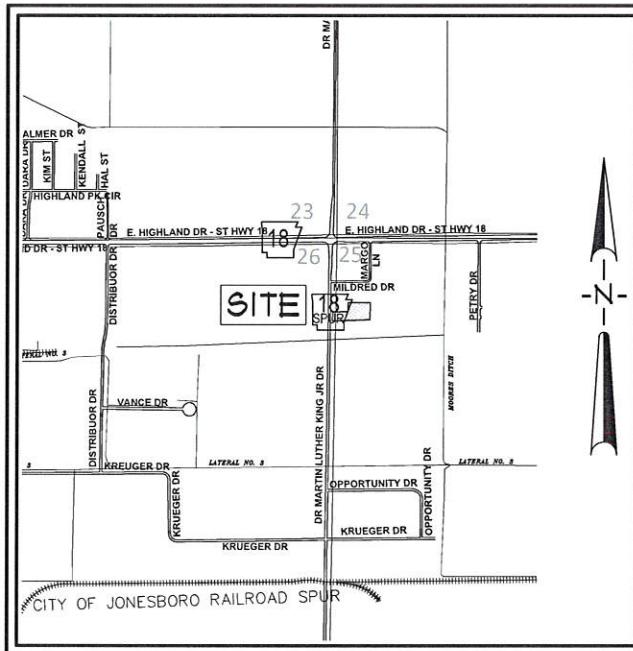


SITE DEVELOPMENT PLANS
EQUIPMENT STORAGE AREA
HERC RENTALS

PREPARED FOR
HERC RENTALS

JONESBORO, ARKANSAS
NOVEMBER, 2025



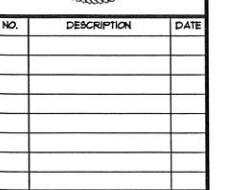
VICINITY MAP
NOT TO SCALE

INDEX TO SHEETS

CO01 COVER SHEET
CO02 GENERAL NOTES
CO03 TOPOGRAPHIC SURVEY
CO04 SITE/UTILITY PLAN
CO05 GRADING PLAN
CO06 EROSION PLAN
CO07 LANDSCAPE PLAN
CO08 STANDARD DETAILS



Know what's **below**.
Call before you dig.



COVER
SHEET

DATE:	11/19/2025	DRAWN:	CCH
CADD FILE:	25143-SDP	CHECKED:	JME
WUGA:	X000000LXXXX	SHEET	
SCALE:	N.T.S.	C001	

SURVEYOR'S NOTES

1. THIS PARTIAL TOPOGRAPHIC SURVEY DRAWINGS WAS PREPARED FOR H & E EQUIPMENT SERVICES, INC. AND IS NOT ASSIGNABLE.
2. NO SEARCH OF THE PUBLIC RECORDS HAS BEEN MADE BY THIS SURVEYOR FOR EASEMENTS, RESTRICTIONS, RESERVATIONS OR RIGHTS-OF-WAY AFFECTING THIS PROPERTY.
3. ELEVATIONS SHOWN HEREON ARE IN FEET AND DECIMAL PARTS THEREOF AND REFER TO MSL DATUM.
4. BENCHMARK #1 (ELEV. = 237.25) IS LOCATED ON THE PROPERTY AND IS APPROXIMATELY 4 NORTH AND 28' WEST OF THE SOUTHWEST CORNER OF THE PROPERTY. THIS POINT IS VISIBLE ON THE EAST SIDE OF DR. MARTIN LUTHER KING, JR. DRIVE.
5. ALL UTILITY LOCATIONS SHOWN HEREON WERE LOCATED BY FIELD MEASUREMENTS OF VISIBLE OBSERVATIONS AND/OR EXISTING UTILITY MAPS. ASSOCIATED ENGINEERING, LLC MAKES NO WARRANTY OR GUARANTEE TO THE UTILITIES SHOWN OR NOT SHOWN HEREON. FURTHERMORE ASSOCIATED ENGINEERING, LLC MAKES NO WARRANTY OR GUARANTEE AS TO THE ACCURACY OF EXISTING UTILITY MAPS. IF PRECISE LOCATIONS OF UNDERGROUND UTILITIES ARE REQUIRED THE CLIENT / CONTRACTOR SHALL COORDINATE WITH SAID UTILITY OWNER TO EXPOSE SAID UTILITY FOR LOCATION AND/OR DEPTH. IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO VERIFY ANY AND ALL UTILITY LOCATIONS AND/OR DEPTHS BEFORE EXCAVATION.
6. SUBJECT PROPERTY IS CURRENTLY ZONED AG-1, AGRICULTURAL DISTRICT AND I-1, LIMITED INDUSTRIAL DISTRICT AS SHOWN. ADJACENT PROPERTIES ARE ZONED AG-1, I-1 AND R-2, MULTI-FAMILY LOW DENSITY DISTRICT AS SHOWN.

THE STANDARD BUILDING SETBACKS FOR AG-1 ZONING ARE AS FOLLOWS: STREET=30' SIDE=10' REAR=30'
THE STANDARD BUILDING SETBACKS FOR I-1 ZONING ARE AS FOLLOWS: STREET=25' SIDE=10' REAR=20'

THE MAXIMUM HEIGHT LIMITATION FOR AG-1 ZONING IS FORTY-FIVE FEET (45'). THERE IS NO MAXIMUM HEIGHT LIMITATION IN I-1 ZONING.

MAXIMUM LOT COVERAGE IN I-1 ZONING IS SIXTY PERCENT (60%).

