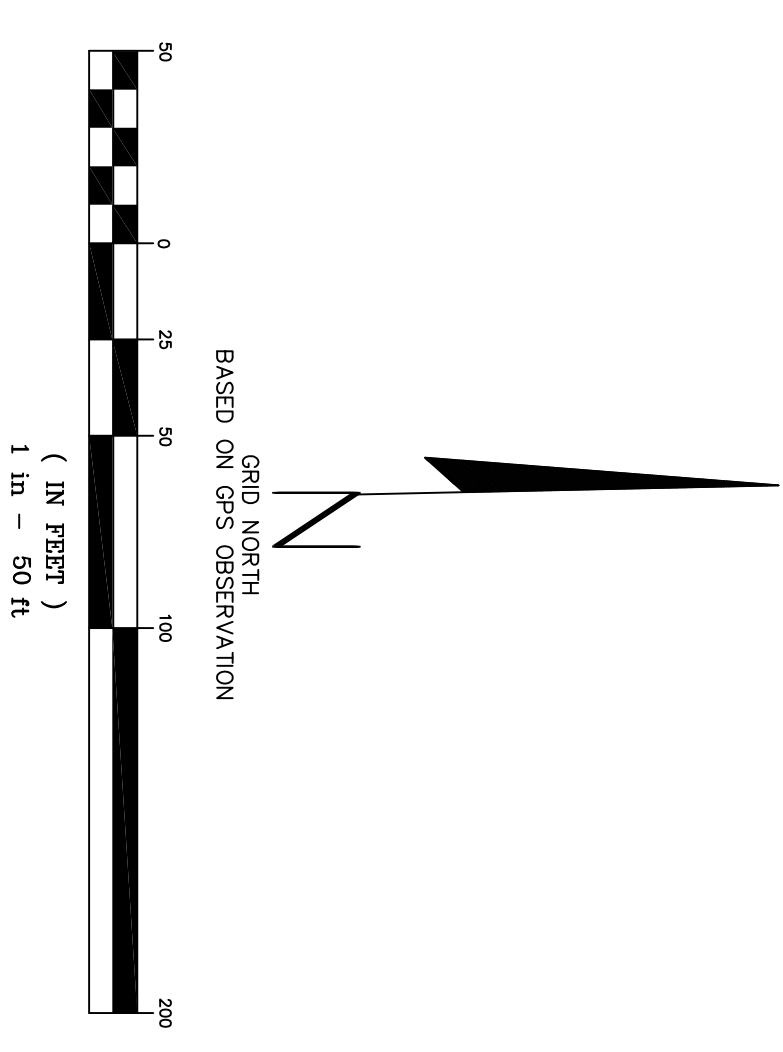
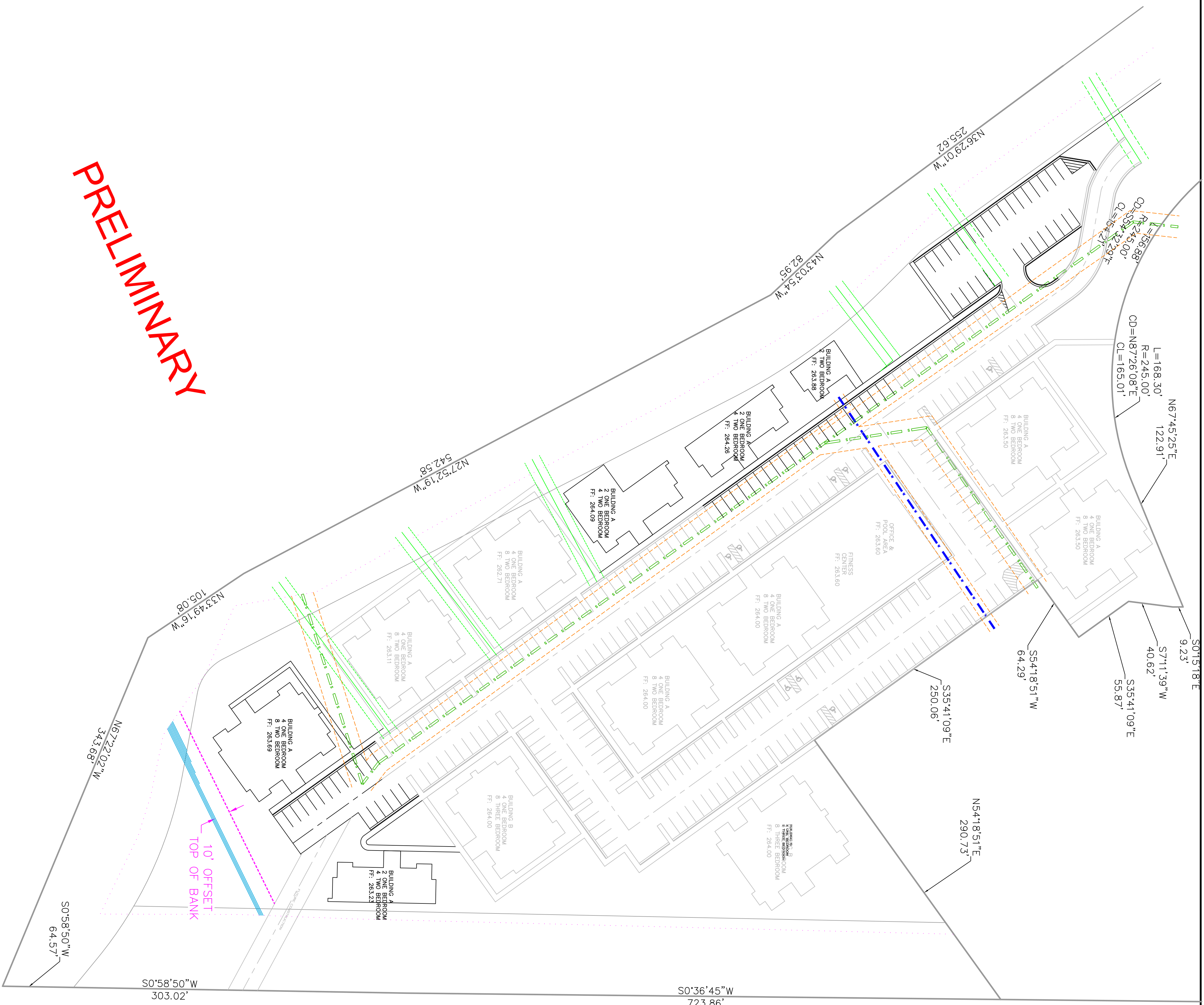


