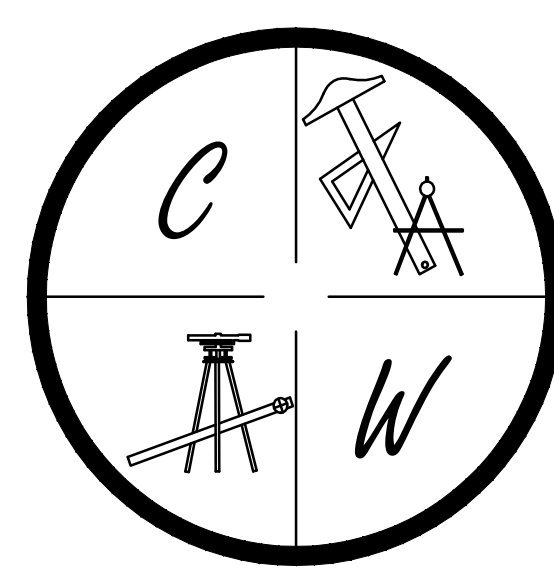


# BRIDLEWOOD PHASE 3

JONESBORO, ARKANSAS  
STREET & DRAINAGE PLANS

FEBRUARY 12, 2017



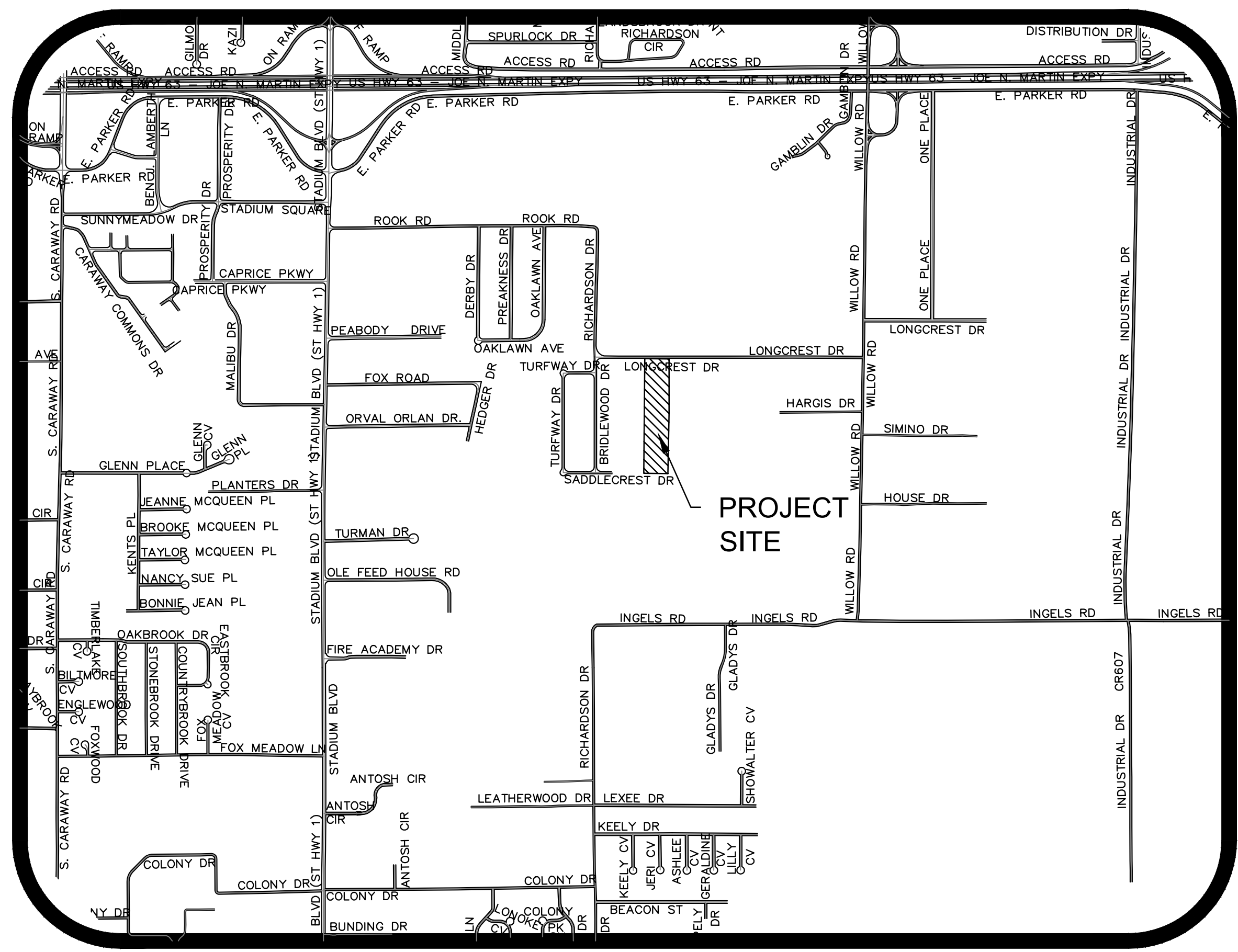
CARLOS WOOD, P.E.  
ENGINEERING CONSULTANT

148 CR 375  
BONO, AR 72416  
PHONE: (870) 972-8335  
EMAIL: WOODENGR@SBCGLOBAL.NET  
WEBSITE: WWW.WOODENGR.COM



## PROJECT VICINITY MAP

SCALE: 1" = 1000'

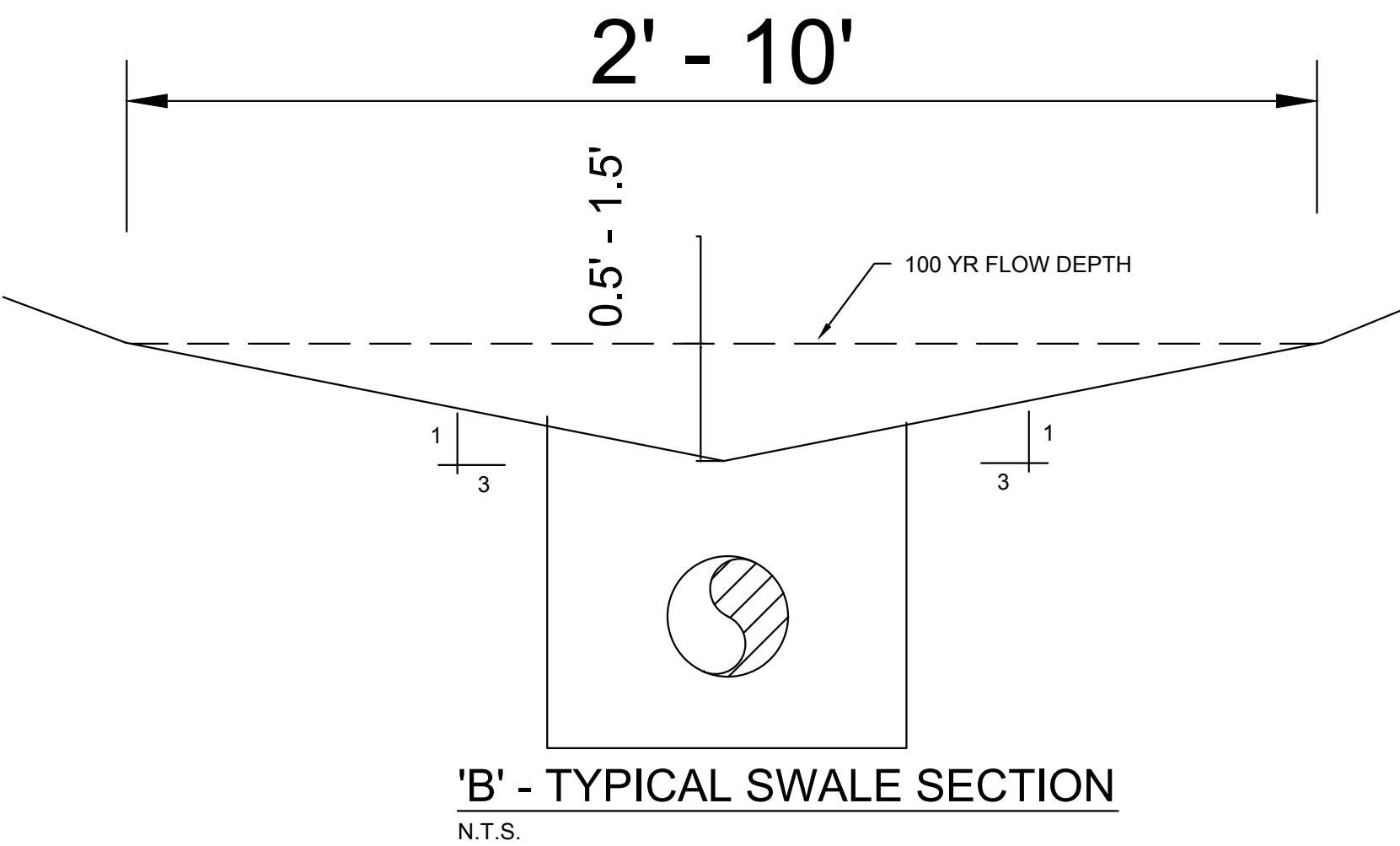
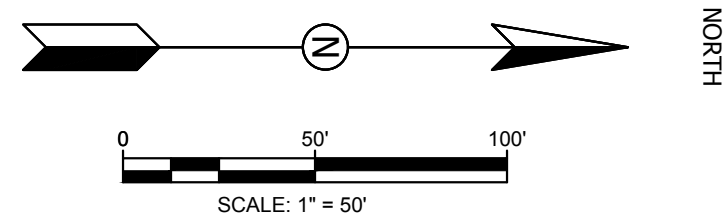
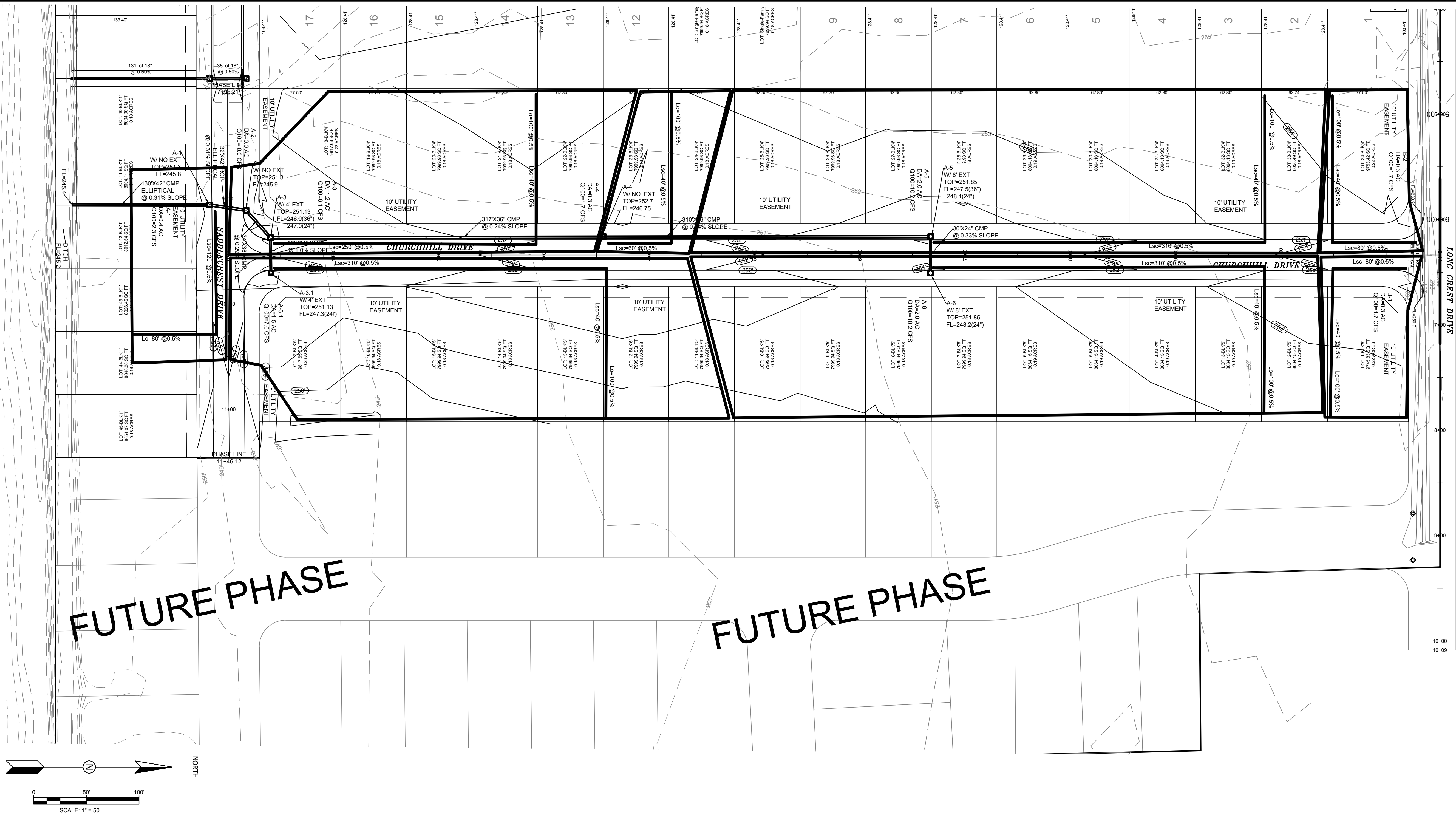