THESE ARE NO MAXIMUM TOTAL BUILDING FLOOR AREA IN AG-1 ZONING OR I-1 ZONING.

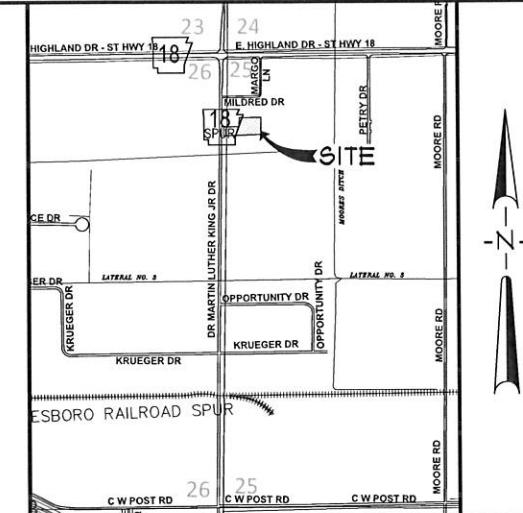
7. SUBJECT PROPERTY IS LOCATED WITHIN "AE", SPECIAL FLOOD-HAZARD AREAS WITH BFE OR DEPTH, AS DESIGNATED BY FEDERAL EMERGENCY MANAGEMENT AGENCY FLOOD INSURANCE RATE MAP FOR CRAIGHEAD COUNTY AND INCORPORATED AREAS, COMMUNITY PANEL 05031C027D (PANEL 278 OF S25). EFFECTIVE DATE - SEPTEMBER 26, 2024.
8. THE FOLLOWING DOCUMENTS WERE USED TO PREPARE THIS SURVEY:
 - A. RECORD PLAT OF THE DACUS MINOR PLAT, RECORDED IN PLAT CABINET 'D', PAGE 3 IN THE PUBLIC RECORDS FOR CRAIGHEAD COUNTY AT JONESBORO, ARKANSAS.
 - B. RECORD PLAT OF THE DACUS MINOR PLAT OF LOT 1C OF THE DACUS INDUSTRIAL SUBDIVISION REVISED, RECORDED IN PLAT CABINET 'C', PAGE 199 IN THE PUBLIC RECORDS FOR CRAIGHEAD COUNTY AT JONESBORO, ARKANSAS.
 - C. RECORD PLAT OF LAZ ACRES, RECORDED IN PLAT BOOK 123, PAGE 169 IN THE PUBLIC RECORDS FOR CRAIGHEAD COUNTY AT JONESBORO, ARKANSAS.

DESCRIPTION

LOT 2 OF THE DACUS MLK REPLAT, AS RECORDED IN PLAT CABINET 'D', PAGE
IN THE PUBLIC RECORDS FOR CRAIGHEAD COUNTY AT JONESBORO, ARKANSAS.
CONTAINING IN ALL 71,143 SQ. FT. OR 1.63 ACRES, MORE OR LESS.
SUBJECT TO ALL RESERVATIONS, RESTRICTIONS, RIGHTS-OF-WAY AND
EASEMENTS OF RECORD.

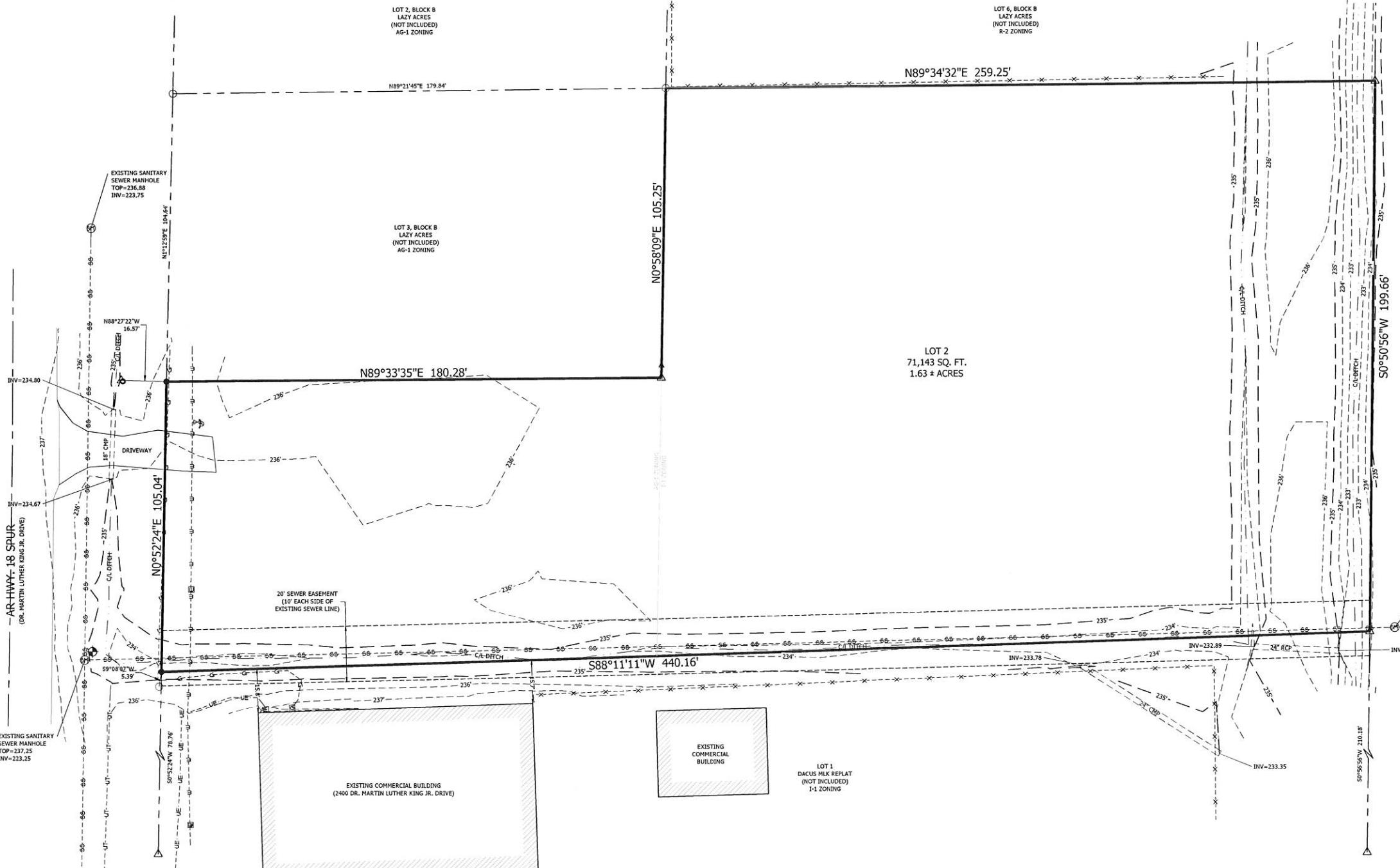
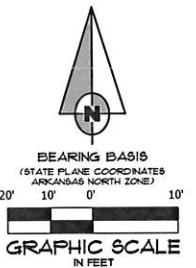
LEGEND

— — — — —	= BOUNDARY LINE
— - - - -	= ADJACENT LOT LINE
— - - - -	= EASEMENT LINE
— - - - -	= SETBACK LINE
○	= FOUND IRON PIPE
△	= FOUND REBAR / NAIL
●	= SET 5/8" REBAR W/ PS #1314 CAP
— 65 — 65 —	= EXISTING SANITARY SEWER LINE
— - - - -	= SANITARY SEWER MANHOLE
— - - - -	= EXISTING WATER LINE
— - - - -	= WATER METER
— - - - -	= WATER / IRRIGATION CONTROL VALVE
— - - - -	= FIRE HYDRANT
— E — E — —	= EXISTING OVERHEAD ELECTRICAL LINE
○	= POWER POLE
□	= ELECTRIC BOX / TRANSFORMER
■	= ELECTRIC METER
△	= TELEPHONE PEDESTAL / BOX
— - - x - - - x - -	= EXISTING FENCE LINE
— - - - -	= GAS METER
— - G — G — —	= EXISTING GAS LINE
— - 270° — —	= EXISTING GROUND CONTOUR
— - - - -	= BENCHMARK



VICINITY SKETCH
NOT TO SCALE

NOT TO SCALE



SURVEYOR'S CERTIFICATION

HEREBY CERTIFY THAT ASSOCIATED ENGINEERING, LLC HAS THIS DATE MADE A
BOUNDARY AND TOPOGRAPHIC SURVEY OF THE ABOVE DESCRIBED PROPERTY AS
SHOWN HEREON AND THAT SAID SURVEY IS ACCURATE AND CORRECT TO THE BEST OF
MY KNOWLEDGE AND BELIEF. THERE ARE NO APPARENT ABOVE GROUND
ENCROACHMENTS OTHER THAN AS SHOWN OR STATED HEREON AND THAT THIS SURVEY
WAS MADE IN ACCORDANCE WITH THE "ARKANSAS MINIMUM STANDARDS FOR
PROPERTY SURVEYS AND PLATS" IN EFFECT ON THIS DATE.

DATE OF BOUNDARY SURVEY: 10/24/2025

NOTE: TO BE VALID, COPIES MUST HAVE SURVEYOR'S SEAL WITH DATED SIGNATURE

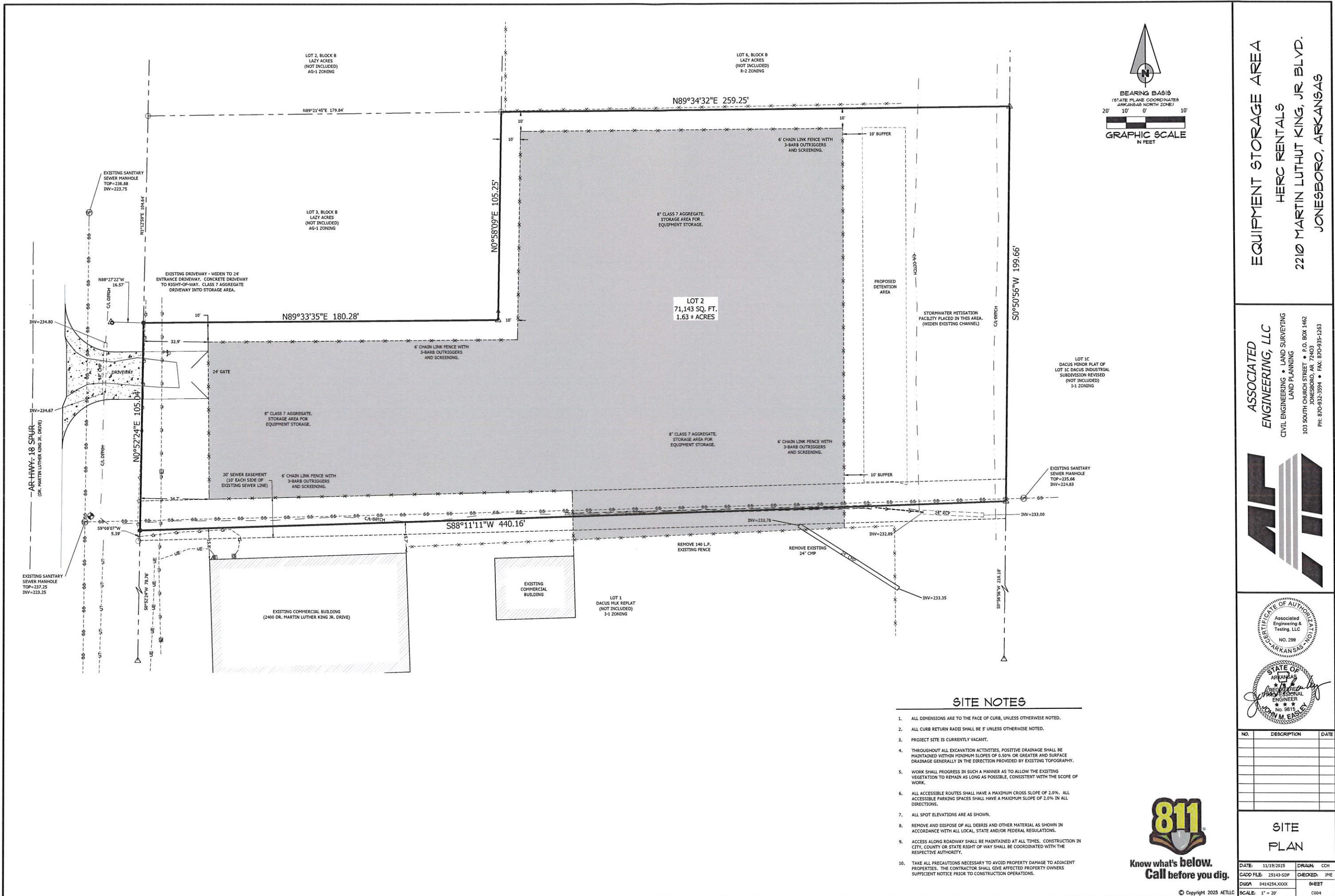
NO.	DESCRIPTION	DATE

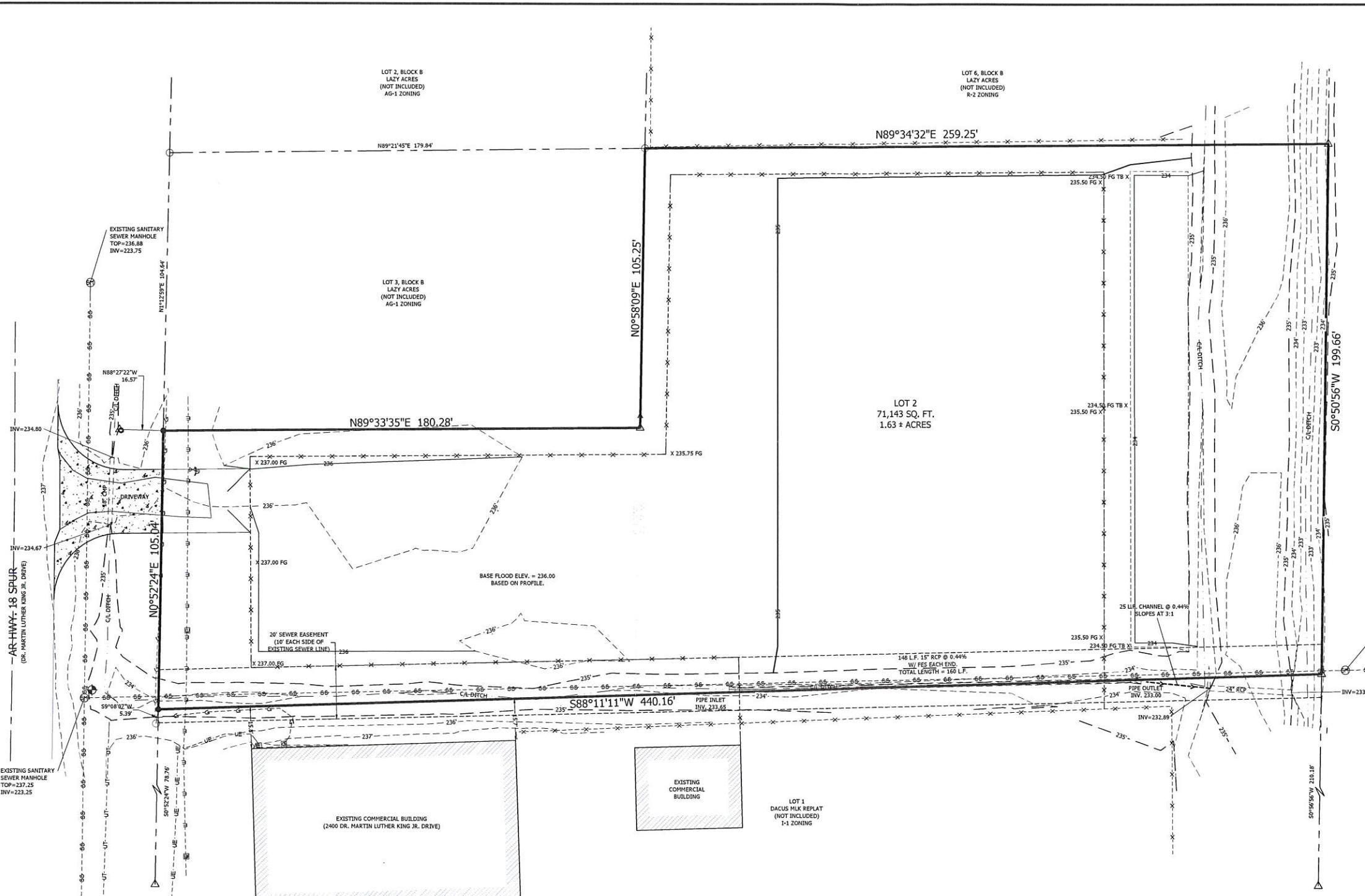
**TOPOGRAPHIC
SURVEY**

DATE:	10/28/2025	DRAWN:	CCH
CADD FILE:	25143-001	CHECKED:	JME
DRUG:	0414254.0000X	SHEET:	
SCALE:	1" = 20'	1 OF 1	

TOPOGRAPHIC
SURVEY

DATE: 10/28/2025	DRAWN: CCH
CADD FILE: 25143-001	CHECKED: JME
DWIGA: 0414254.XXXX	SHEET
STLLOC	SCALE: 1" = 20'
	1 OF 1





BEARING BASIS
(STATE PLANE COORDINATES
ARKANSAS NORTH ZONE)

20' 10' 0' 10'

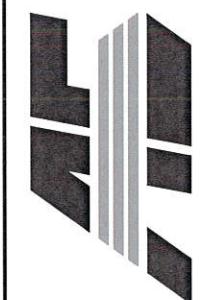
GRAPHIC SCALE
IN FEET

EQUIPMENT STORAGE AREA

2210 MARTIN LUTHER KING, JR BLVD.
JONESBORO, ARKANSAS

**ASSOCIATED
ENGINEERING, LLC**
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LAND PLANNING
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JONESBORO, AR 72031
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LAND PLANNING**
103 SOUTH CHURCH STREET • P.O. BOX 1462
JONESBORO, AR 72403
PH: 870-932-3594 • FAX: 870-935-1263



GRADING NOTES