PRELIMINARY



LEGEND
 - - - EXISTING LINE WORK
 - - - PROPOSED LINE WORK
 - - - TOP OF BANK

NOTE: THIS REQUEST RELATES TO JONESBORO FILE # SP-13-16, A PREVIOUSLY APPROVED PLANNED UNIT DEVELOPMENT.

NOTES:

1. GPS CONTROL - GPS OBSERVATION, ARKANSAS STATE PLANE NORTH ZONE
2. HORIZONTAL CONTROL - NAD83, THIRD ORDER CLASS 1, ARKANSAS SFC NORTH ZONE
3. VERTICAL CONTROL - NAVD 88, THIRD ORDER VERTICAL
4. OWNER INFORMATION: CEASAR ISLAS
ENGINEER INFORMATION: MCALISTER ENGINEERING, 4908 STADIUM BLVD SUITE D, JONESBORO, AR 72404
5. PROPERTY IS PARTIALLY LOCATED IN THE FLOODPLAIN AS SHOWN ON FLOOD INSURANCE RATE MAP (FIRM) NUMBER 0503100134-C, EFFECTIVE DATE: SEPTEMBER 27, 1991
6. (ADA COMPLIANCE) ACCESSIBLE PARKING AND ROUTE MAXIMUM SLOPES -
CROSS-SLOPES: 1:50 (2%)
ACCESSIBLE ROUTE: 1:20 (5%), RAMPS: 1:12 (8.3%)
7. PLACE CONSTRUCTION ENTRANCE/EXIT TO CONTROL TRACKING OF SEDIMENT ONTO ROADWAYS.
STABILIZE ANY CUT SLOPE IMMEDIATELY WITH SEEDING, SPRIGGING, SOODING, OR OTHER APPROVED METHOD UPON COMPLETION TO PREVENT EROSION.
8. ALL UTILITIES EXIST ON SITE; THE NEAREST FIRE HYDRANT IS LOCATED APPROXIMATELY 200' NORTH OF SUBJECT ON EXECUTIVE SQUARE.
STABILIZE SLOPES GREATER THAN 3:1 WITH TERRACED LANDSCAPING, RIPRAP, GEGRID, RETAINING WALL, PAVING OR OTHER ARCHITECT/ENGINEER APPROVED METHOD.
10. FILL IN EXCESS OF 8" SHALL BE COMPACTED IN 8" LIFTS.
11. ALL DRAINAGE STRUCTURES SHALL BE BUILT IN ACCORDANCE WITH THE CITY OF JONESBORO, CRAIGHEAD COUNTY, ARKANSAS STORMWATER DRAINAGE DESIGN MANUAL.
12. EXISTING SOIL TYPE: FALAYA SILT LOAM (0-1% SLOPES) TYPE B/0
13. NO DETENTION STORAGE REQUIRED - IMPERVIOUS ADDITION LESS THAN 2000 SQ. FT.
14. MINIMUM REQUIRED ZONING SETBACKS: COMMERCIAL (C-3)
STREET SETBACK - 25'
SIDE SETBACK - 10'
REAR SETBACK - 20'
15. PARKING REQUIREMENTS BASED ON "MULTIFAMILY HOUSING" 1.75 SPACE PER ONE BEDROOM UNIT AND 3.00 SPACE PER TWO BEDROOM UNIT. TOTAL REQUIRED SPACES, 283 SPACES PROVIDED (8 SPACES ARE ADA COMPLIANT).
16. NUMBER OF PROPOSED UNITS: 6 NEW STRUCTURES
ONE BEDROOM: 10
TWO BEDROOM: 24
TOTAL UNITS: 34

SITE LAYOUT

**MULTIFAMILY HOUSING PLANS
CRAIGHEAD COMMONS PHASE 3
JONESBORO, ARKANSAS**



MCALISTER ENGINEERING	
CIVIL ENGINEERING AND LAND SURVEYING	
4001 SOUTHWEST BLVD, SUITE D JONESBORO, AR 72404 870-931-1400	
DRAWN BY: DW	CHECKED BY: CM/JH
SCALE: 1" = 50'	DATE: 11 JUL 16
CAD FILE: CRAIGHEADCOMMONSPLAN	DWG. REF.:
JOB NO.: 1672958	SHEET: 3 / 5
CLARENCE W. MAC MCALISTER, PE, PS	SURVEY #: