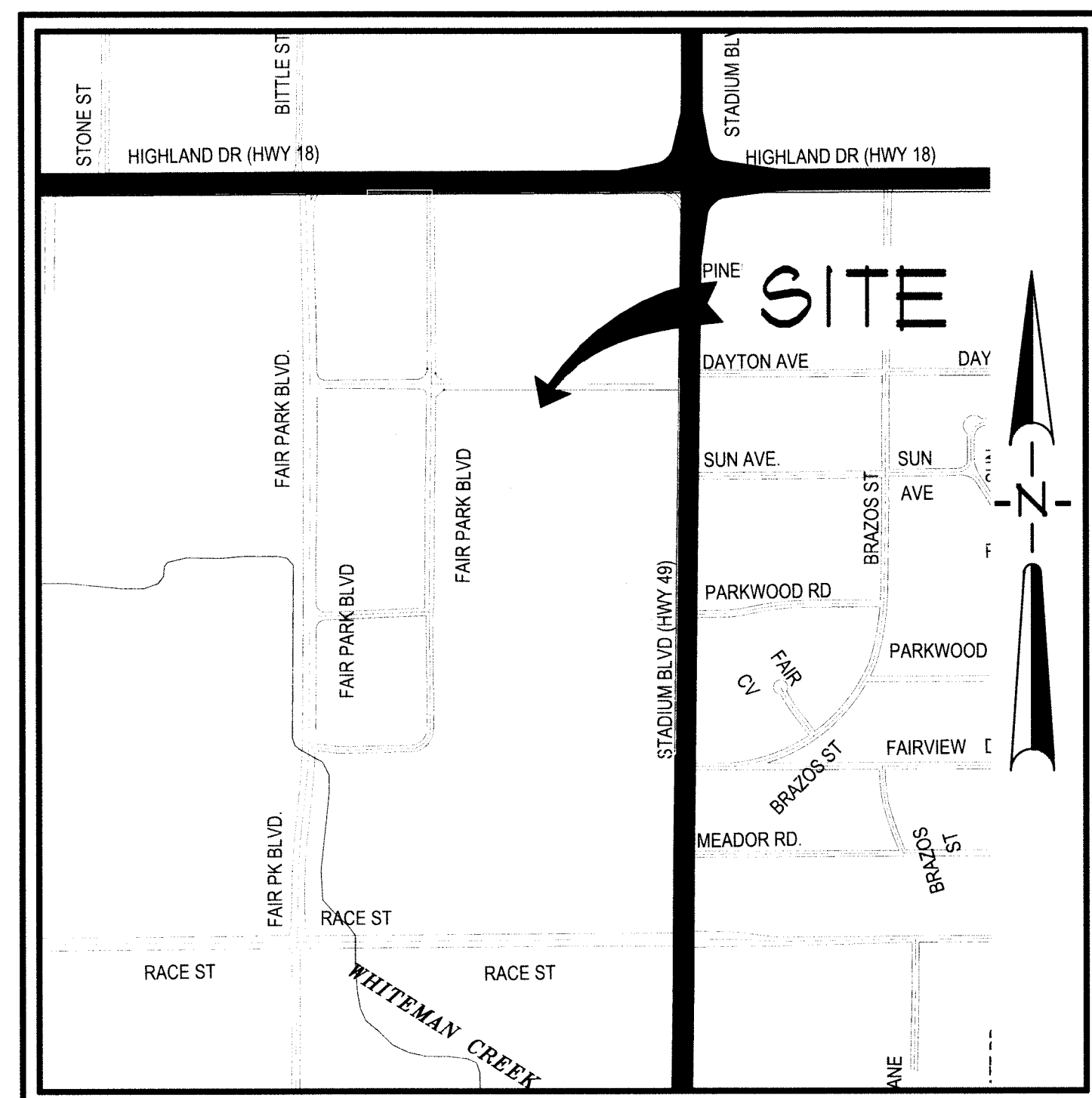


SITE DEVELOPMENT PLANS

PROPOSED COMMERCIAL PARK CRAIGHEAD COUNTY FAIRGROUNDS

PREPARED FOR
CRAIGHEAD COUNTY FAIR BOARD

JONESBORO, ARKANSAS
FEBRUARY, 2011



VICINITY MAP
SCALE: 1" = 500'

INDEX TO SHEETS

- 1 OF 10 INDEX SHEET
- 2 OF 10 GENERAL NOTES & AREA MAP
- 3 OF 10 TOPOGRAPHIC SURVEY
- 4 OF 10 RECORD FLAT
- 5 OF 10 UTILITY LAYOUT
- 6 OF 10 GRADING AND DRAINAGE PLAN
- 7 OF 10 STREET PLAN/PROFILE
- 8 OF 10 EROSION CONTROL PLAN
- 9 OF 10 STANDARD DETAILS
- 10 OF 10 EROSION CONTROL DETAILS

CITY OF JONESBORO Jonesboro, AR	
<input checked="" type="checkbox"/> PRELIMINARY	PP 11-02
<input type="checkbox"/> FINAL	
<input type="checkbox"/> AS NOTED	
<input type="checkbox"/> SITE PLAN	
PLANNING	DATE
02-22-11	

ASSOCIATED ENGINEERING AND TESTING, LLC
CIVIL ENGINEERING, LAND SURVEYING AND MATERIALS TESTING
103 SOUTH CHURCH STREET - P.O. BOX 1462 - JONESBORO, AR 72403
PH: 870-932-3594 FAX: 870-935-1263