1. ALL DIMENSIONS ARE TO THE FACE OF CURB, UNLESS OTHERWISE NOTED.
2. ALL CURB RETURN RADII SHALL BE 5' UNLESS OTHERWISE NOTED.
3. PROJECT SITE IS CURRENTLY COMMERCIAL.
4. THROUGHOUT ALL EXCAVATION ACTIVITIES, POSITIVE DRAINAGE SHALL BE MAINTAINED WITHIN MINIMUM SLOPES OF 0.50% OR GREATER AND SURFACE DRAINAGE GENERALLY IN THE DIRECTION PROVIDED BY EXISTING TOPOGRAPHY.
5. WORK SHALL PROGRESS IN SUCH A MANNER AS TO ALLOW THE EXISTING VEGETATION TO REMAIN AS LONG AS POSSIBLE, CONSISTENT WITH THE SCOPE OF WORK.
6. ALL ACCESSIBLE ROUTES SHALL HAVE A MAXIMUM CROSS SLOPE OF 2.0%. ALL ACCESSIBLE PARKING SPACES SHALL HAVE A MAXIMUM SLOPE OF 2.0% IN ALL DIRECTIONS.
7. REMOVE AND DISPOSE OF ALL DEBRIS AND OTHER MATERIAL AS SHOWN IN ACCORDANCE WITH ALL LOCAL, STATE AND/OR FEDERAL REGULATIONS.
8. ACCESS ALONG ROADWAY SHALL BE MAINTAINED AT ALL TIMES. CONSTRUCTION IN CITY, COUNTY OR STATE RIGHT OF WAY SHALL BE COORDINATED WITH THE RESPECTIVE AUTHORITY.
9. TAKE ALL PRECAUTIONS NECESSARY TO AVOID PROPERTY DAMAGE TO ADJACENT PROPERTIES. THE CONTRACTOR SHALL GIVE AFFECTED PROPERTY OWNERS SUFFICIENT NOTICE PRIOR TO CONSTRUCTION OPERATIONS.