## SHEET LAYOUT

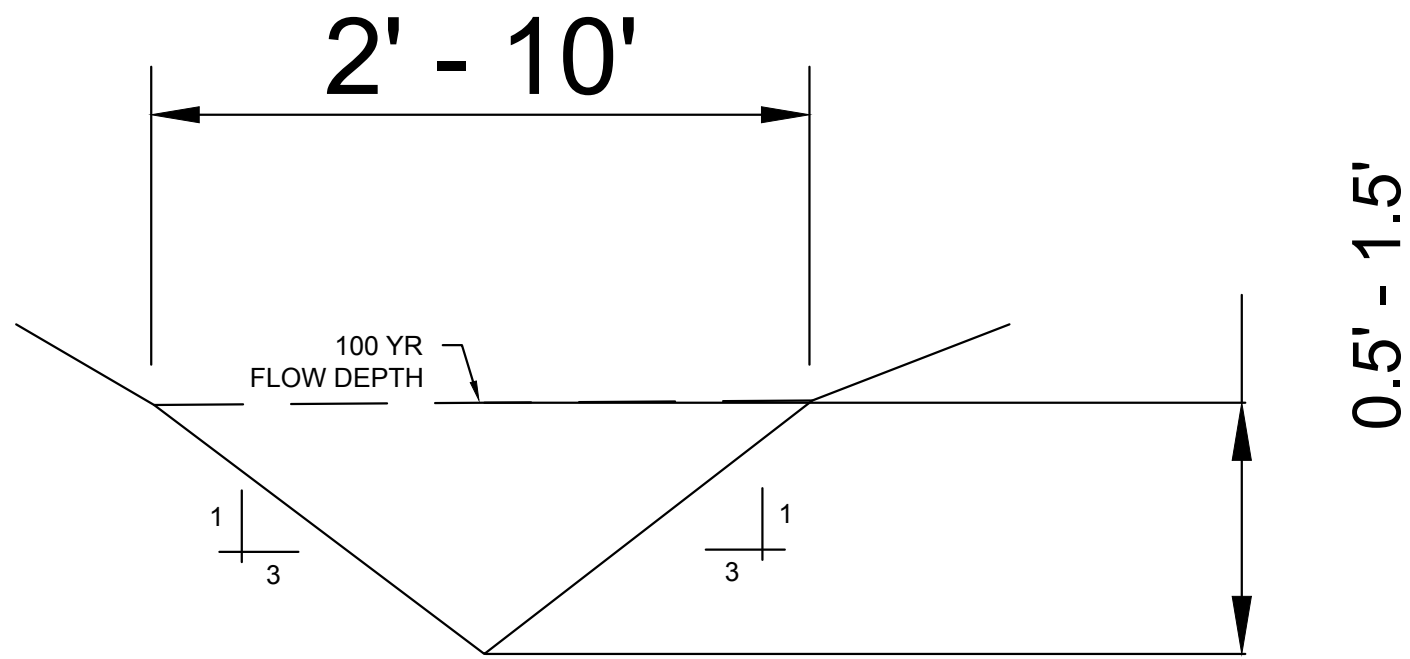
| SHEET LAYOUT             |       |
|--------------------------|-------|
| PLAT                     |       |
| TOPOGRAPHY & DRAINAGE    | STR-1 |
| DRAINAGE AREA MAP        | STR-2 |
| STREET<br>PLAN & PROFILE | STR-3 |
| STREET PLAN & PROFILE    | STR-4 |
| EROSION CONTROL MAP      | ECM-1 |
| TYPICAL STREET DETAILS   | DET-1 |



ARKANSAS ONE-CALL SYSTEM, INC.  
1-800-482-8998 OR 811



'B' - TYPICAL SWALE SECTION  
N.T.S.

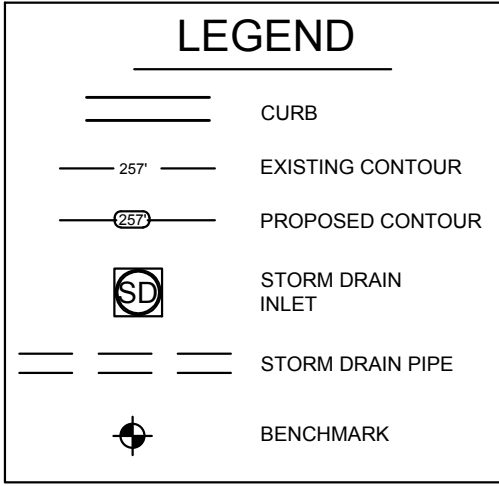


'A' - TYPICAL SWALE SECTION  
N.T.S.

**PIPE NOTE:**  
ALL CMP PIPE SHALL BE ALUMINIZED STEEL TYPE 2  
ASTM A-929, ASTM A-760  
ALL RCP PIPE SHALL BE RCP CLASS III OR CLASS IV  
ASTM C-76, ASTM C-506, ASTM C-507

**NOTE:**  
DEVELOPER SHALL OBTAIN GRADING PERMIT FROM THE  
CITY OF JONESBORO ENGINEERING DEPARTMENT PRIOR TO  
COMMENCING EARTHWORK AND/OR CLEARING OPERATIONS.  
DEVELOPER SHALL OBTAIN REQUIRED ADEQ PERMIT PRIOR TO  
COMMENCING WORK ON THE SITE, PREPARE A SWPP PLAN,  
AND DISPLAY THEM FOR PUBLIC ACCESS AT THE SITE.

**SURVEY CONTROL REFERENCE MARKS:**  
• NGS - B 315, PID: FF2198  
• JONESBORO GPS # 42  
VERTICAL CONTROL IS NAVD 88  
HORIZONTAL CONTROL IS NAD 83



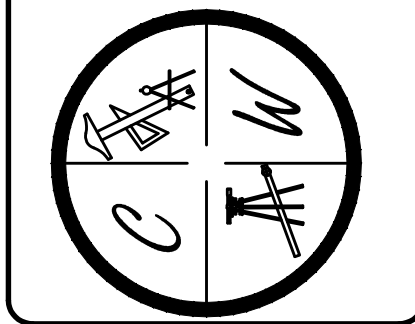
STR-1

**BRIDLEWOOD PHASE III**  
**JONESBORO, AR**

TOPOGRAPHY &  
DRAINAGE PLAN

DATE: 10/1/16  
REV: 2-12-17  
DRAWN BY: BGW

**CARLOS WOOD, P.E.**  
ENGINEERING CONSULTANT  
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BONO, AR 72416  
PHONE: (870) 972-8335  
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STR-2

STATE OF ARKANSAS

REGISTERED PROFESSIONAL ENGINEER

NO. 5620

CARLOS G. WOOD

BRIDLEWOOD PHASE III

JONESBORO, AR

OVERALL MAP

DATE: 10/1/16

REV: 2-12-17

DRAWN BY: BGW

CARLOS WOOD, P.E.

ENGINEERING CONSULTANT

148 CR 375

BONO, AR 72416

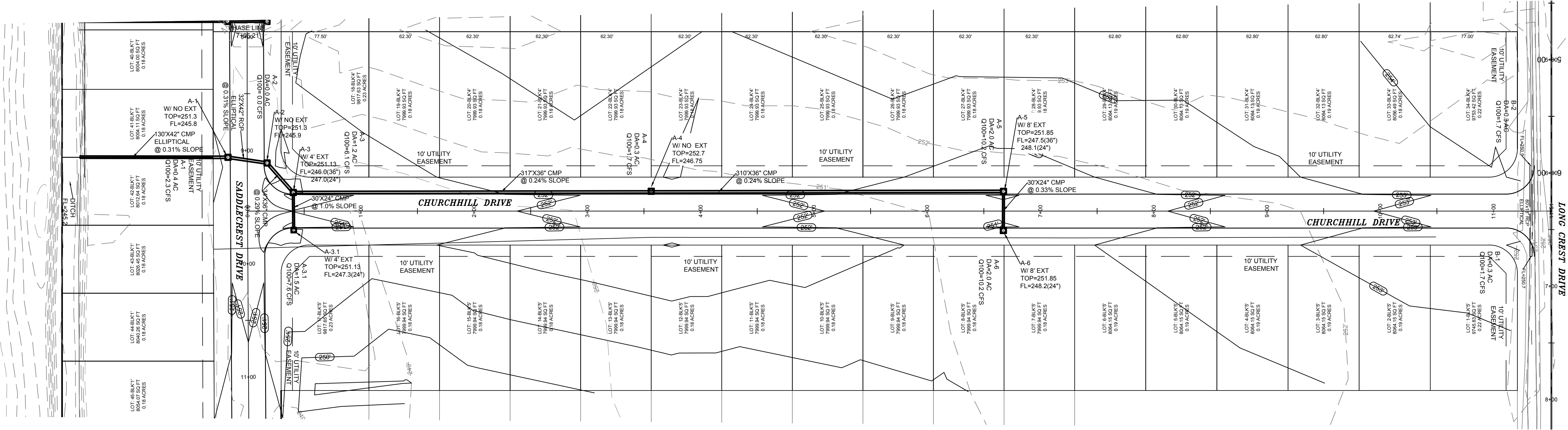
PHONE: (870) 972-8335

EMAIL: WOODENGR@SRCGLOBAL.NET

WEBSITE: WWW.WOODENGR.COM

C

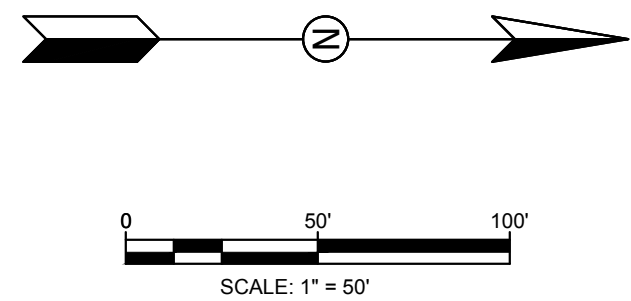
W



PIPE NOTE:

ALL CMP PIPE SHALL BE ALUMINIZED STEEL TYPE 2  
ASTM A-929, ASTM A-760

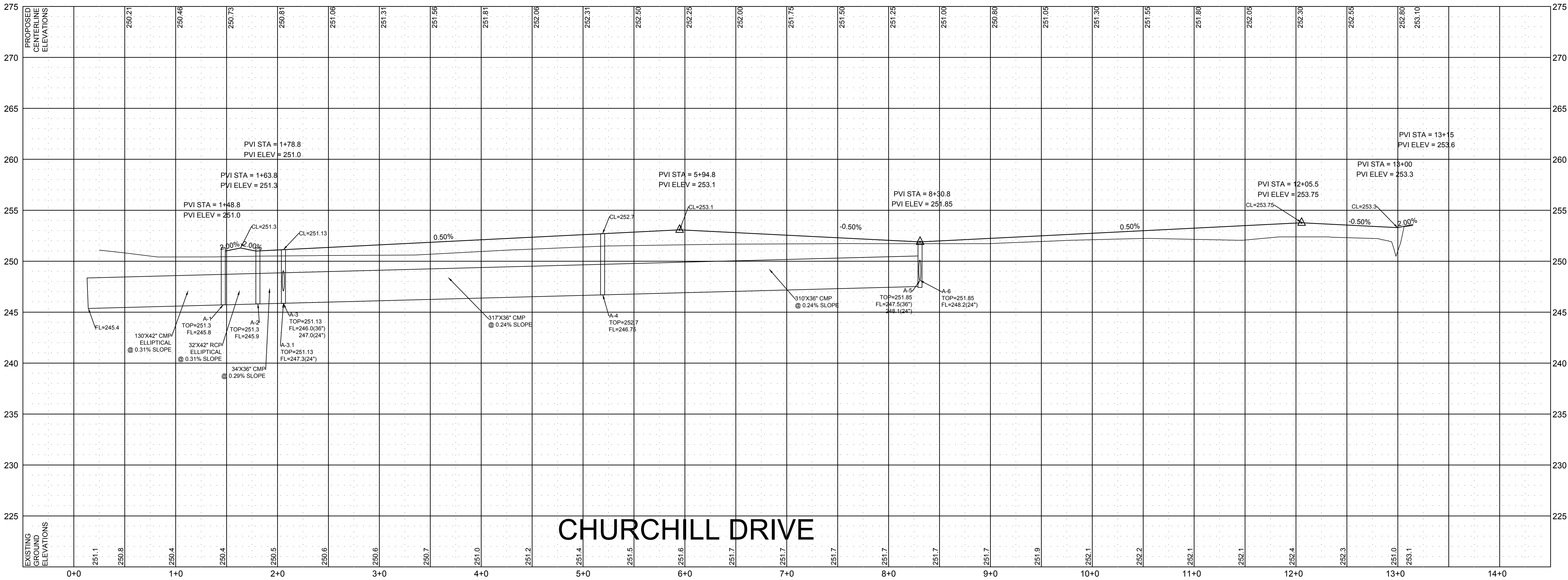
ALL RCP PIPE SHALL BE RCP CLASS III OR CLASS IV  
ASTM C-76, ASTM C-506, ASTM C-507