COVER SHEET
PROPOSED COMMERCIAL PARK
CRAIGHEAD COUNTY FAIRGROUNDS
JONESBORO, ARKANSAS

DRAIN:	JFE	CHECKED:	JFE	DATE:	02/22/11	SHEET	1 OF 10
SCALE:	1" = 500'	CADD FILE:	0263-609-101	DWG#	04142804.011		

RESOURCE LIST

- CITY OF JONESBORO - PLANNING AND ZONING**
OTIS SPRIGGS, CITY PLANNER
100 FLINT STREET
JONESBORO, AR 72401
870-932-0466
- CITY OF JONESBORO - ENGINEERING**
CRAIG LIGHT, P.E.
CITY ENGINEER
301 VINE AVENUE
JONESBORO, AR 72401
870-932-2458
- CODES DEPT. FIRE MARSHALL**
CRAIG DAVENPORT
378 E JOHNSON AVE.
JONESBORO, AR 72401
870-932-2428
- CITY WATER AND LIGHT - ENGINEERING**
RON BOUEN, P.E. - MANAGER
400 EAST MONROE, P.O. BOX 1285
JONESBORO, AR 72403
870-935-5581, FAX: 870-930-3303
RANDY SIMPKINS - CHIEF ENGINEER
870-930-3320
- CENTERPOINT ENERGY**
KEITH CRAIG - SERVICE TECHNICIAN
3025 OLD FEEDHOUSE ROAD
JONESBORO, AR 72401
CELL: 870-891-3150
- AT&T**
723 CHURCH, ROOM B 21
JONESBORO, AR 72403
PHIL FARLEY - AREA MANAGER INSTALLATION & REPAIR
870-912-1821, FAX: 870-912-1610
TOMMY GRAY - AREA MANAGER ENGINEERING DESIGN
870-912-1881, FAX: 870-912-1533
- SUPLEN LINK - CABLE TV**
1520 SOUTH CARAWAY ROAD
JONESBORO, AR 72401
BOB PROCK - CONSTRUCTION MANAGER
870-933-8429 EXT. 212, FAX: 870-912-8141
DEANNA HORNBACK - MANAGER
JIMMY YANCY - FIELD MANAGER
CELL: 870-219-8583

GENERAL NOTES

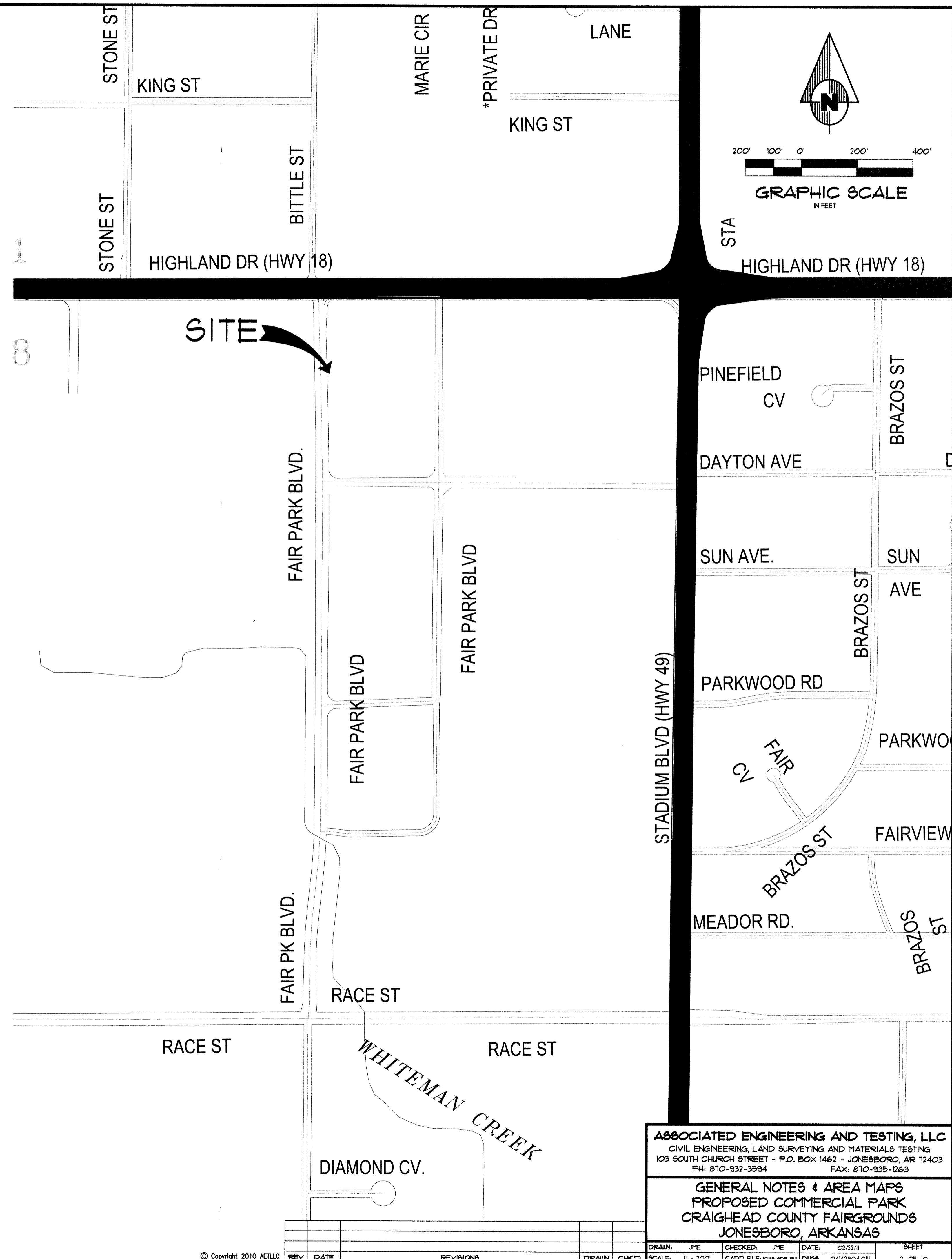
- ELEVATIONS SHOWN HEREON ARE IN FEET AND DECIMAL PARTS THEREOF AND REFER TO MSL DATUM.
- SUBJECT PROPERTY IS NOT LOCATED WITHIN "ZONE AE", 100 YR. FREQUENCY FLOOD ZONE, AS DESIGNATED BY FEDERAL EMERGENCY MANAGEMENT AGENCY, FLOOD INSURANCE RATE MAP FOR CITY OF JONESBORO, COMMUNITY PANEL 050310132C (PANEL 132 OF 200), EFFECTIVE DATE - SEPTEMBER 21, 1991, REVISED - JUNE 25, 2001.
- SCREENING AND BUFFERING ARE AS SHOWN.
- EASEMENTS ARE AS SHOWN.
- COMMON OPEN SPACE AND AMENITIES ARE NOT APPLICABLE.
- NO KNOWN HISTORICAL STRUCTURES ARE LOCATED ON SUBJECT PROPERTY.
- CLOSEST EXISTING FIRE HYDRANT IS LOCATED APPROXIMATELY 575' SOUTH OF THE NORTHEAST CORNER OF THE SUBJECT PROPERTY, AT THE WEST RIGHT-OF-WAY OF STADIUM BLVD.
- DIMENSIONS SHOWN ARE TO THE FACE OF CURB UNLESS OTHERWISE NOTED.