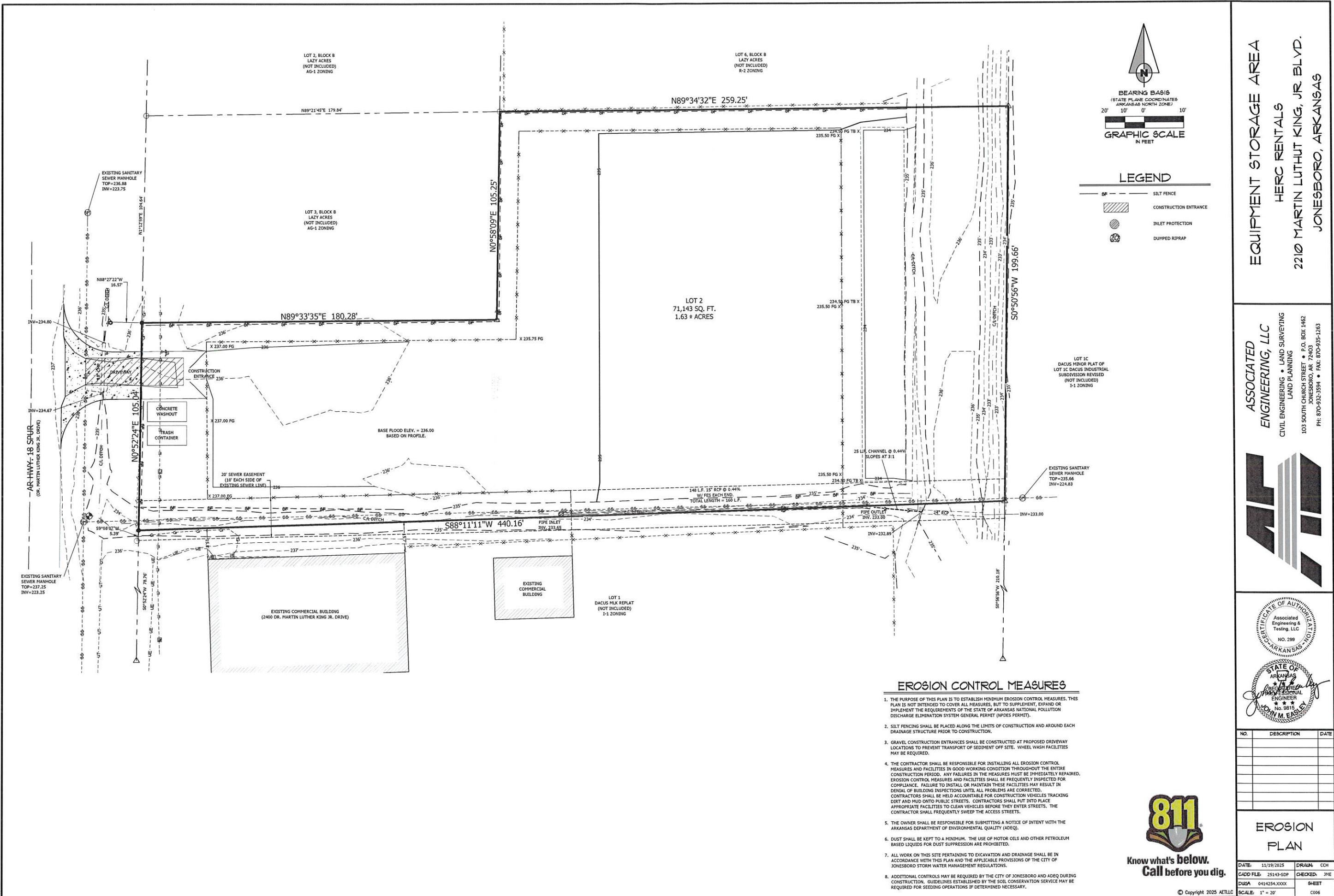


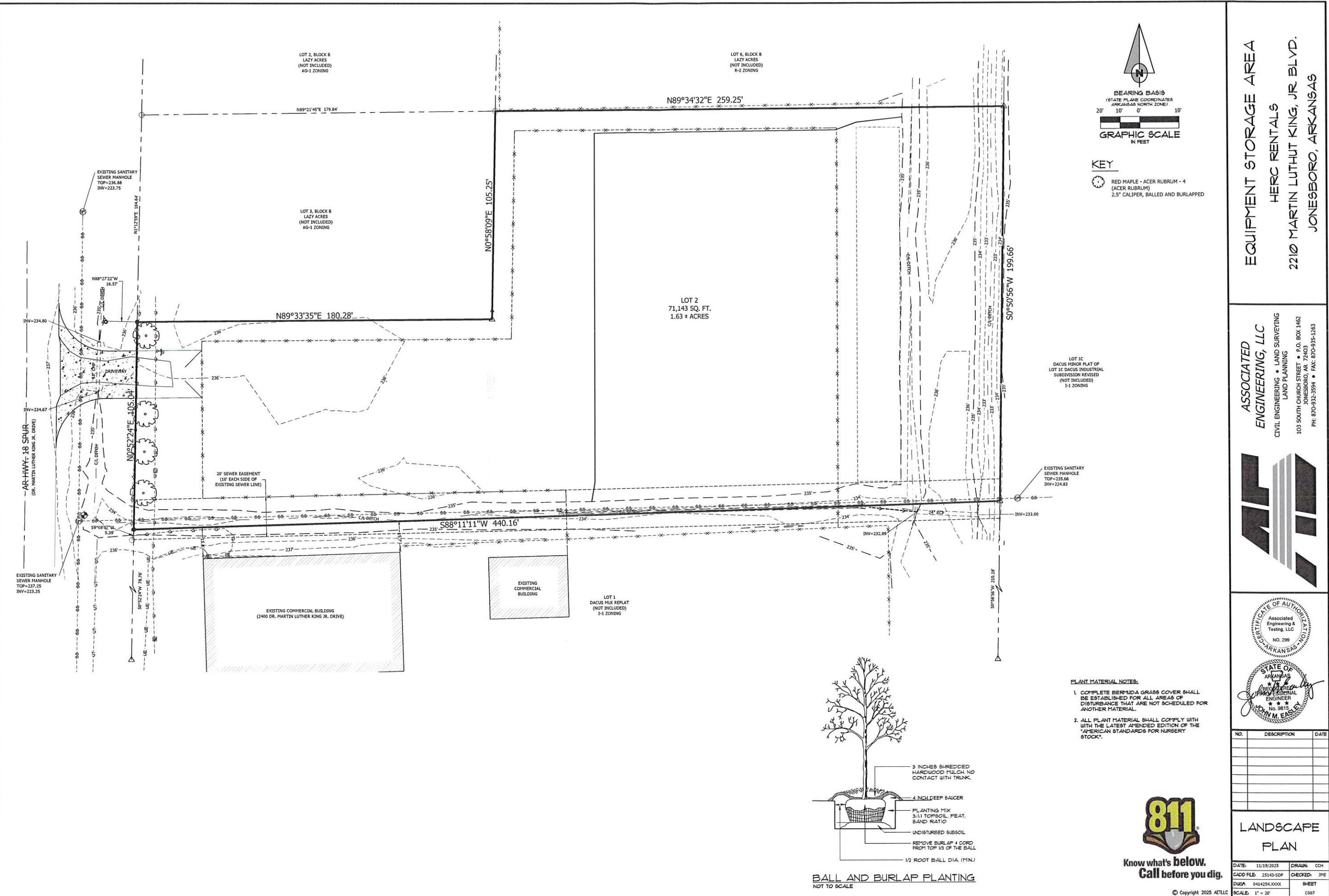
Know what's **below**.
Call before you dig.