PROFILE SCALE:

HORIZONTAL: 1" = 50'

VERTICAL: 1" = 5'



STR-3

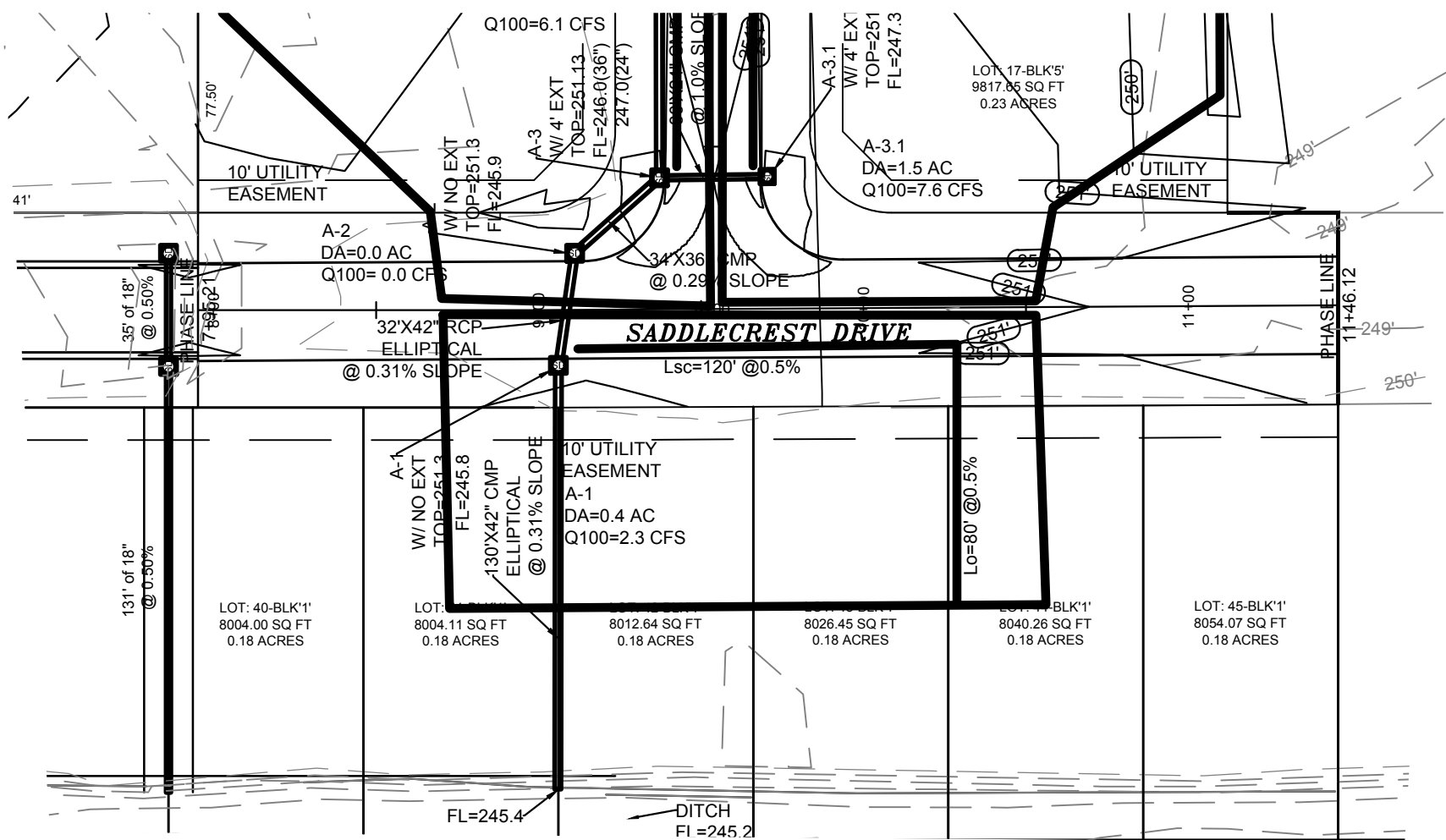
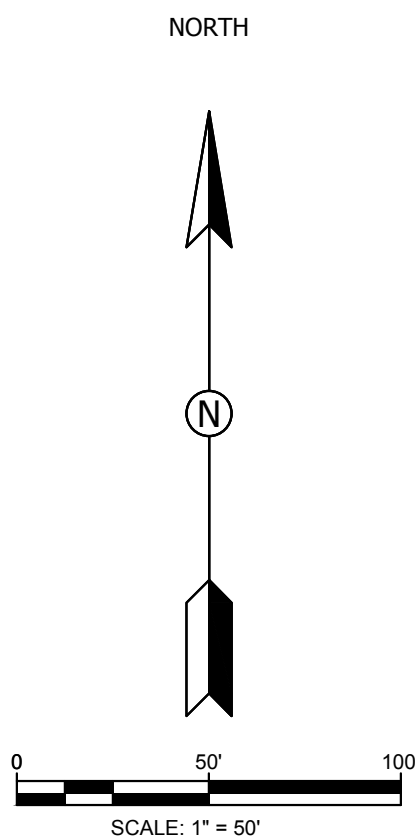
REGISTERED PROFESSIONAL ENGINEER  
NO. 5620  
CARLOS G. WOOD

BRIDLEWOOD PHASE III  
JONESBORO, AR

DATE: 7/25/16  
REV: 2-12-17

CARLOS WOOD, P.E.  
ENGINEERING CONSULTANT  
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BONO, AR 72416  
PHONE: (870) 972-8335  
EMAIL: WOODENGR@SCGLOBAL.NET  
WEBSITE: WWW.WOODENGR.COM

CHIRCHILL DRIVE  
PLAN & PROFILE



PIPE NOTE:

ALL CMP PIPE SHALL BE ALUMINIZED STEEL TYPE 2  
ASTM A-929, ASTM A-760

ALL RCP PIPE SHALL BE RCP CLASS III OR CLASS IV  
ASTM C-76, ASTM C-506, ASTM C-507

STR-4

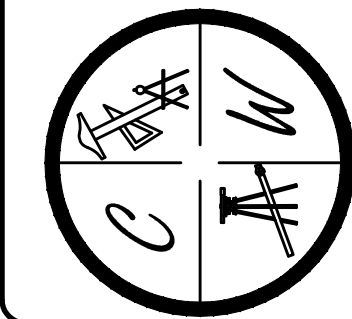
BRIDLEWOOD PHASE III  
JONESBORO, AR

SADDLECREST DRIVE  
PLAN & PROFILE

DATE: 7/25/16  
REV: 2-12-17

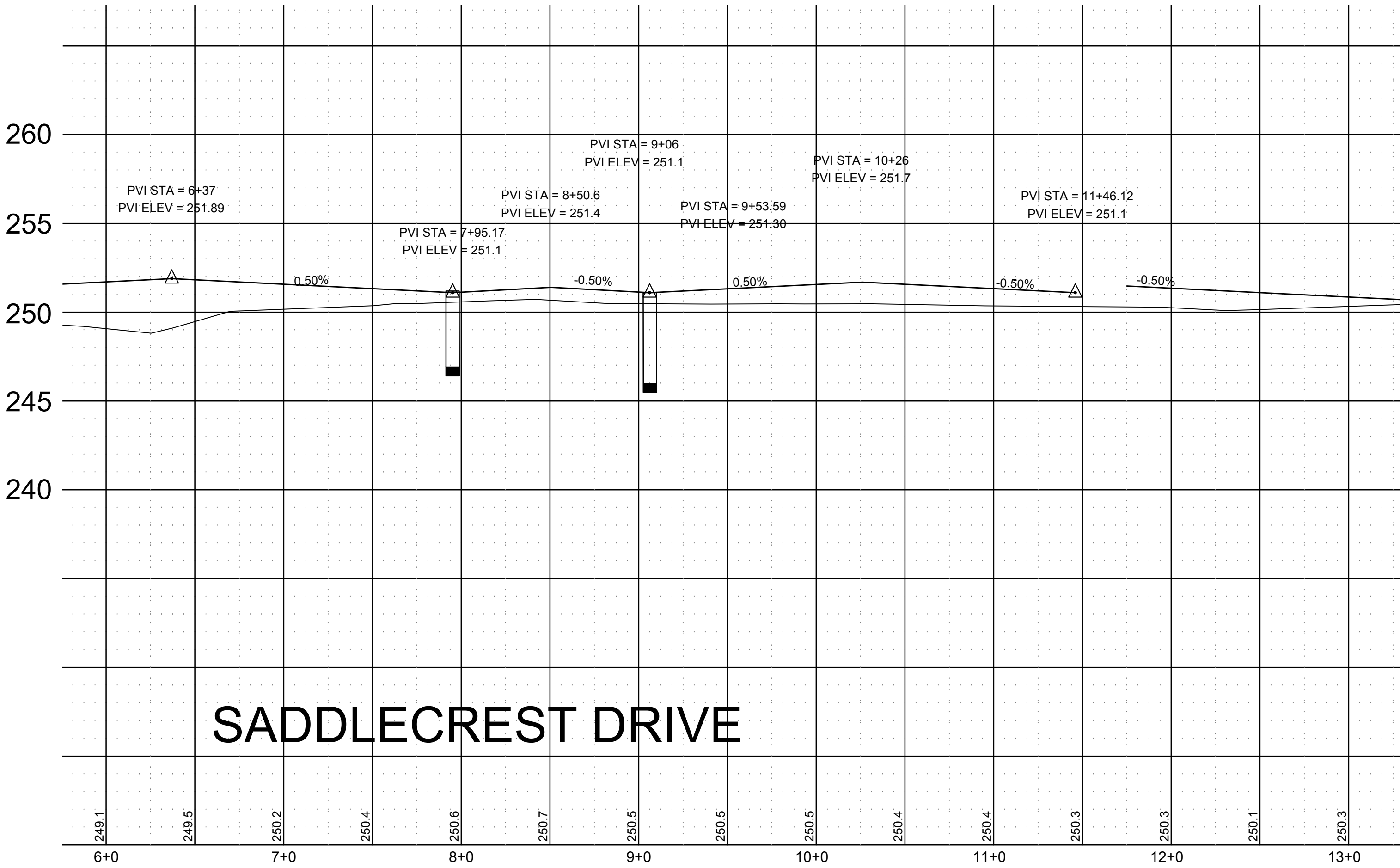
DRAWN BY: BCG

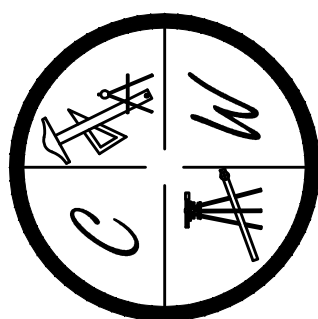
CARLOS WOOD, P.E.  
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PROFILE SCALE:

HORIZONTAL: 1" = 50'  
VERTICAL: 1" = 5'





1. THIS DRAWING REPRESENTS THE SCHEMATIC MAP OF THE LOCATION AND TYPE OF THE MINIMUM EROSION CONTROL MEASURES ANTICIPATED FOR THIS SITE AND SHALL BE CONSIDERED A PART OF THE STORM WATER POLLUTION PREVENTION PLAN (SWPPP) AS REQUIRED BY THE CITY OF JONESBORO AND ADEQ. THIS MAP SHALL BE UPDATED AND MODIFIED PERIODICALLY AS SPECIFIED IN THE SWPPP PLAN IN ACCORDANCE WITH THE REQUIREMENTS OF THE STATE OF ARKANSAS NATIONAL POLLUTION DISCHARGE ELIMINATION SYSTEM GENERAL PERMIT (NPDES PERMIT).

2. THE OWNER SHALL BE RESPONSIBLE FOR SUBMITTING THE NOTICE OF INTENT TO THE CITY OF JONESBORO ENGINEERING DEPARTMENT AND ARKANSAS DEPARTMENT OF ENVIRONMENTAL QUALITY (ADEQ) AS REQUIRED BY THE GENERAL NPDES PERMIT REGULATIONS AND OBTAINING THE REQUIRED PERMIT FROM ADEQ.

3. CONTRACTOR SHALL INSTALL, INSPECT, MAINTAIN, REPAIR, AND MODIFY ALL EROSION CONTROL MEASURES AND SWPP PLAN IN ACCORDANCE WITH THE GENERAL PERMIT REQUIREMENTS TO KEEP THEM IN GOOD WORKING CONDITION THROUGHOUT THE ENTIRE CONSTRUCTION PERIOD. FAILURE TO MAINTAIN COMPLIANCE MAY RESULT IN THE DENIAL OF BUILDING AND CONSTRUCTION INSPECTIONS UNTIL CORRECTIONS HAVE BEEN MADE. CONTRACTOR SHALL MAINTAIN A CONTINUOUS UPDATED SWPP PLAN AND MAP ON SITE (IN A CONTAINER MARKED AS SUCH TO IDENTIFY THE PLAN) IN A PUBLIC ACCESSIBLE LOCATION FOR REVIEW AND INSPECTION BY THE APPROPRIATE INSPECTORS.