BENCHMARK LIST

- ELEVATIONS SHOWN HEREON ARE IN FEET AND DECIMAL PARTS THEREOF AND REFER TO MSL DATUM.
- BENCHMARK #1 IS A CHISELED SQUARE IN THE TOP OF CONCRETE SIDEWALK LOCATED 151' SOUTH AND 104' WEST OF THE NORTHEAST CORNER OF SUBJECT PROPERTY AND 1' SOUTH OF FLAG POLE. ELEV. = 266.00 (NAVD 88)

LEGEND

<ul style="list-style-type: none"> BOUNDARY LINE LOT LINES FOUND IRON PIPE FOUND COTTON-PICKER SPINDLE FOUND REBAR FOUND IRON PIPE W/ PLS XXX CAP CITY OF JONESBORO G.P.S. MONUMENT BENCH MARK R/W MONUMENT SET 1 1/4" IRON PIPE W/ PLS 1549 CAP EXISTING SANITARY SEWER LINE PROPOSED SANITARY SEWER LINE EXISTING SANITARY SEWER MANHOLE PROPOSED SANITARY SEWER MANHOLE EXISTING SANITARY SEWER CLEANOUT PROPOSED SANITARY SEWER CLEANOUT PROPOSED SANITARY SEWER SERVICE LINE EXISTING WATER LINE PROPOSED WATER LINE EXISTING WATER METER PROPOSED WATER METER WATER VALVE 	<ul style="list-style-type: none"> FIRE HYDRANT VALVE BOX FIRE PROTECTION EXISTING OVERHEAD ELECTRICAL LINE EXISTING UNDERGROUND ELECTRICAL LINE ELECTRIC TRANSFORMER/ELECTRIC METER POWER POLE POWER JUNCTION COMM. BOX SIGN LIGHTS/FLOOR LIGHTS LIGHT POLE (SINGLE) LIGHT POLE (BACK-BACK) LIGHT POLE (3 # 90') TRAFFIC SIGN TRAFFIC SIGNAL TRAFFIC LIGHT CONTROL TRAFFIC SIGNAL W/ POLE EXISTING OVERHEAD COMMUNICATION LINE EXISTING UNDERGROUND COMMUNICATION LINE TELEPHONE PEDESTAL EXISTING GAS LINE GAS METER EXISTING STORM WATER MANHOLE 	<ul style="list-style-type: none"> GRADED INLET DOWNSPOUT SPRINKLER CONTROL MAILBOX TRASH COMPACTOR COLUMN BOLLARD HANDICAP SIGN EXISTING FENCE LINE EXISTING GROUND CONTOUR FINISHED GROUND CONTOUR EXISTING TREE/SHRUB BASIN BOUNDARY DRAINAGE FLOW GENERAL DRAINAGE FLOW SWALE FLOW DIRECTION SILT FENCE ROCK CHECK DAM RIP RAP AREA INLET PROTECTION ROCK CHECK DAM
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ASSOCIATED ENGINEERING AND TESTING, LLC
CIVIL ENGINEERING, LAND SURVEYING AND MATERIALS TESTING
103 SOUTH CHURCH STREET - P.O. BOX 1462 - JONESBORO, AR 72403
PH: 870-932-3594 FAX: 870-935-1263

GENERAL NOTES & AREA MAPS
PROPOSED COMMERCIAL PARK
CRAIGHEAD COUNTY FAIRGROUNDS
JONESBORO, ARKANSAS

REV	DATE	REVISIONS	DRAWN	CHK'D	DRAWN	CHK'D	SCALE:	CHECKED:	JME	DATE:	02/22/11	SHEET	2 OF 10
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**UTILITY SERVICE PROVIDERS
IN JONESBORO, AR**

- A) WATER, SEWER AND ELECTRICITY:
CITY WATER & LIGHT, 400 EAST MONROE, P.O. BOX 1289
JONESBORO, AR 72403, PHONE: 810-935-5581 FAX: 810-930-3303
RON BOUEN, PE, MANAGER
RANDY SHIPKINS, PE, ENGINEERING SVC. DIR., 810-930-3320
- B) NATURAL GAS:
CENTERPOINT ENERGY
3013 OLD FEEDHOUSE RD.
JONESBORO, AR 72403
GARRETH JAMES, CONSTRUCTION & MNT. SUP. CELL: 810-891-9151
- C) TELEPHONE:
AT&T
123 CHURCH ROOM B 21
JONESBORO, AR 72403
PHIL FARLEY, AREA MANAGER INSTALLATION AND REPAIR,
810-912-1891, FAX: 810-912-1610
TOMMY GRAY, AREA MANAGER ENGINEERING DESIGN,
810-912-1581, FAX: 810-912-1533
- D) CABLE TELEVISION:
SUDENLINK COMMUNICATIONS
1520 SOUTH GARWAY ROAD
JONESBORO, AR 72401
DEANNA HORNBACK, MANAGER
BOB FROCK, CONSTRUCTION MANAGER
810-933-8423 (EXT.212), FAX: 810-912-8141
JIMMY YANCY, FIELD MANAGER
CELL: 810-218-8583