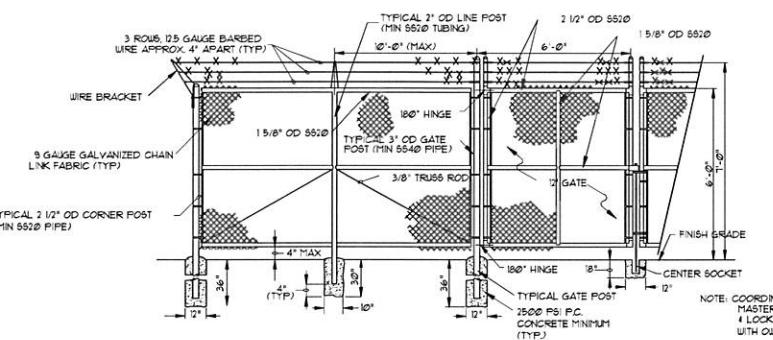
NO.	DESCRIPTION	DATE

GRADING PLAN

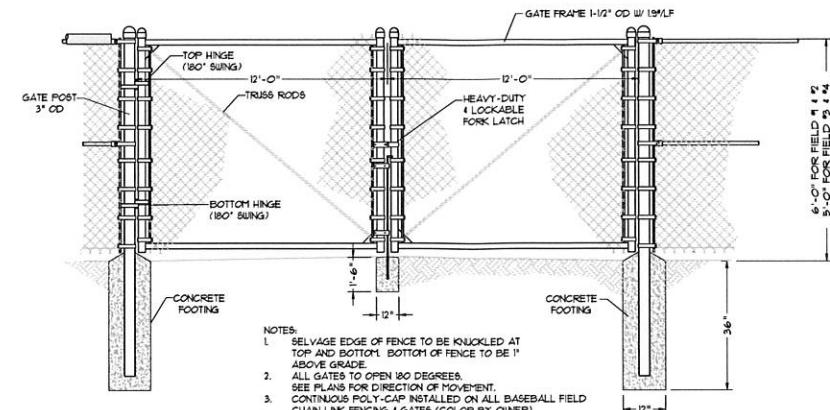
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ADD FILE:	25143-SDP	CHECKED:	JME
UAGA:	0414254.XXXX	SHEET	
CALE:	1° = 20'	C005	



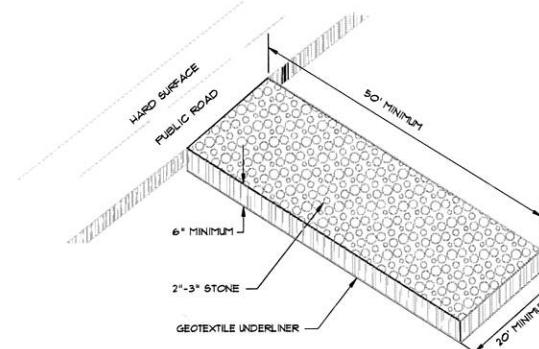




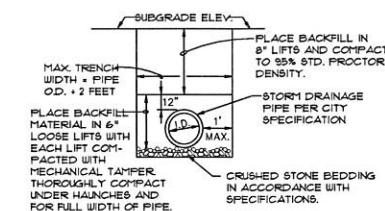
6' PERIMETER FENCE DETAIL



TYPICAL GRAVEL STORAGE AREA SECTION

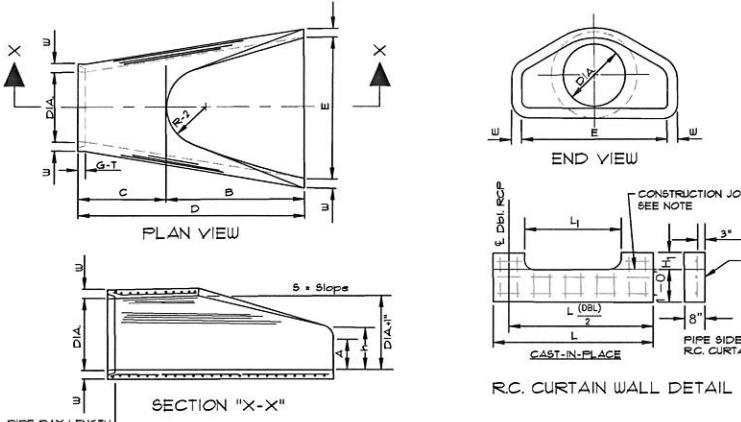


CONSTRUCTION ENTRANCE



DRAINAGE PIPE TRENCH DETAIL

NOTE: TO BE USED WITH NEW STREET CONSTRUCTION
SEE DRAWING NO. PT-1 FOR EXISTING
STREET CUTS.