4. SILT FENCE & OTHER EROSION CONTROL DEVICES SHALL BE INSTALLED (AS SHOWN ON THE MAP) TO PREVENT MIGRATION OF SEDIMENT TO ADJACENT PROPERTIES & ALONG TOP OF DITCH BANK TO ENSURE THAT THE EXISTING DITCHES ARE NOT CONTAMINATED WITH SEDIMENT DURING CONSTRUCTION. ADDITIONAL LOCATIONS MAY BE NECESSARY AS CONSTRUCTION PROGRESSES. AREAS DISTURBED BY CONSTRUCTION SHALL BE TEMPORARILY SEEDED IN AREAS WHERE CONSTRUCTION CEASES FOR 14 DAYS AND PERMANENTLY SEEDED WITHIN 14 DAYS OF THE COMPLETION OF CONSTRUCTION. THE LOCAL SOIL CONSERVATION SERVICE CAN BE CONTACTED FOR ASSISTANCE.

5. CONTRACTOR SHALL INSTALL A STONE CONSTRUCTION EXIT (PRIOR TO CONSTRUCTION) AT THE LOCATIONS CONSTRUCTION VEHICLES LEAVE THE SITE TO PREVENT DUST AND MUD TRACKING ONTO STREETS. CONTRACTOR SHALL CLEAN ALL TRACKING MATERIALS FROM STREETS AS FREQUENTLY AS NECESSARY TO MAINTAIN CLEAN STREETS AND AT A MINIMUM OF THE END OF THE DAY.

6. AN INSPECTION SHALL BE MADE WEEKLY BY A QUALIFIED INDIVIDUAL.. ALL OBSERVED DEFICIENCIES OF THE BEST MANAGEMENT PRACTICES (BMPs) WILL BE RECORDED AND REPAIRED AS SOON AS POSSIBLE.

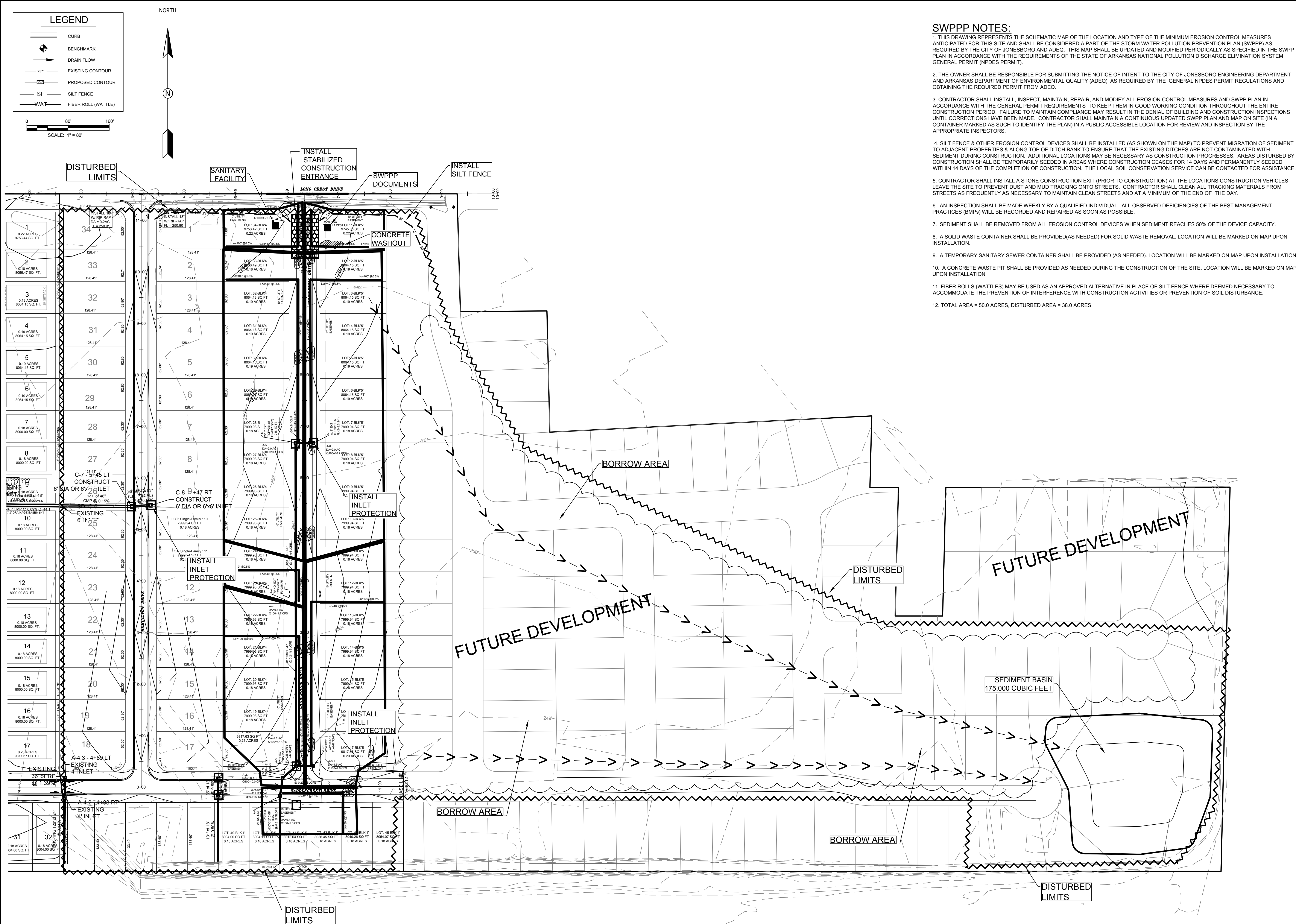
7. SEDIMENT SHALL BE REMOVED FROM ALL EROSION CONTROL DEVICES WHEN SEDIMENT REACHES 50% OF THE DEVICE CAPACITY

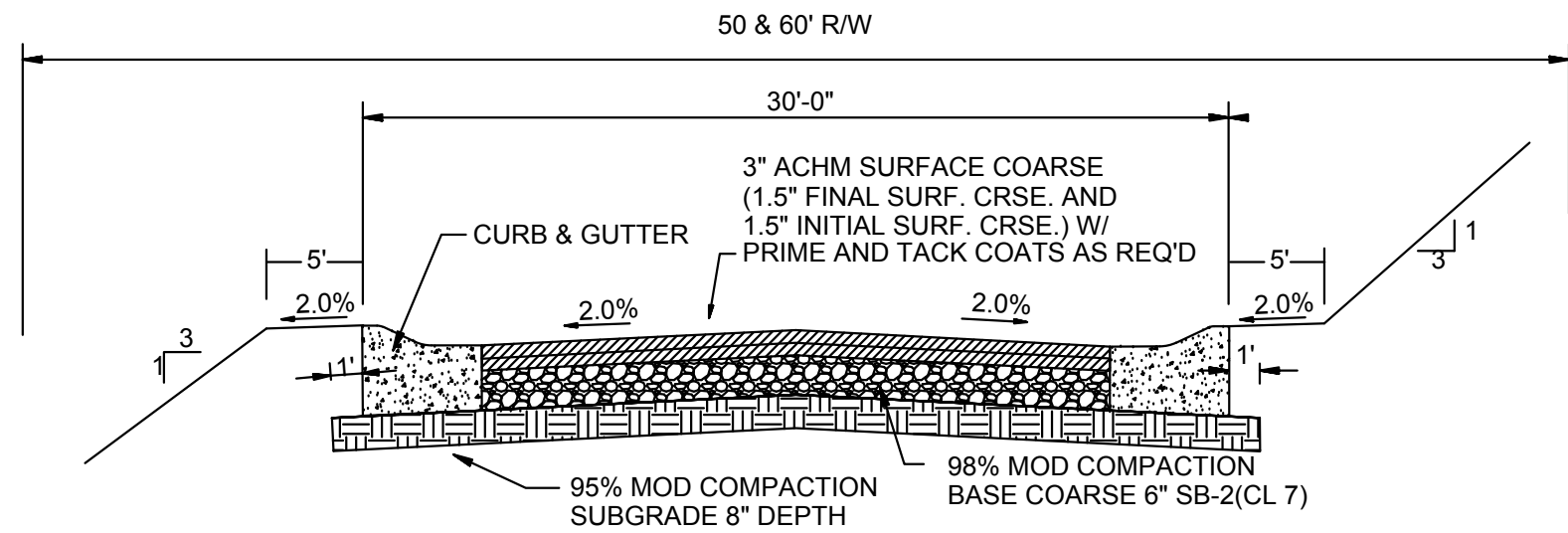
8. A SOLID WASTE CONTAINER SHALL BE PROVIDED(AS NEEDED) FOR SOLID WASTE REMOVAL. LOCATION WILL BE MARKED ON MAP UPON INSTALLATION.

10. A CONCRETE WASTE PIT SHALL BE PROVIDED AS NEEDED DURING THE CONSTRUCTION OF THE SITE. LOCATION WILL BE MARKED ON MAP UPON INSTALLATION

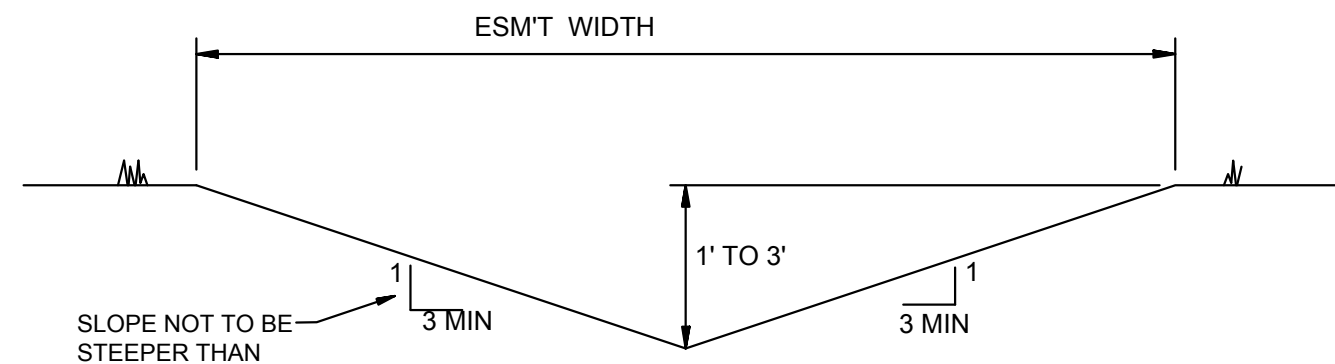
11. FIBER ROLLS (WATTLES) MAY BE USED AS AN APPROVED ALTERNATIVE IN PLACE OF SILT FENCE WHERE DEEMED NECESSARY TO ACCOMMODATE THE PREVENTION OF INTERFERENCE WITH CONSTRUCTION ACTIVITIES OR PREVENTION OF SOIL DISTURBANCE.

12. TOTAL AREA = 50.0 ACRES, DISTURBED AREA = 38.0 ACRES

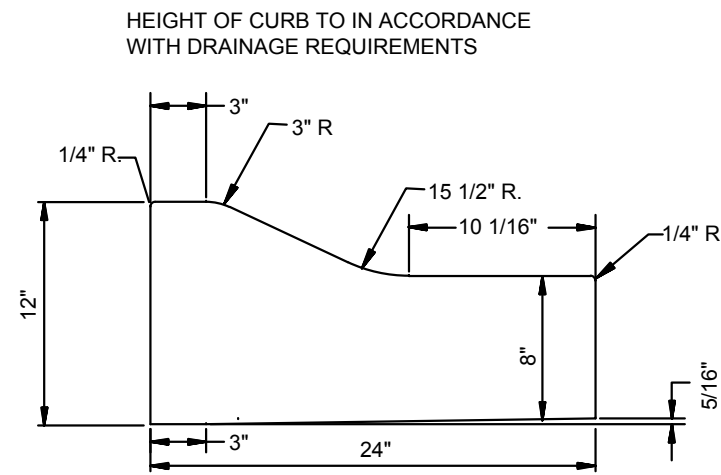




**TYPICAL SECTION - INTERIOR STREETS**  
N.T.S.



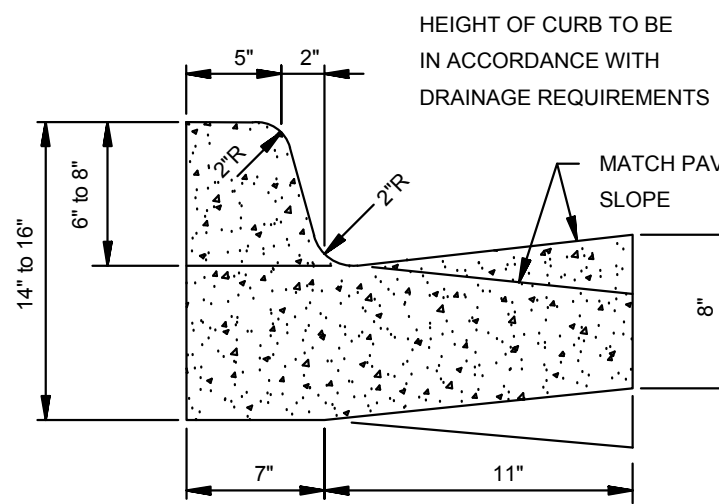
**'A' TYPICAL DITCH DETAIL**  
N.T.S.