DESCRIPTION

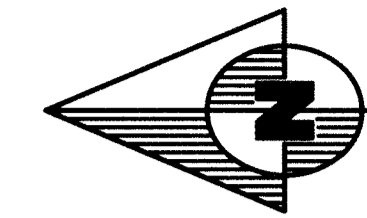
PART OF THE NORTHWEST QUARTER OF SECTION 28, TOWNSHIP 14 NORTH, RANGE 4 EAST, CRAIGHEAD COUNTY, ARKANSAS, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHEAST CORNER OF THE NORTHWEST QUARTER OF SECTION 28, TOWNSHIP 14 NORTH, RANGE 4 EAST, CRAIGHEAD COUNTY, ARKANSAS; THENCE SOUTH 89°58'28" WEST, ALONG THE SOUTH LINE OF THE NORTHWEST QUARTER OF SAID SECTION 28, 936.68 FEET TO A POINT LYING ON THE WEST RIGHT-OF-WAY LINE OF STADIUM BOULEVARD (HIGHWAY 1) PROJECTED; THENCE NORTH 00°38'21" EAST ALONG SAID WEST RIGHT-OF-WAY LINE, 654.36 FEET TO THE POINT OF BEGINNING; THENCE SOUTH 89°59'24" WEST, DEPARTING FROM SAID WEST RIGHT-OF-WAY LINE, 428.03 FEET; THENCE SOUTH 89°51'00" WEST, 92.25 FEET; THENCE SOUTH 89°41'24" WEST, 100.08 FEET; THENCE SOUTH 89°41'08" WEST, 1.82 FEET; THENCE SOUTH 89°36'22" WEST 573.80 FEET TO A POINT LYING ON THE EAST RIGHT-OF-WAY LINE OF FAIRPARK BOULEVARD (Hwy 18); SAID POINT ALSO LYING ON THE ARC OF A CURVE CONCAVE TO THE WEST, HAVING A RADIUS OF 1732.00 FEET, A CHORD BEARING OF NORTH 00°42'08" EAST AND A CHORD DISTANCE OF 17.61 FEET; THENCE NORTHERLY ALONG THE ARC OF SAID CURVE AND ALONG SAID EASTERLY RIGHT-OF-WAY LINE, THROUGH A CENTRAL ANGLE 00°34'51", A DISTANCE OF 17.61 FEET TO THE POINT OF TANGENCY OF SAID CURVE; THENCE NORTH 00°24'31" EAST, CONTINUING ALONG SAID EASTERLY RIGHT-OF-WAY LINE, 1619.38 FEET; THENCE NORTH 89°31'11" EAST, DEPARTING FROM SAID EASTERLY RIGHT-OF-WAY LINE, 159.55 FEET; THENCE NORTH 00°31'16" EAST, 60.62 FEET; THENCE NORTH 89°20'01" EAST, 4.92 FEET; THENCE NORTH 00°21'11" EAST, 216.08 FEET TO A POINT LYING ON THE SOUTH RIGHT-OF-WAY LINE OF EAST HIGHLAND DRIVE (HIGHWAY 18); THENCE NORTH 89°46'07" EAST, ALONG SAID SOUTH RIGHT-OF-WAY LINE, 230.66 FEET; THENCE SOUTH 00°31'41" WEST, DEPARTING FROM SAID SOUTH RIGHT-OF-WAY LINE, 293.28 FEET; THENCE SOUTH 86°03'09" EAST, 15.70 FEET; THENCE SOUTH 00°45'33" WEST, 311.48 FEET; THENCE NORTH 89°41'00" EAST, 411.10 FEET; THENCE NORTH 00°21'10" EAST, 5.00 FEET; THENCE NORTH 89°41'38" EAST, 383.33 FEET TO A POINT LYING ON THE WEST RIGHT-OF-WAY LINE OF STADIUM BOULEVARD; THENCE SOUTH 00°38'21" WEST, ALONG SAID WEST RIGHT-OF-WAY LINE, 1312.44 FEET TO THE POINT OF BEGINNING.

CONTAINING IN ALL 1714,100 SQ.FT. OR 40.73 ACRES, MORE OR LESS.
SUBJECT TO EASEMENTS, RESTRICTIONS, RESERVATIONS AND RIGHTS-OF-WAY OF RECORD.

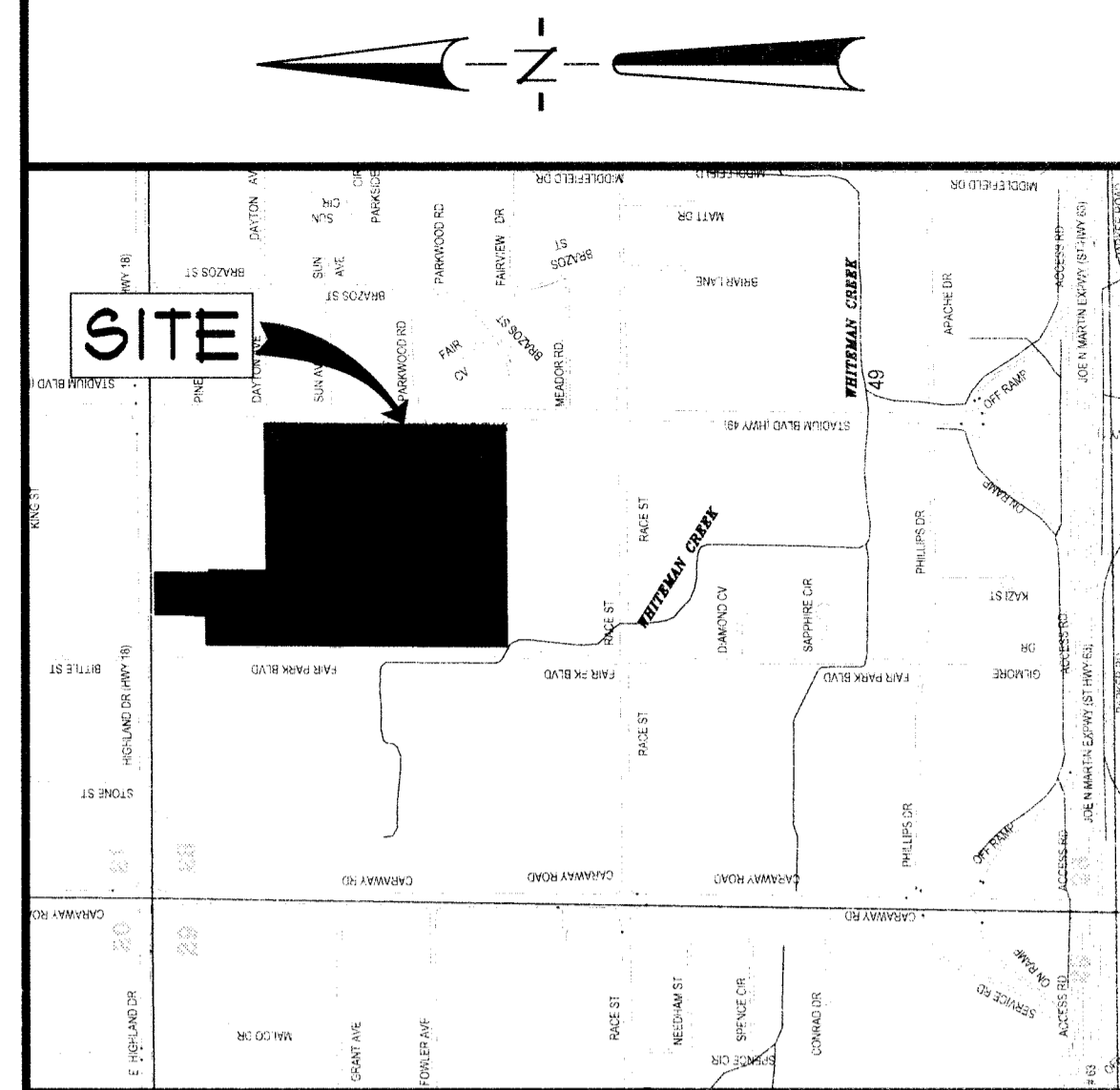


Know what's below.
Call before you dig.