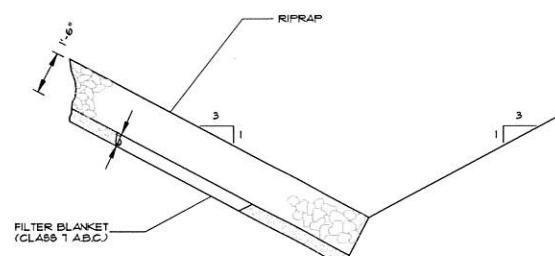
R.C. CURTAIN WALL DETAIL

PART LENGTH		TABLE OF DIMENSIONS												
dia.	wall	A	B	C	D	E	S	dia. + 1"	P	R-1	R-2	G-T	WT	h
16"	2 1/2"	9"	2'-3"	3'-10"	3"-0"	3'-0"	19"	29"	15 1/2"					
24"	3 1/2"	9 1/2"	2'-3 1/2"	2'-10"	6"-0"	1 1/2"-0"	3'-1 1/2"	25"	32 1/2"16"	16 1/2"16"				
36"	4 1/2"	10"	4"-5"	1'-7 3/4"	6"-1 3/4"	1 1/2"-1 3/4"	3'-1 1/2"	31"	37"	16 1/2"	16"			
36"	4 1/2"	10"-3"	2'-10 3/4"	8"-1 1/2"-3"	6"-0"	3"-1 1/2"	3'-1 1/2"	37"	47 11/16"15"	24 1/8"16"				
42"	4 1/2"	10"-9"	5"-3"	2'-11"	8"-2"	6"-0"	3'-1 1/2"	43"	53 7/8"7"	27 1/2"2"				
48"	5"	2"-0"	6"-0"	2'-2"	8"-2"	7"-0"	3'-1 1/2"	49"	56 1/2"2"	28 1/2"2"				
54"	5 1/2"	1 1/2"-2"	6"-6"	1'-10"	8"-4"	7"-6"	3'-1 1/2"	55"	65 1/2"2"	33 1/8"1"				
60"	6"	2'-10"	6"-6"	1'-10"	8"-4"	6"-0"	3'-1 1/2"	61"	72 1/2"2"	36 11/16"1"				

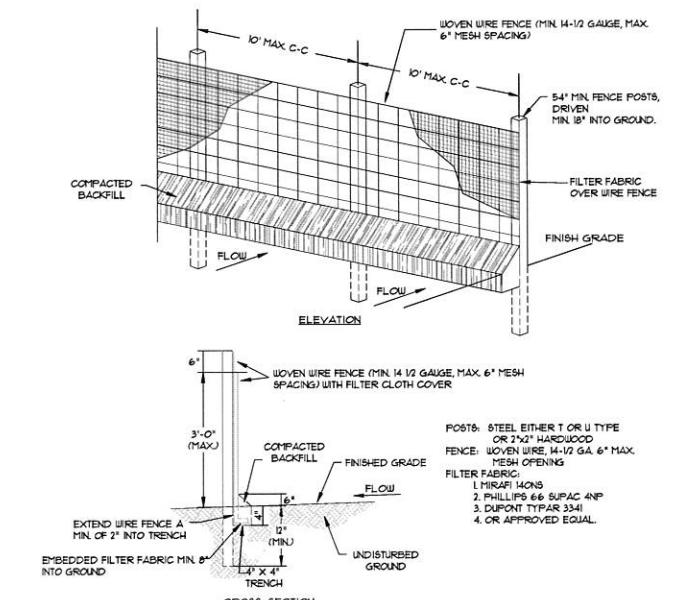
NOTES

1. THE PORTION OF THE RC. 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 RC. CURTAIN WALL PLACED.
2. ALL REINFORCING STEEL ARE #4 BARS AT 6" O.C.
3. NO SEPARATE PAYMENT WILL BE MADE FOR THE CURTAIN WALLS. THEY SHALL BE CONSIDERED SUBSIDIARY TO THE FLARED END SECTIONS.
4. TONGUE END ON UPSTREAM SECTION, GROOVE END ON DOWNSTREAM SECTION.

FLARED END SECTION DETAILS FOR
REINFORCED CONCRETE PIPE CULVERT
(NOT TO SCALE)

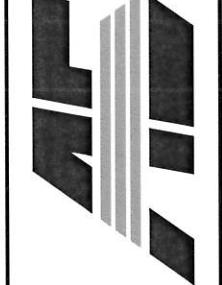
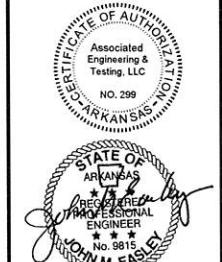


SECTION - DUMPED RIPRAF TOE EXCAVATION IN SOIL



GRASS-SECTION

1. WOVEN WIRE FENCE TO BE FASTENED SECURELY TO FENCE POSTS WITH WIRE TIES OR STAPLES.
2. FILTER CLOTH TO BE FASTENED SECURELY TO WOVEN WIRE FENCE WITH TIES SPACED EVERY 24" AT TOP AND 6" SPACED DOWN.
3. WHEN TWO SECTIONS OF FILTER CLOTH ADJOIN EACH OTHER THEY SHALL BE OVERLAPPED BY SIX INCHES AND FOLDED.
4. MAINTENANCE SHALL BE PERFORMED AS NOTED IN THE EROSION CONTROL PLAN COLLECTED IN THE EROSION CONTROL PLAN FOR THE CONSTRUCTION PROJECT.



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DETAIL
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