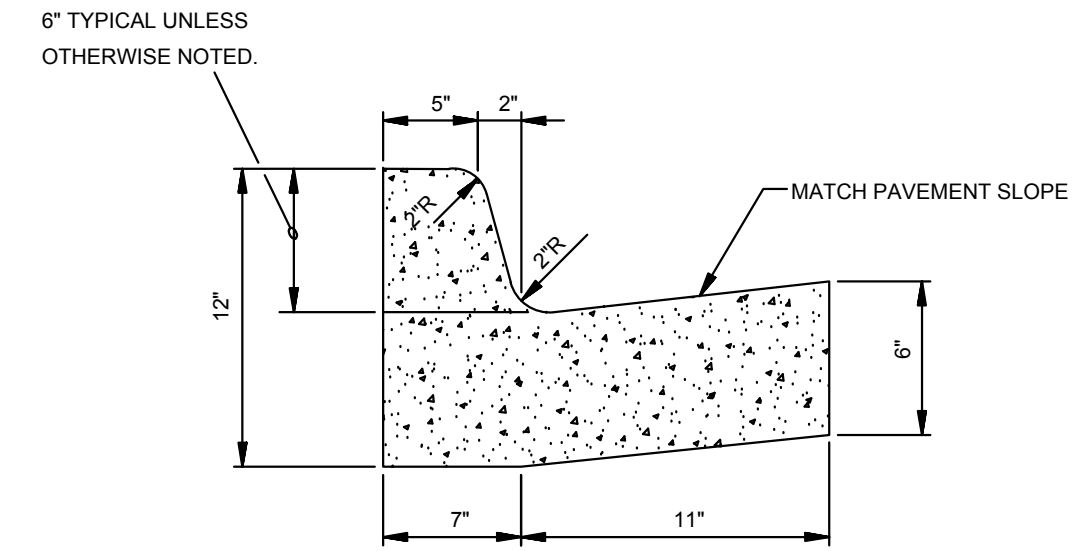
**TYPE 'B' CURB & GUTTER**  
N.T.S.

NOTE: CONTRACTION AND EXPANSION JOINTS SHALL BE CONSTRUCTED IN ACCORDANCE WITH THE CITY OF JONESBORO SPECIFICATIONS

NO DRIVEWAY CUTS ALLOWED WITH THIS TYPE OF CURB



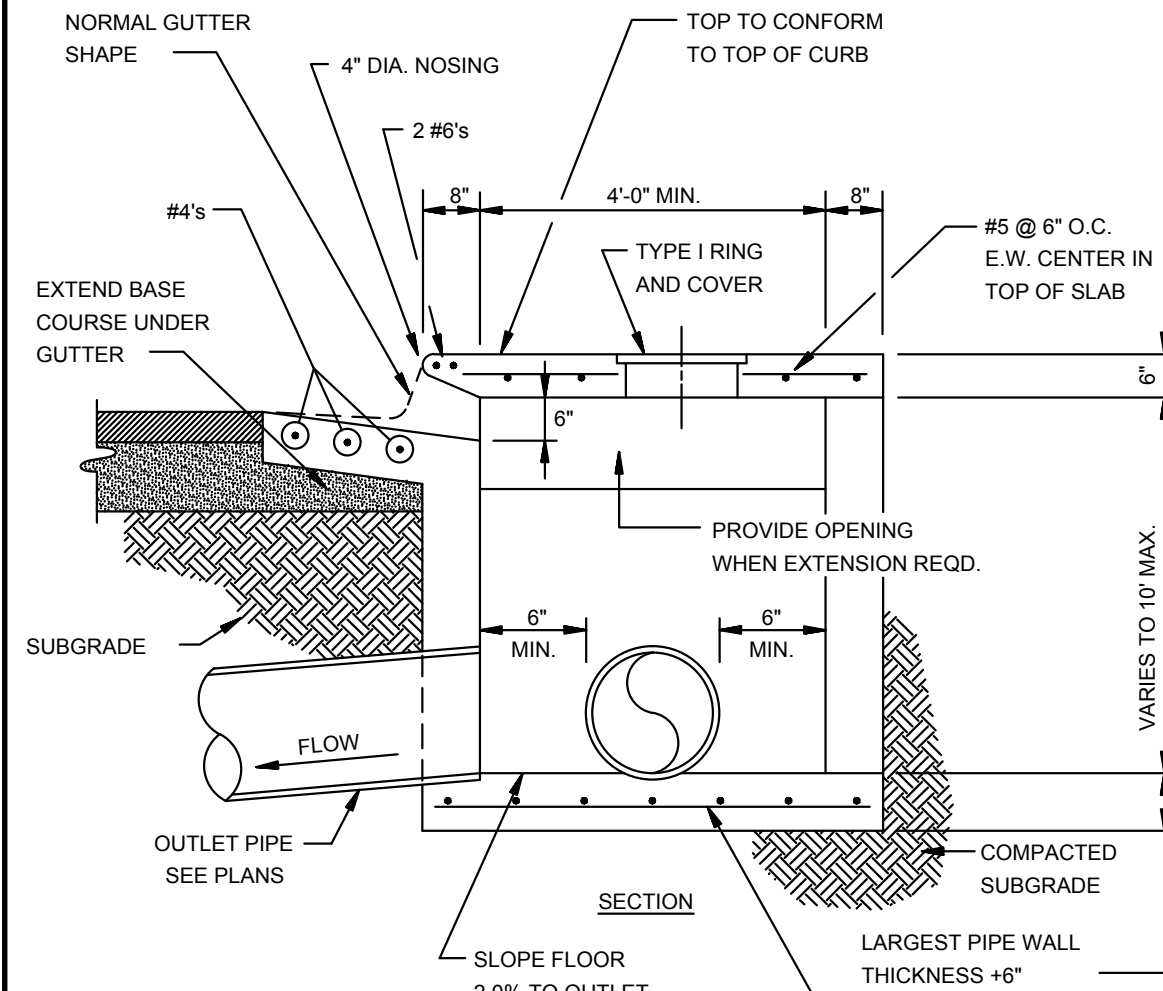
TYPE 'A-18' (BARRIER) ARTERIAL STREETS



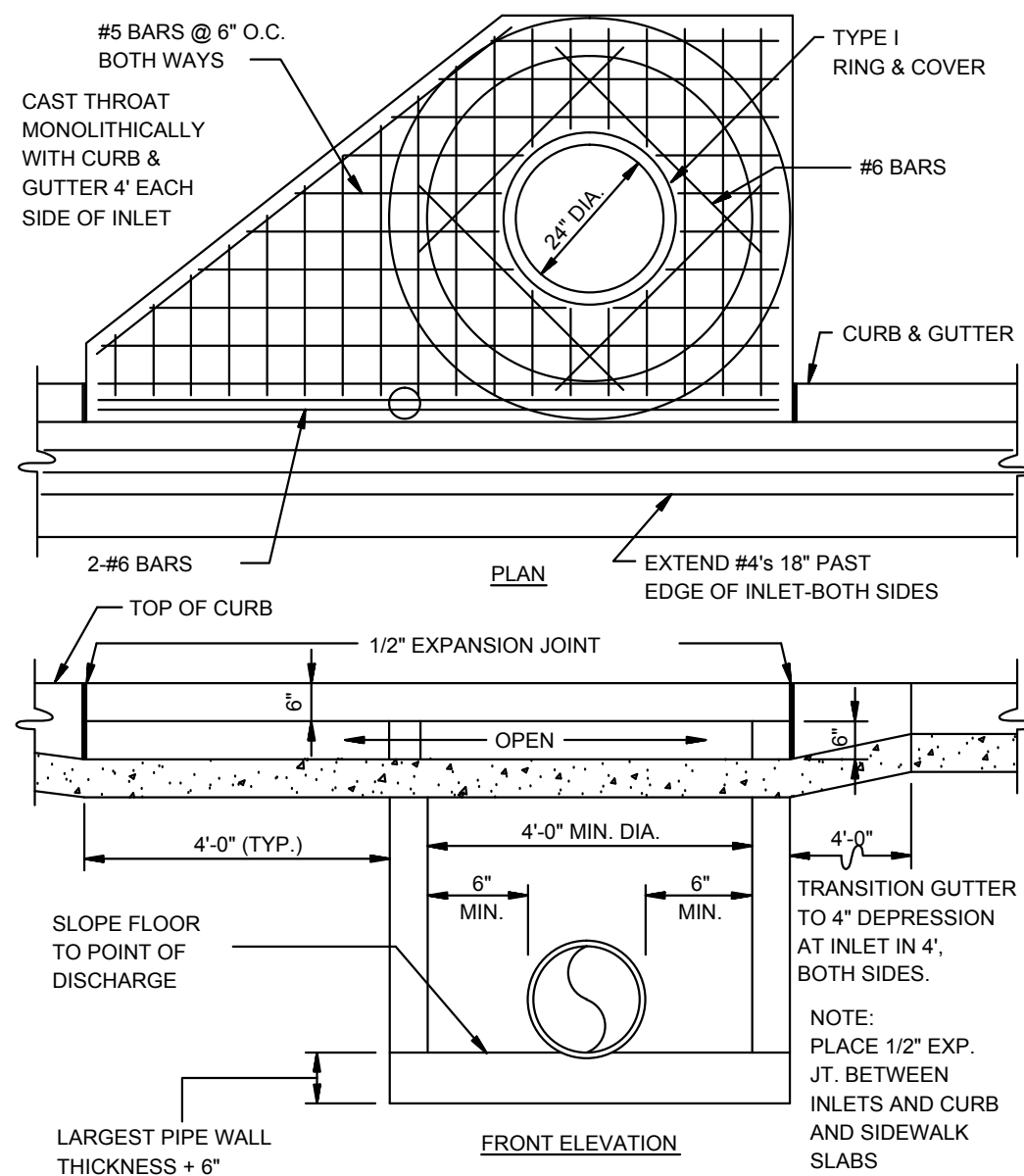
TYPE 'A-18' (BARRIER) RESIDENTIAL & COLLECTOR STREETS

**COMBINATION CURB & GUTTER**  
N.T.S.

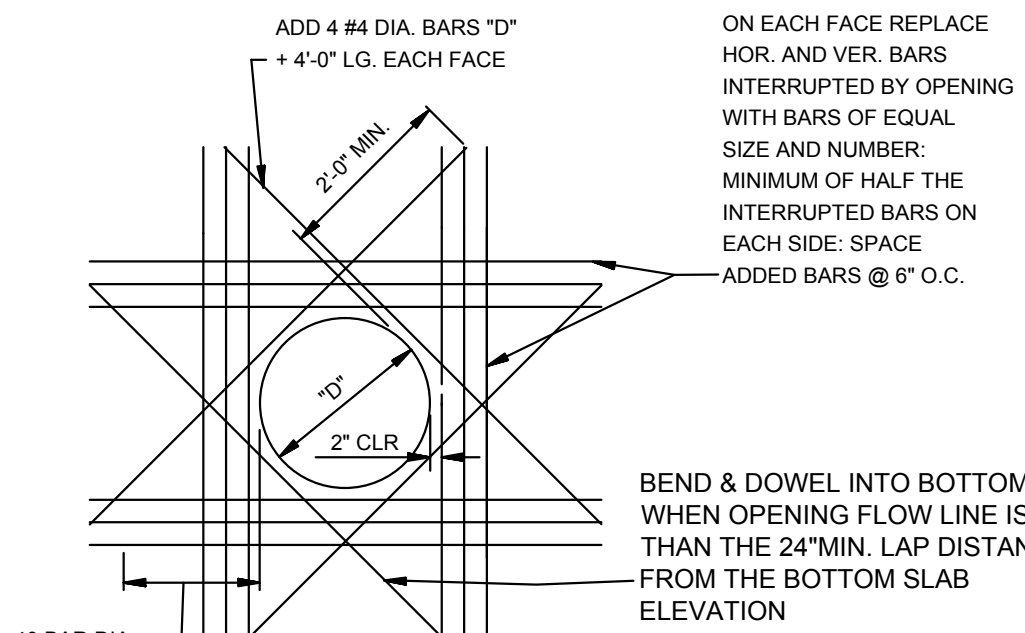
NOTE: CONTRACTION AND EXPANSION JOINTS SHALL BE CONSTRUCTED IN ACCORDANCE WITH THE PLANS AND SPECIFICATIONS.



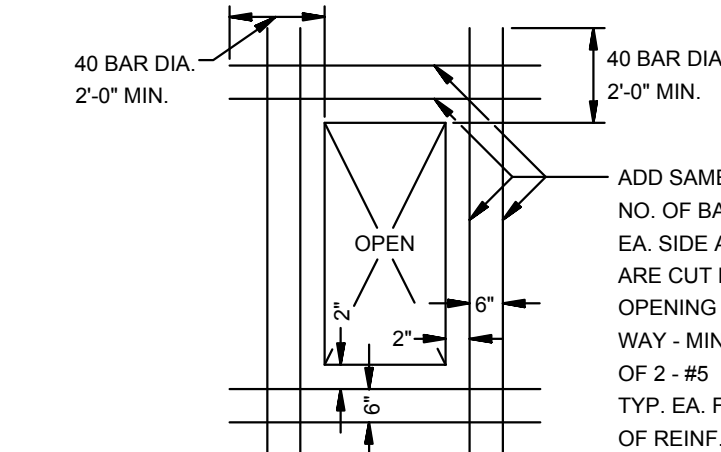
**SECTION - CIRCULAR CURB INLET**  
N.T.S.