BEARING BASIS
(STATE PLANE COORDINATES - ARKANSAS NORTH ZONE)
100' 50' 0' 100' 200'
GRAPHIC SCALE
IN FEET

POINT OF COMMENCEMENT
SE CORNER OF NW 1/4,
SECTION 28, T14N, R4E



VICINITY SKETCH
NOT TO SCALE

LEGEND

- BOUNDARY LINE
- - - ADJACENT LOT LINE
- - - EASEMENT LINE
- F.I.P.
- A.H.T.D.
- F.R.B.
- S.I.P.
- POST
- F.P.
- B.M.
- 100.00'
- 60' --- 60' --- 60'
- 8" PVC SANITARY SEWER LINE
- EXISTING SANITARY SEWER MANHOLE
- EXISTING SANITARY SEWER CLEANOUT
- EXISTING WATER LINE
- EXISTING WATER METER
- WATER VALVE
- FIRE HYDRANT
- EXISTING OVERHEAD ELECTRICAL LINE
- EXISTING UNDERGROUND ELECTRICAL LINE
- POWER POLE
- POWER JUNCTION, COMM. BOX
- LIGHT POLE (SINGLE)
- ⊕ ELECTRIC METER
- ⊕ TRAFFIC SIGN
- ⊕ HANDICAP SIGN
- ⊕ TELEPHONE PEDESTAL
- ⊕ WATER SPOCKET
- EXISTING UNDERGROUND TELEPHONE LINE
- EXISTING UNDERGROUND CABLE TELEVISION LINE
- EXISTING FENCE
- GRATED INLET
- EXISTING TREE

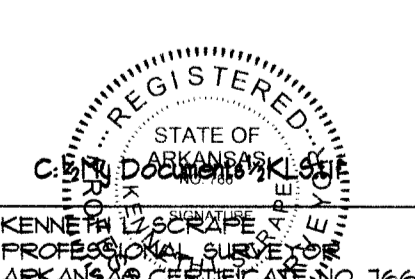
SURVEYOR'S NOTES

- THIS BOUNDARY AND TOPOGRAPHIC SURVEY WAS PREPARED FOR THE EXCLUSIVE USE OF CRAIGHEAD COUNTY FAIR ASSOCIATION, INC. AND IS NOT ASSIGNABLE.
- ELEVATIONS SHOWN HEREON ARE IN FEET AND DECIMAL PARTS THEREOF AND REFER TO MSL DATUM.
- BENCHMARK #1 IS A CHISELED SQUARE IN THE TOP OF CONCRETE SIDEWALK LOCATED 8'11" SOUTH AND 10'4" WEST OF THE NORTHEAST CORNER OF SUBJECT PROPERTY AND 1'4" SOUTH OF FLAG POLE. ELEV. = 266.00 (NAVD 88).
- ALL UTILITY LOCATIONS SHOWN HEREON WERE LOCATED BY FIELD MEASUREMENTS OF VISIBLE OBSERVATIONS AND/OR EXISTING UTILITY MAPS. ASSOCIATED ENGINEERING AND TESTING, LLC MAKES NO WARRANTY OR GUARANTEE TO THE UTILITIES SHOWN OR NOT SHOWN HEREON. FURTHERMORE ASSOCIATED ENGINEERING AND TESTING, 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.
- SUBJECT PROPERTY IS CURRENTLY ZONED C-3. C-3 ZONING IS DEFINED AS GENERAL COMMERCIAL DISTRICT. THE SURROUNDING PROPERTY IS ZONED R-1, R-3, C-3 AND C-3 LUG. THE BUILDING SETBACKS FOR R-1 ZONING ARE:
FRONT = 25'
SIDE = 10'
REAR = 20'
- SUBJECT PROPERTY IS NOT LOCATED WITHIN 'ZONE AET' 100 YR. FREQUENT FLOOD ZONE AS DESIGNATED BY FEDERAL EMERGENCY MANAGEMENT AGENCY, FLOOD INSURANCE RATE MAP FOR THE CITY OF JONESBORO, COMMUNITY PANEL 05030192C (PANEL 132 OF 200). EFFECTIVE DATE - SEPTEMBER 21, 1991. REVISED DATE - JUNE 25, 2001.
- NO SEARCH OF THE PUBLIC RECORDS HAS BEEN MADE BY THIS SURVEYOR FOR EASEMENTS, RESTRICTIONS, RESERVATIONS OR RIGHTS-OF-WAY AFFECTING THIS PROPERTY.
- THE FOLLOWING DOCUMENTS WERE USED TO CONDUCT THIS SURVEY:
A. RIGHT-OF-WAY MAP FOR HIGHWAY 18, AHTD JOB #0993
B. RIGHT-OF-WAY MAP FOR HIGHWAY 1, AHTD JOB #0788-2
C. FLAT OF SURVEY BY TROY SHEETS DATED 3/20/84, JOB #4113.
D. RE-FLAT OF TEMPLE BAPTIST CHURCH, BOOK C, PAGE 111.
E. FIRST FAIR PARK COMMONS MINOR FLAT, BOOK B, PAGE 132.
F. FAIR PARK COMMONS MINOR FLAT II, BOOK C, PAGE 11.
G. BOUNDARY SURVEY BY ASSOCIATED ENGINEERING AND TESTING, LLC DATED 01/16/09, JOB 09233.

SURVEYOR'S CERTIFICATION

I HEREBY CERTIFY THAT ASSOCIATED ENGINEERING AND TESTING, 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: 02/11/2011



NOTE: TO BE VALID, COPIES MUST HAVE ORIGINAL SIGNATURE AND SURVEYOR'S SEAL.

ASSOCIATED ENGINEERING AND TESTING, LLC
CIVIL ENGINEERING, LAND SURVEYING AND MATERIALS TESTING
103 SOUTH CHURCH STREET - P.O. BOX 1462 - JONESBORO, AR 72403
PH: 810-932-3594 FAX: 810-935-1263

BOUNDARY / TOPOGRAPHIC SURVEY
CRAIGHEAD COUNTY FAIR ASSOCIATION, INC.
PART OF NW 1/4, SECTION 28, T14N, R4E,
CRAIGHEAD CO., JONESBORO, AR.