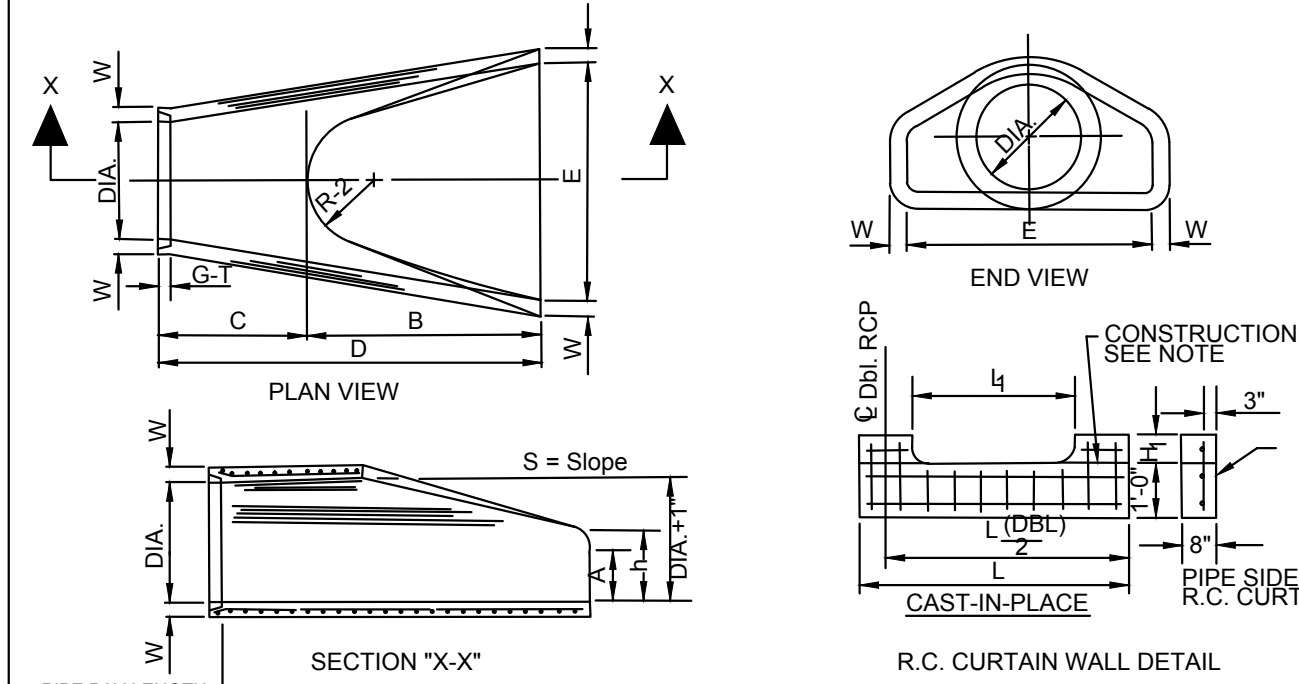
**CIRCULAR CURB INLET  
W/ INLET EXTENSION**  
N.T.S.



**ADDED REINFORCEMENT AT  
ROUND OPENING IN WALL OR SLAB**  
N.T.S.



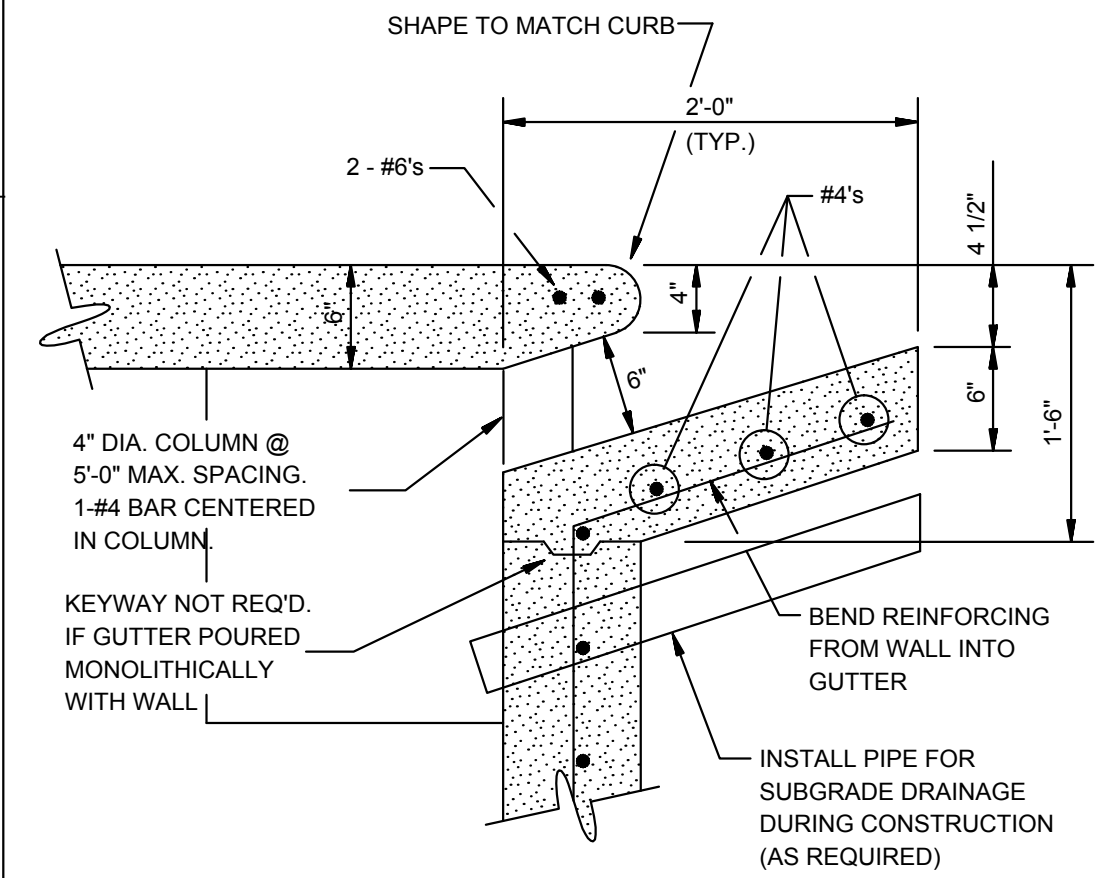
**ADDED REINFORCEMENT AT  
RECTANGULAR OPENING  
IN WALL OR SLAB**  
N.T.S.



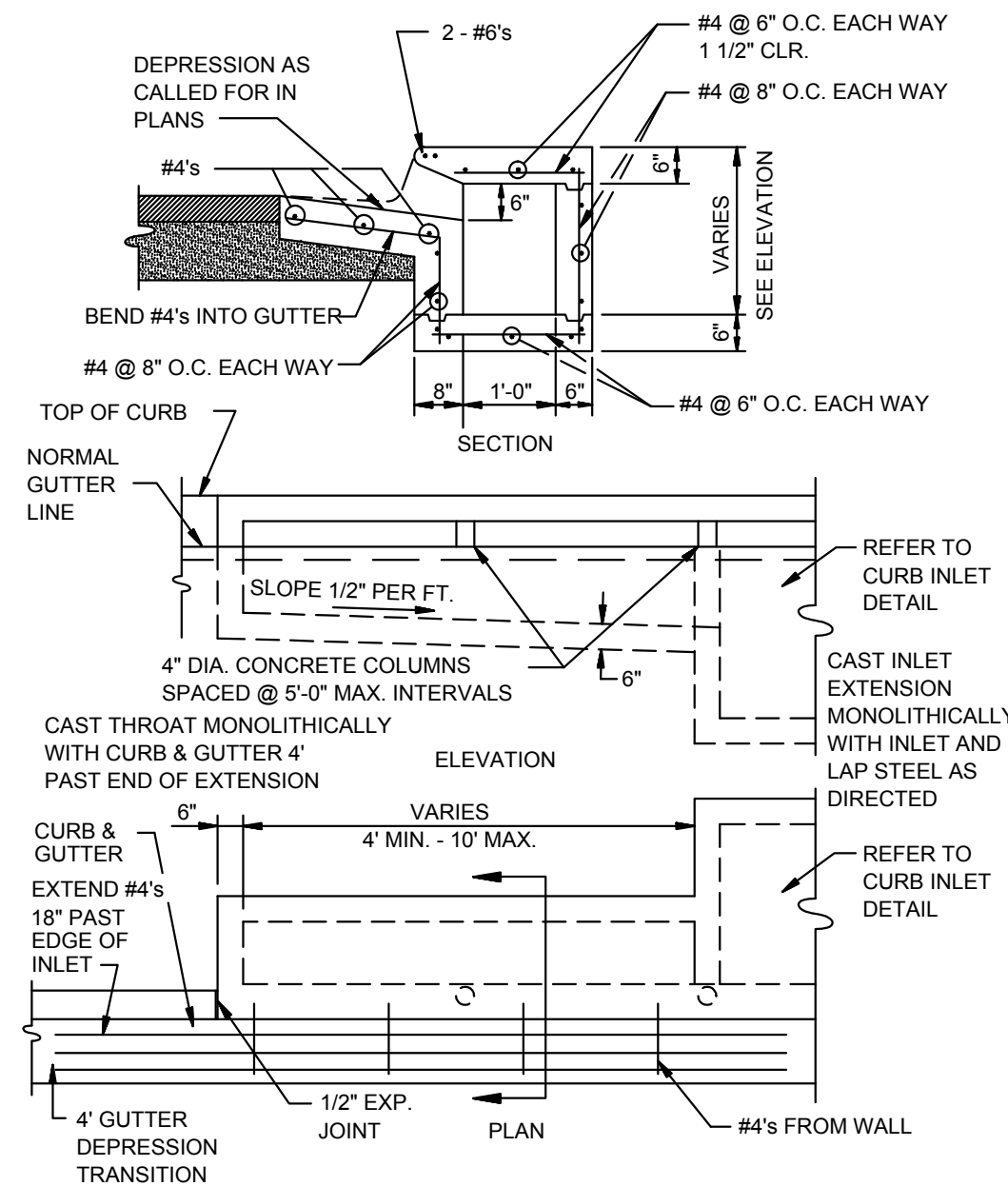
| DIA. WALL | A      | B      | C       | D       | E       | S       | DIA. 1" | P        | R1      | R2  | G-1    | WT   | n        |
|-----------|--------|--------|---------|---------|---------|---------|---------|----------|---------|-----|--------|------|----------|
| 18"       | 2 1/2" | 2 3/4" | 3 1/2"  | 6 1/4"  | 3 1/2"  | 3 1/2"  | 16"     | 26"      | 15 1/2" | 12" | 2"     | 1000 | 1-1 1/2" |
| 24"       | 3"     | 3 1/2" | 4 1/2"  | 7 1/4"  | 4 1/2"  | 4 1/2"  | 25"     | 33 3/16" | 18 1/8" | 14" | 2 1/2" | 1600 | 1-1 1/2" |
| 30"       | 3 1/2" | 4 1/4" | 5 1/2"  | 8 1/4"  | 5 1/2"  | 5 1/2"  | 31"     | 41 1/8"  | 22 1/2" | 16" | 3"     | 2000 | 1-1 1/2" |
| 36"       | 4"     | 4 3/4" | 6 1/4"  | 9 3/4"  | 6 1/4"  | 6 1/4"  | 37"     | 47 1/8"  | 24 1/8" | 18" | 3 1/2" | 2400 | 1-1 1/2" |
| 42"       | 4 1/2" | 5 1/4" | 7 1/4"  | 10 3/4" | 7 1/4"  | 7 1/4"  | 43"     | 53 1/8"  | 27 1/8" | 20" | 4"     | 2800 | 2-2 1/2" |
| 48"       | 5"     | 5 3/4" | 8 1/4"  | 11 3/4" | 8 1/4"  | 8 1/4"  | 49"     | 59 1/8"  | 30 1/8" | 22" | 4 1/2" | 3200 | 2-2 1/2" |
| 54"       | 5 1/2" | 6 1/4" | 9 1/4"  | 12 3/4" | 9 1/4"  | 9 1/4"  | 55"     | 65 1/8"  | 33 1/8" | 24" | 5"     | 3600 | 2-2 1/2" |
| 60"       | 6"     | 6 3/4" | 10 1/4" | 13 3/4" | 10 1/4" | 10 1/4" | 61"     | 71 1/8"  | 36 1/8" | 26" | 5 1/2" | 4000 | 2-2 1/2" |
| 72"       | 7"     | 7 3/4" | 12 1/4" | 15 3/4" | 12 1/4" | 12 1/4" | 73"     | 83 1/8"  | 42 1/8" | 30" | 6"     | 4800 | 2-2 1/2" |

- NOTES:
- The portion of the R.C. Curtain Wall beneath the Flared End Section (Lower 1'-0") shall be placed monolithically. The Flared End Section shall then be set in place and the remaining portions of the R.C. Curtain Wall placed.
  - All reinforcing steel are #4 Bars at 6" O.C.
  - No separate payment will be made for the Curtain Walls. They shall be considered subsidiary to the Flared End Sections.
  - Tongue End On Upstream Section. Groove End On Downstream Section.

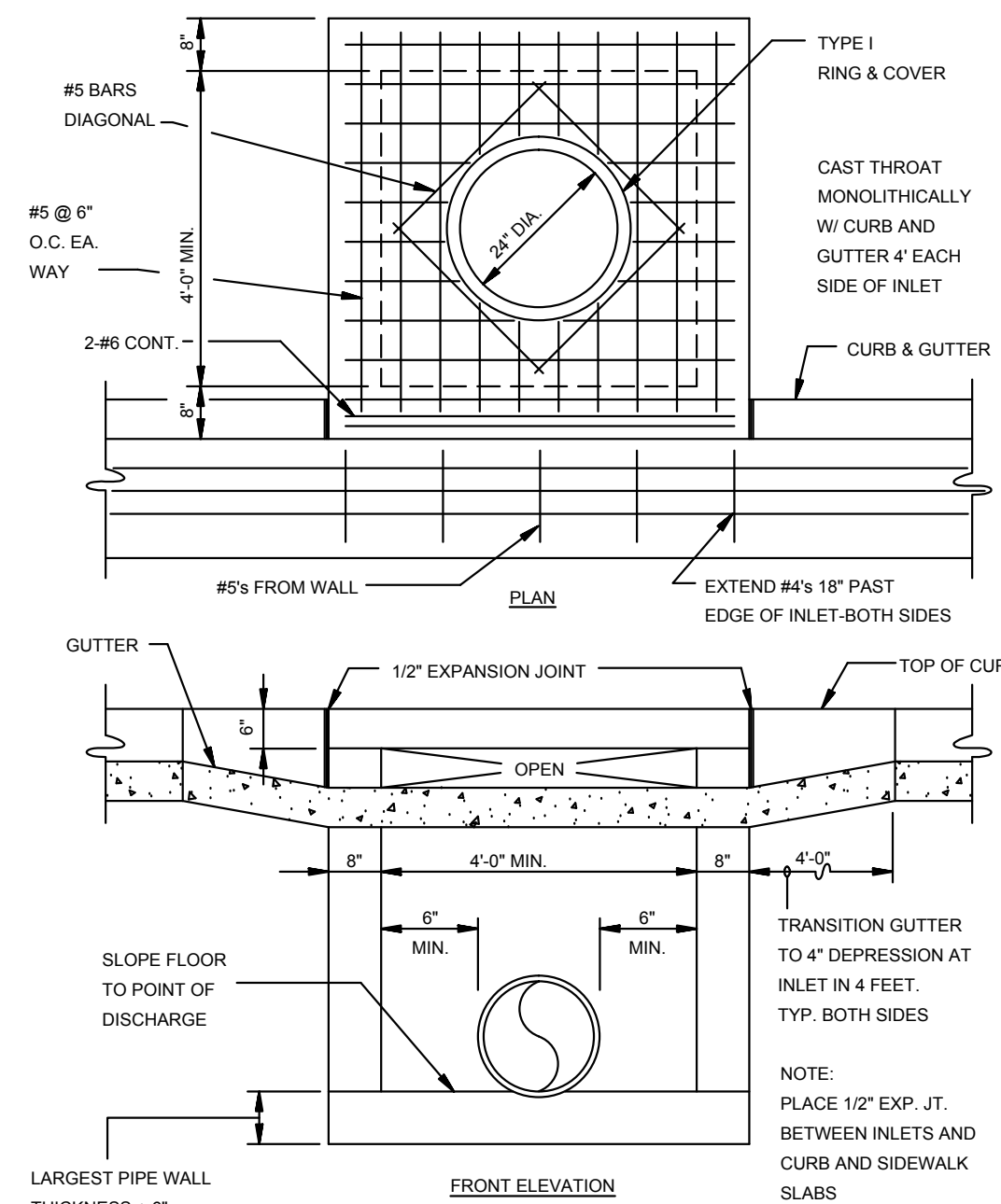
**FLARED END SECTION DETAIL FOR  
REINFORCED CONCRETE PIPE CULVERT**  
N.T.S.



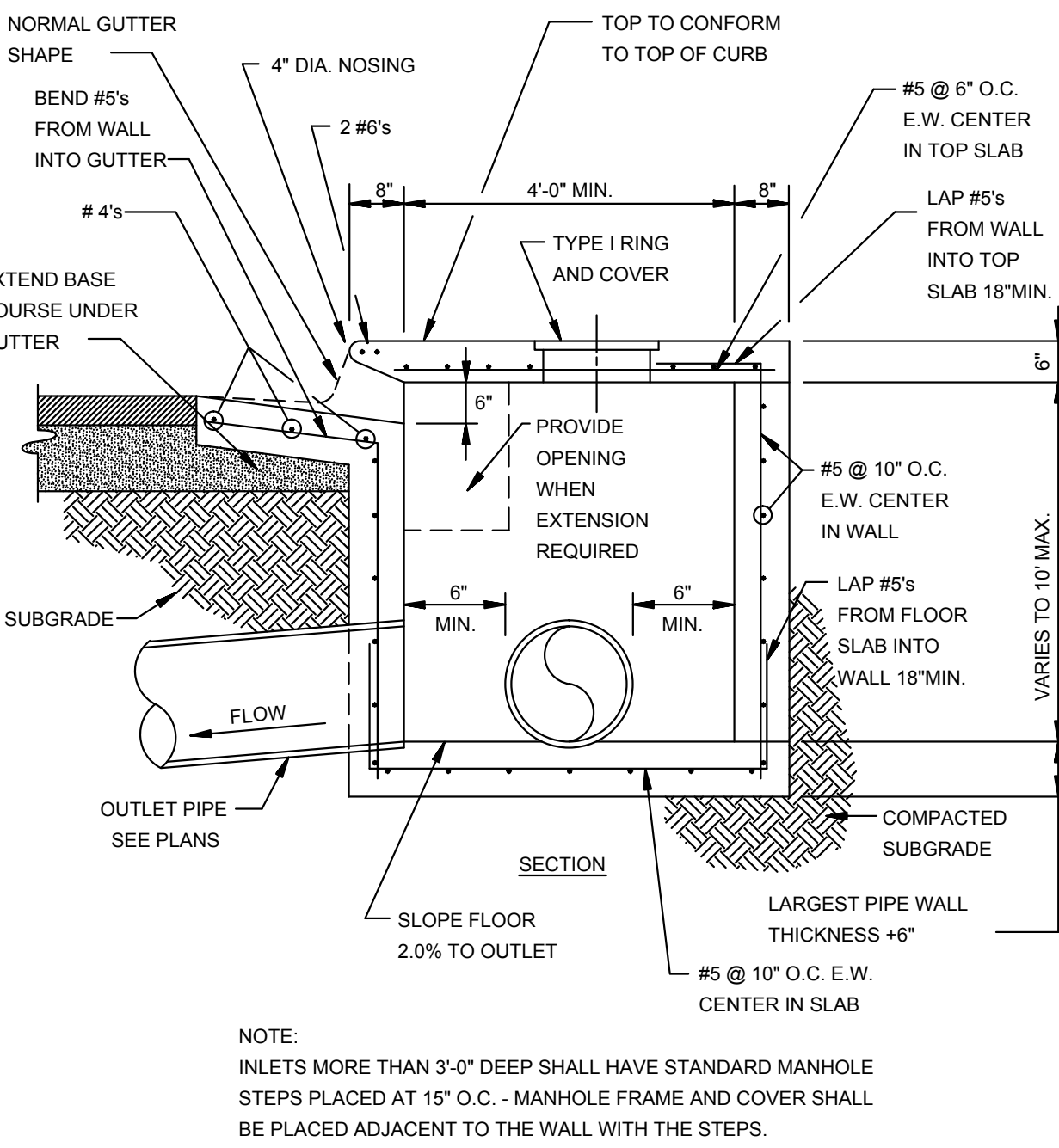
**CURB OPENING**  
N.T.S.



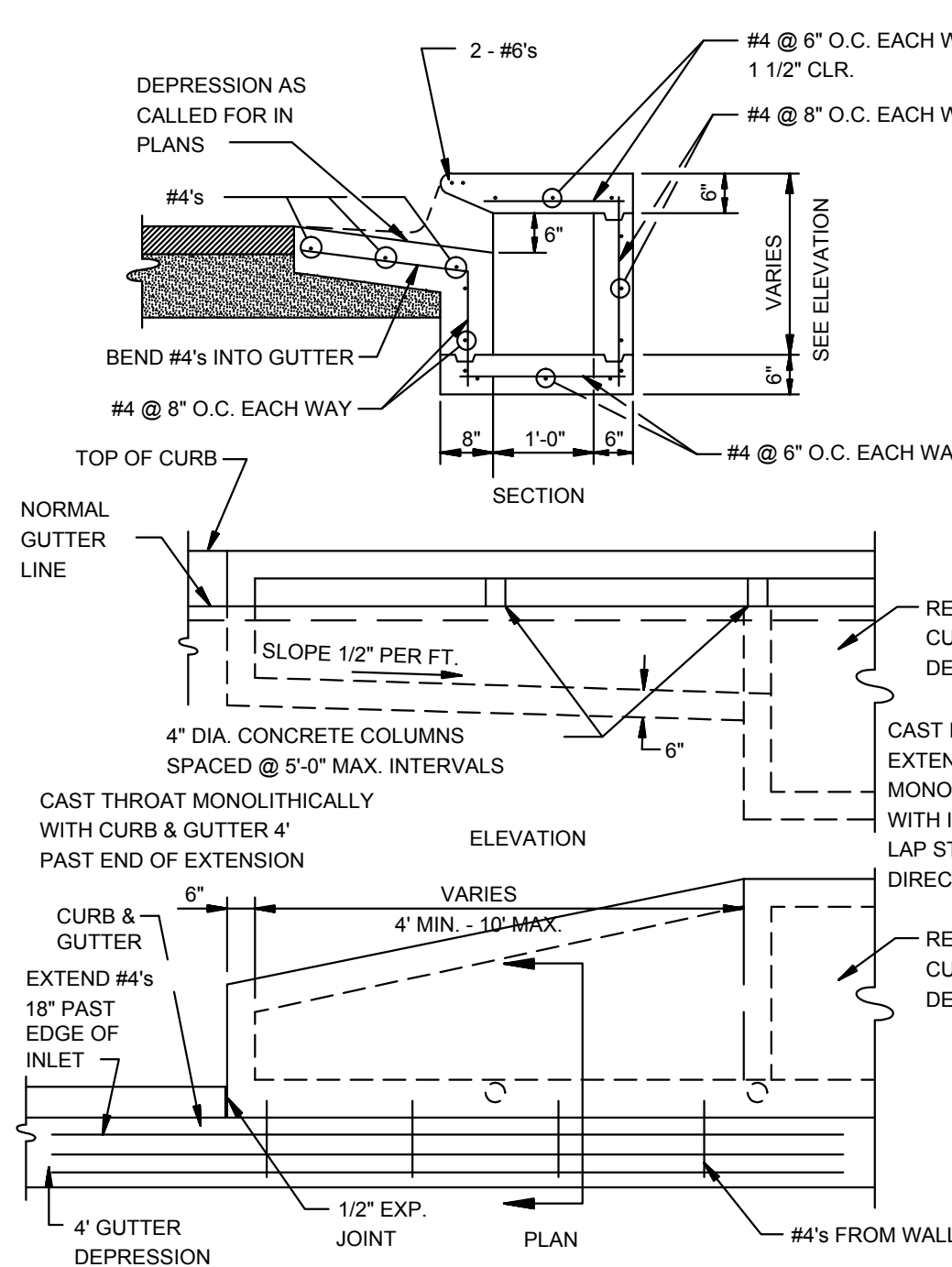
**RECTANGULAR CURB INLET EXTENSION**  
N.T.S.



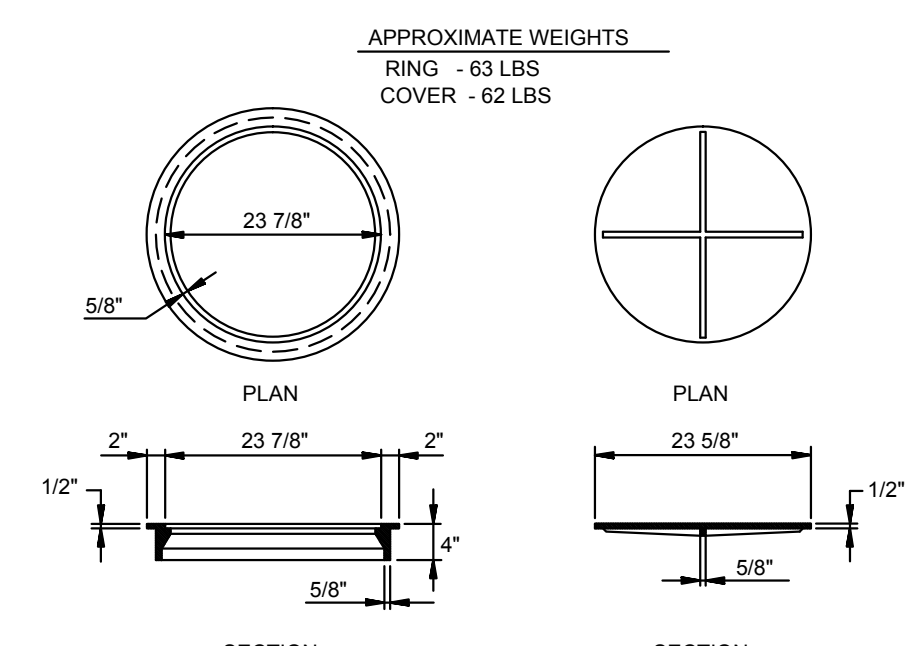
**RECTANGULAR CURB INLET**  
N.T.S.