500-14N-04E-0-28-400-16-0766

DESCRIPTION

PART OF THE NORTHWEST QUARTER OF SECTION 28, TOWNSHIP 14 NORTH, RANGE 4 EAST, CRAIGHEAD COUNTY, ARKANSAS, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

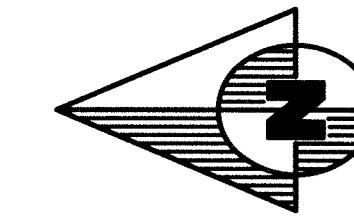
COMMENCING AT THE SOUTHEAST CORNER OF THE NORTHWEST QUARTER OF SECTION 28, TOWNSHIP 14 NORTH, RANGE 4 EAST, CRAIGHEAD COUNTY, ARKANSAS; THENCE SOUTH 89°58'28" WEST, ALONG THE SOUTH LINE OF THE NORTHWEST QUARTER OF SAID SECTION 28, 59.68 FEET TO A POINT LYING ON THE WEST RIGHT-OF-WAY LINE OF STADIUM BOULEVARD (HIGHWAY 1) PROJECTED; THENCE NORTH 00°38'21" EAST ALONG SAID WEST RIGHT-OF-WAY LINE, 1080.55 FEET TO THE POINT OF BEGINNING; THENCE NORTH 89°21'33" WEST, DEPARTING FROM SAID WEST RIGHT-OF-WAY LINE, 437.52 FEET; THENCE NORTH 00°38'21" EAST, 80.00 FEET; THENCE SOUTH 89°21'33" EAST, 42.48 FEET; THENCE NORTH 00°38'21" EAST, 1080.55 FEET; THENCE NORTH 89°41'38" EAST 395.08 FEET TO A POINT LYING ON THE WEST RIGHT-OF-WAY LINE OF STADIUM BOULEVARD; THENCE SOUTH 00°38'21" WEST, ALONG SAID WEST RIGHT-OF-WAY LINE, 194.39 FEET TO THE POINT OF BEGINNING.

CONTAINING IN ALL 316,059 SQ.FT. OR 7.26 ACRES, MORE OR LESS.

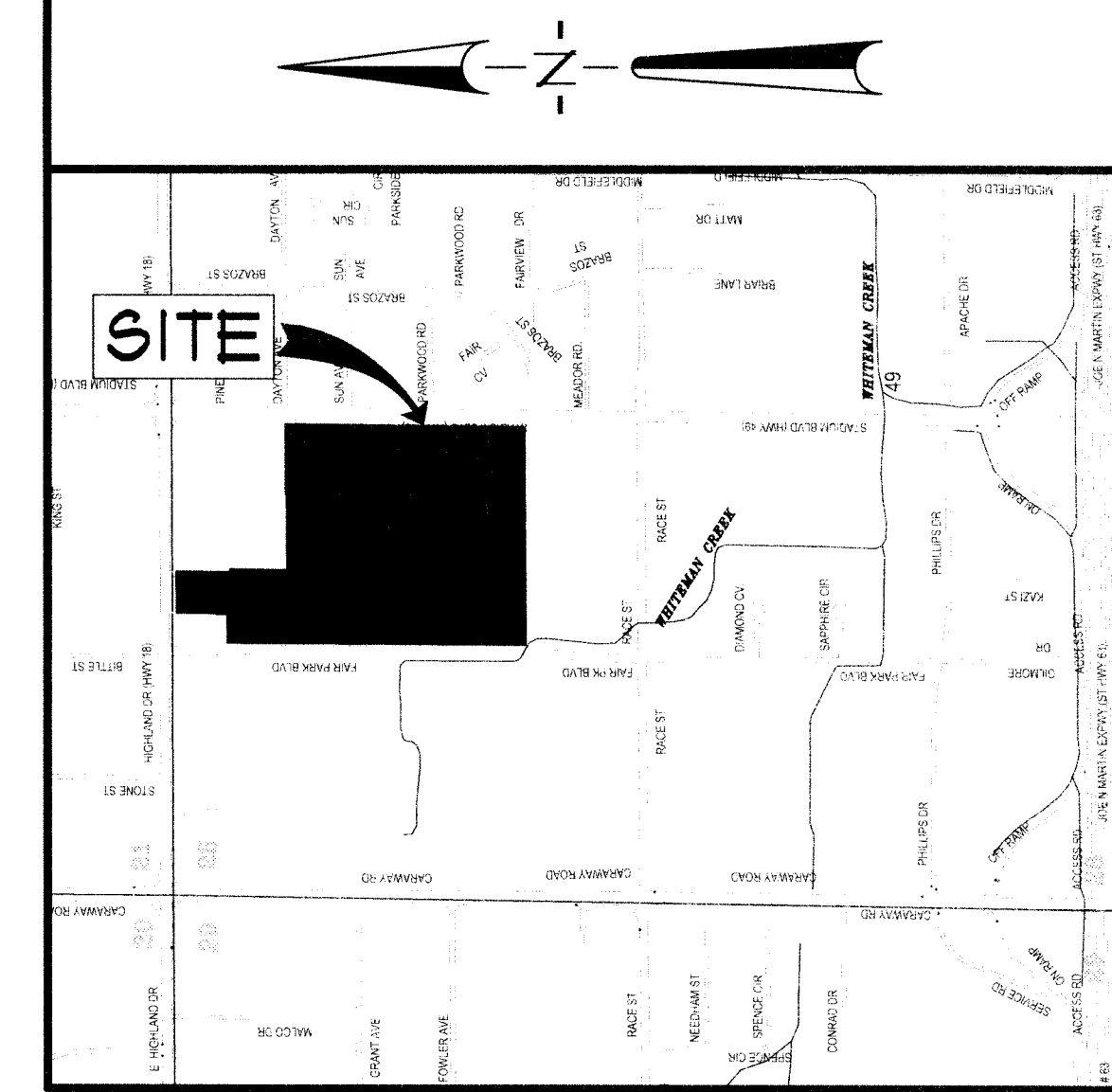
SUBJECT TO EASEMENTS, RESTRICTIONS, RESERVATIONS AND RIGHTS-OF-WAY OF RECORD.