**SECTION - TYPICAL CURB INLET - TYPE 'A'**  
N.T.S.

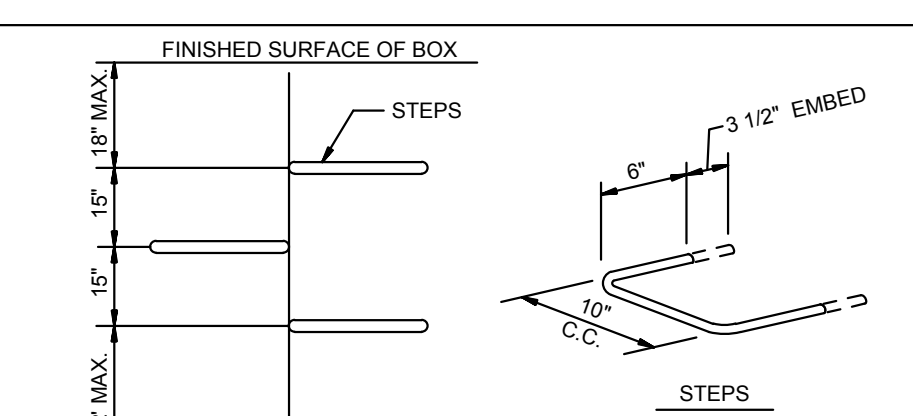


**ALTERNATE CURB INLET EXTENSION**  
N.T.S.



**TYPE I RING & COVER**  
N.T.S.

NOTE: TYPE I FRAME AND COVER PERMITTED ONLY ON STRUCTURES NOT SUBJECT TO VEHICULAR TRAFFIC.



**MANHOLE / INLET STEPS**  
N.T.S.

- STEPS SPECIFICATIONS:
- MANHOLE STEPS: CORROSION RESISTANT, COATED AND REINFORCED WITH STEEL PER ASTM C-478. STEEL REINFORCING MINIMUM 1/2" DIAMETER.
  - CAPABLE OF SUPPORTING MINIMUM 300 LB. LOAD.
  - NON-SLIP TEXTURED TREADS.
  - REQUIRED IN ALL STRUCTURES 3'-0" DEEP OR DEEPER, UNLESS SPECIFIED OTHERWISE.

DET-1



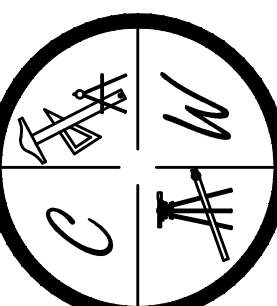
**BRIDLEWOOD PHASE III**  
JONESBORO, AR

TYPICAL  
STREET DETAILS

DATE: 10/1/16  
REV: 2-12-17

DRAWN BY: BGN

**CARLOS WOOD, P.E.**  
ENGINEERING CONSULTANT  
148 CR 375  
BONO, AR 72416  
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EMAIL: WOODENR@SBCGLOBAL.NET  
WEBSITE: WWW.WOODENR.COM



# BRIDLEWOOD

## PHASE 3

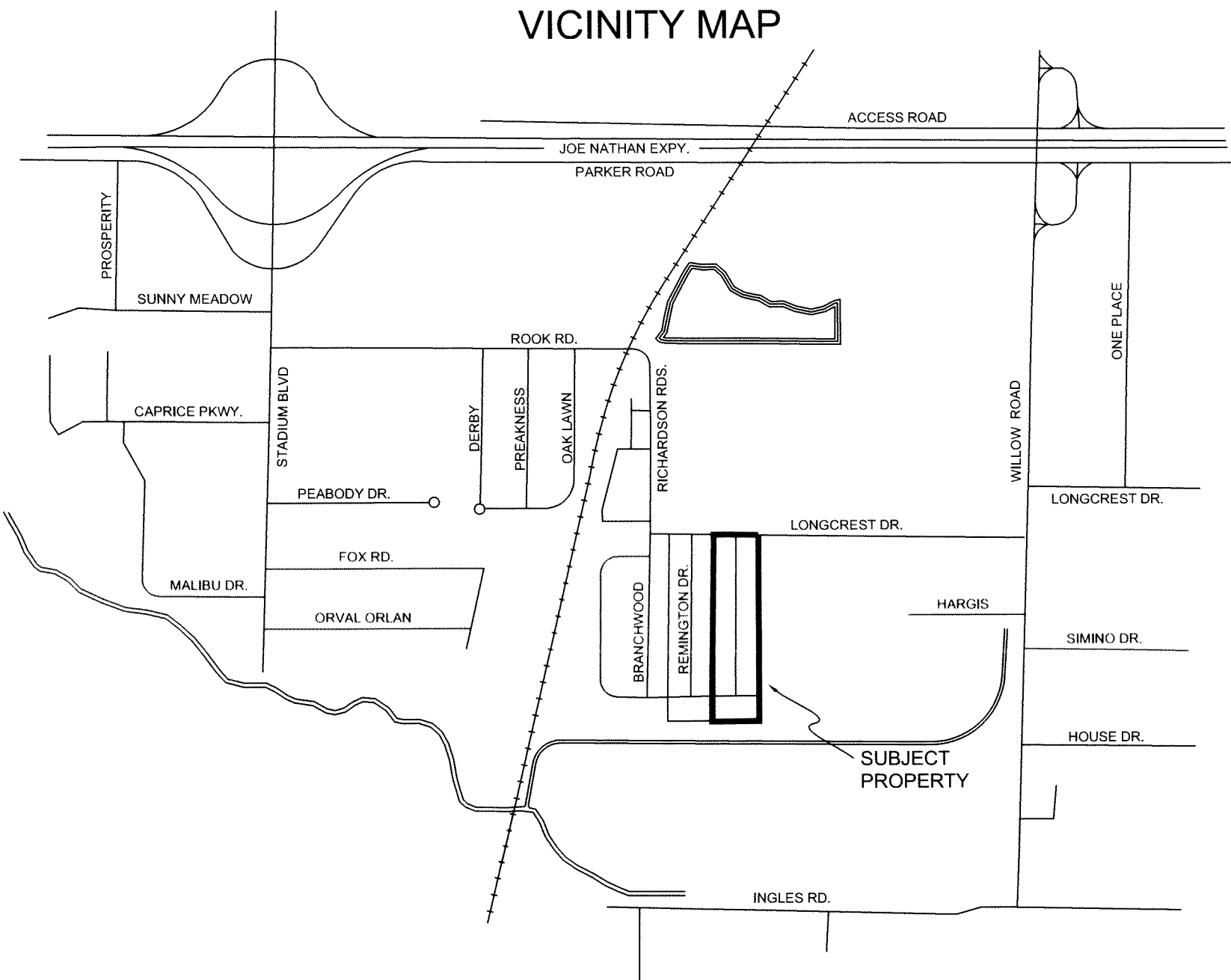
BASE OF BEARING  
RECORD PLATS FOR PHASE 1 AND 2  
BRIDLEWOOD



PART OF THE NORTH HALF OF THE SW 1/4 SECTION 34, T14N-R4E, CRAIGHEAD COUNT, ARKANSAS, MORE PARTICULARLY DESCRIBED AS FOLLOWS; COMMENCE AT THE WEST QUARTER CORNER OF SAID SECTION 34; THENCE EAST 475.35 FEET TO THE POINT OF BEGINNING; THENCE CONTINUE EAST 316.82 FEET; THENCE SOUTH 1121.35 FEET; THENCE S 29°36'14" E 69.01 FEET; THENCE SOUTH 133.40 FEET; THENCE WEST 360.00 FEET; THENCE NORTH 133.40 FEET; THENCE N 08°36'54" E 60.68 FEET; THENCE NORTH 1121.35 FEET TO THE POINT OF BEGINNING, CONTAINING 9.72 ACRES, MORE OR LESS, AND BEING SUBJECT TO STREET RIGHT-OF-WAY ACROSS THE NORTH SIDE.

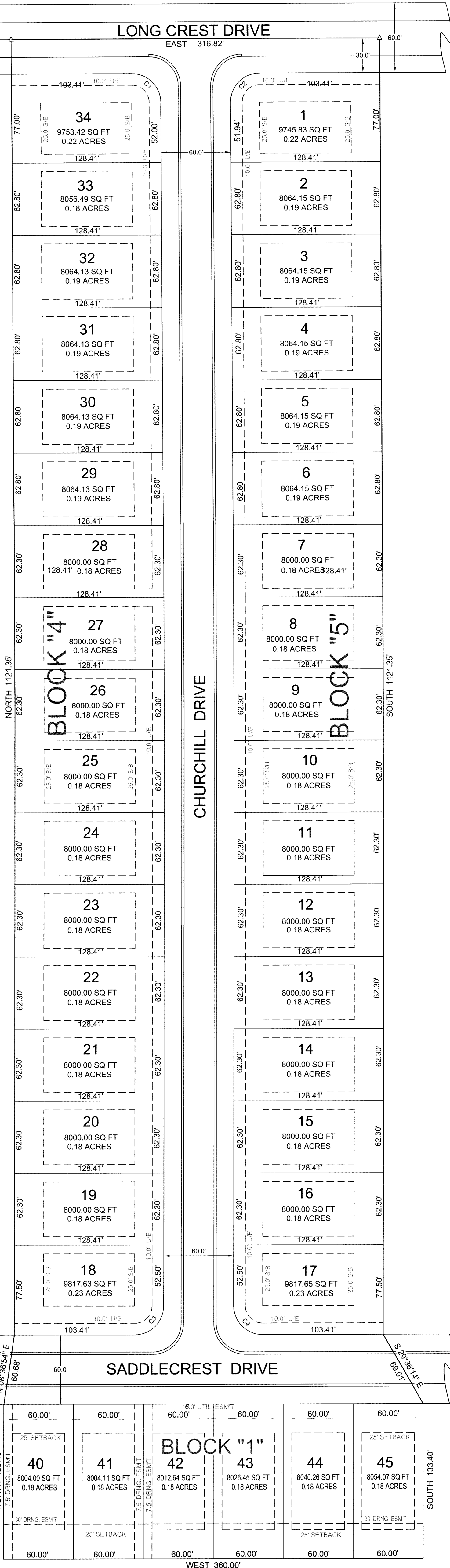
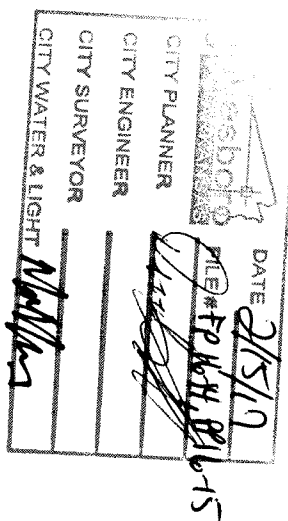
| CURVE | ARC LENGTH | DELTA ANGLE | RADIUS | CHORD LENGTH | CHORD BEARING |
|-------|------------|-------------|--------|--------------|---------------|
| C1    | 39.27      | 90°00'00"   | 25.00  | 35.36        | N 45°00'00" W |
| C2    | 39.27      | 90°00'00"   | 25.00  | 35.36        | S 45°00'00" W |
| C3    | 39.27      | 90°00'00"   | 25.00  | 35.36        | N 45°00'00" E |
| C4    | 39.27      | 90°00'00"   | 25.00  | 35.36        | S 45°00'00" E |

VICINITY MAP



OWNERS CERTIFICATE:  
WE HEREBY CERTIFY THAT WE ARE THE OWNERS OF THE PROPERTY SHOWN AND DESCRIBED HEREON AND THAT WE HEREBY DEDICATE PERPETUAL USE OF ALL STREETS AND EASEMENTS AS SHOWN.

*Sherry Turman*  
OWNERS SIGNATURE  
2/14/17  
DATE



0 50 100 150

### RECORD-PLAT

TURMAN CONSTRUCTION INC.

4744 STADIUM BLDV., JONESBORO AR. 72404

ADAMSON LAND SURVEYING, 1504 BRANCHWOOD LANE,  
JONESBORO ARKANSAS, 72404 PH: 932-5900

PLAN SCALE:  
1" = 50.00'

| REVISION | DATE       | SHEET | OF |
|----------|------------|-------|----|
|          | 02/10/2017 |       |    |

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