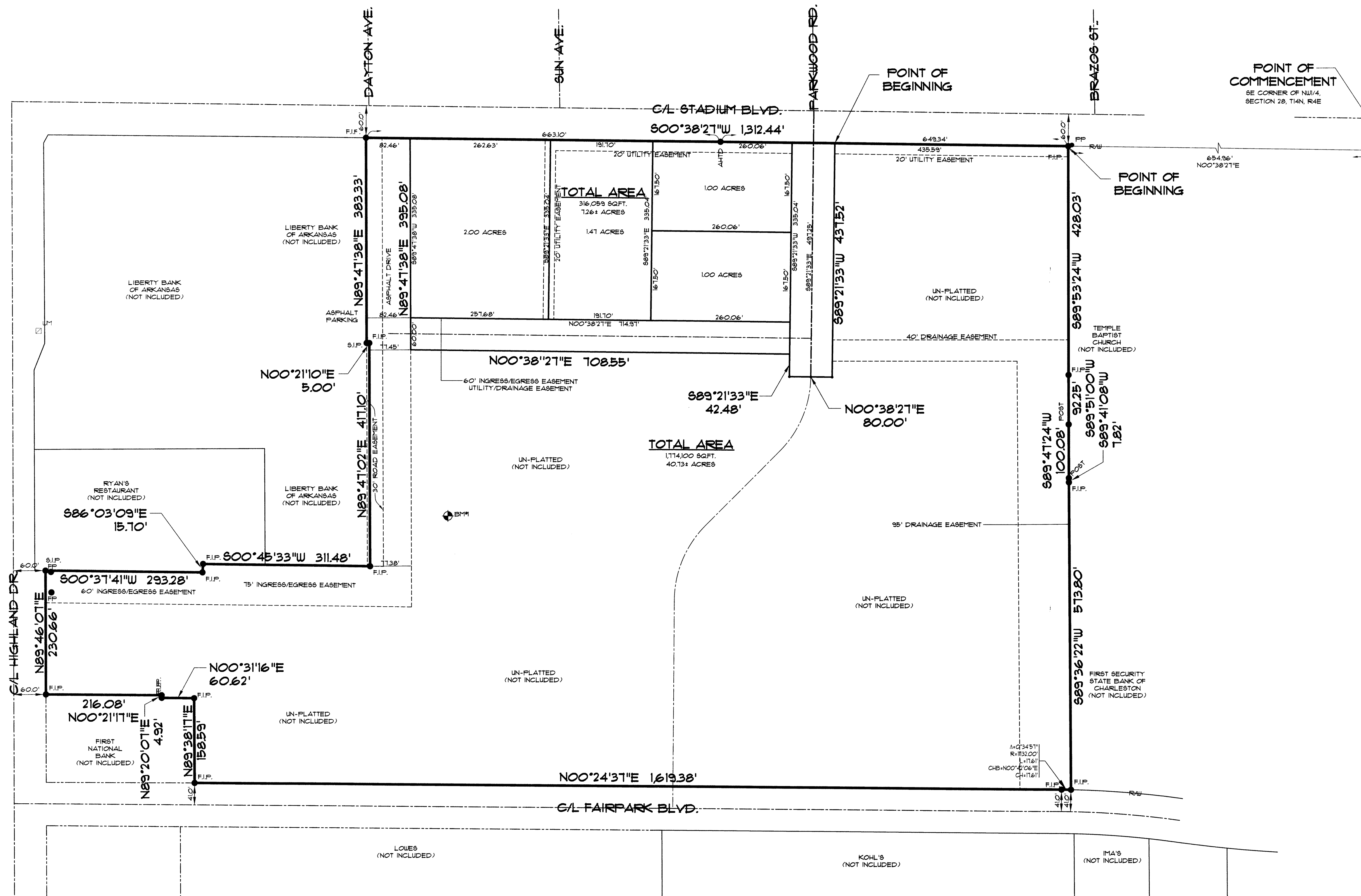
Know what's below.
Call before you dig.



BEARING BASIS
(STATE PLANE COORDINATES - ARKANSAS NORTH ZONE)
100' 50' 0' 100' 200'
GRAPHIC SCALE
IN FEET



VICINITY SKETCH
NOT TO SCALE



OWNER'S CERTIFICATION

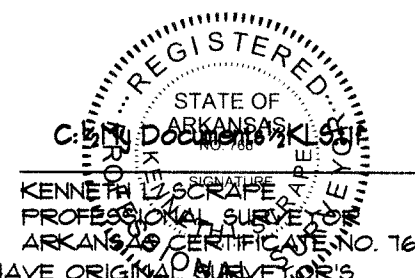
WE HEREBY CERTIFY THAT WE ARE THE OWNERS OF PROPERTY AS DESCRIBED HEREON THAT WE ADOPT THE PLAN OF SUBDIVISION AND DEDICATE THE PERPETUAL USE OF ALL STREETS AND EASEMENTS AS NOTED.

EDDIE BURRIS, PRESIDENT
CRAIGHEAD COUNTY FAIR ASSOCIATION

SURVEYOR'S CERTIFICATION

I HEREBY CERTIFY THAT ASSOCIATED ENGINEERING AND TESTING, 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: 02/11/2011



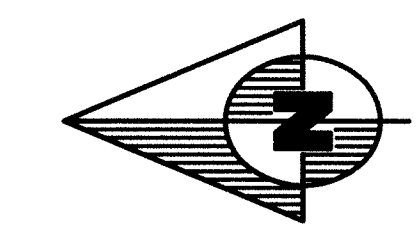
NOTE: TO BE VALID COPIES MUST HAVE ORIGINAL SURVEYOR'S SIGNATURE AND SURVEYOR'S SEAL.

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PH: 870-932-3594 FAX: 870-935-1263

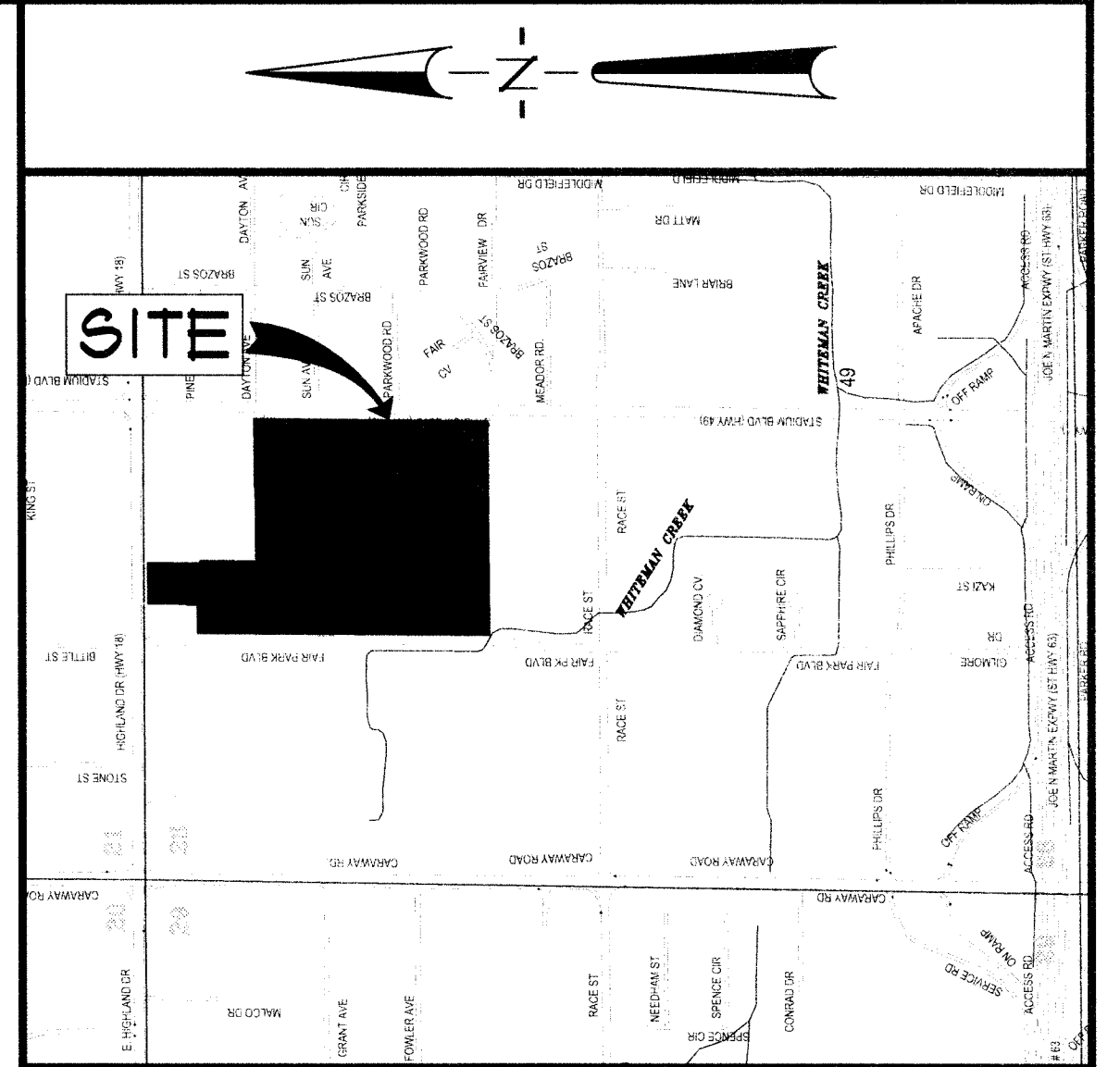
RECORD PLAT
PROPOSED COMMERCIAL PARK
CRAIGHEAD COUNTY FAIRGROUNDS
JONESBORO, AR



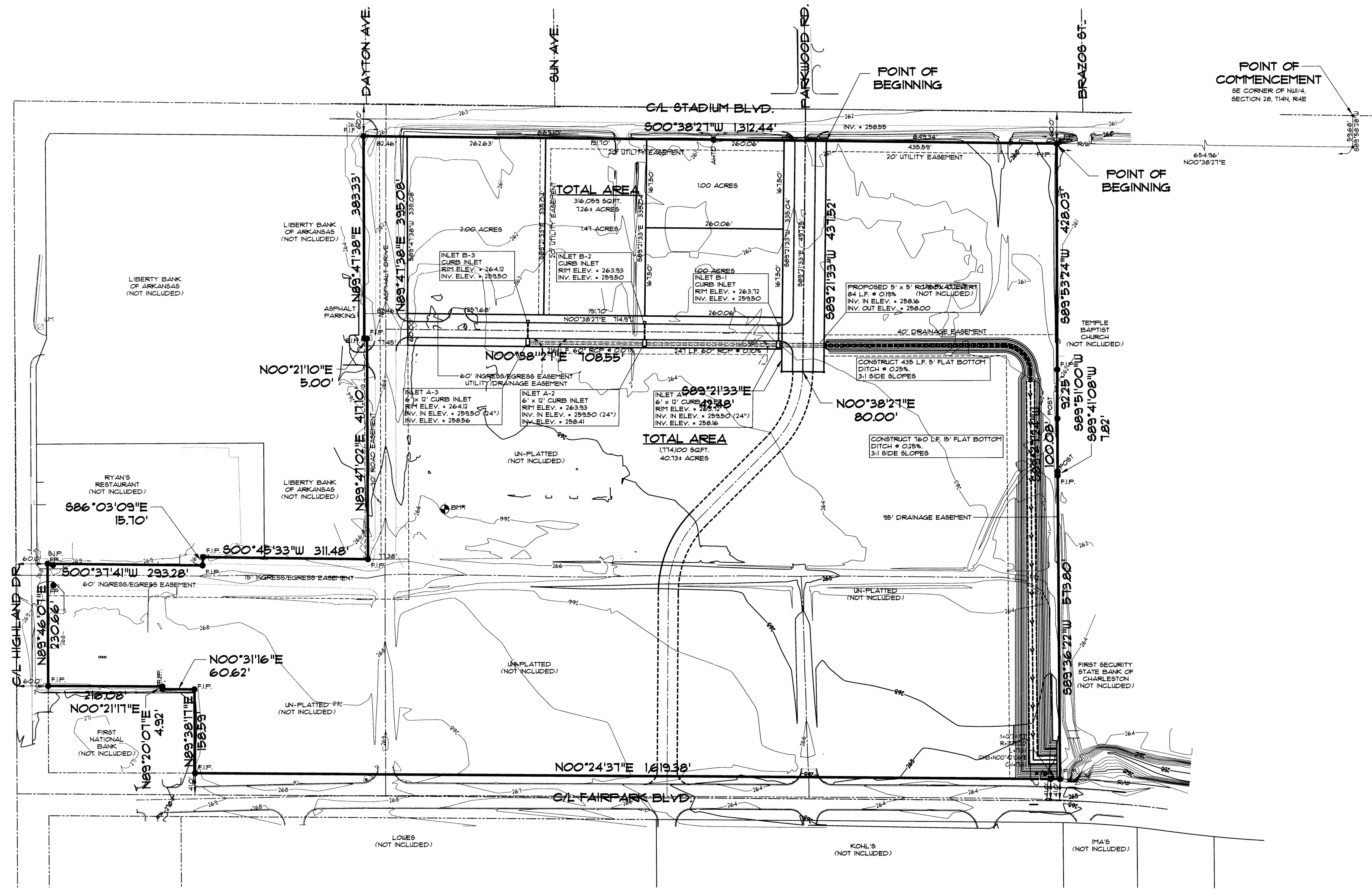
Know what's below.
Call before you dig.



BEARING BASIS
(STATE PLANE COORDINATES - ARKANSAS NORTH ZONE)
100' 50' 0" 100' 200'
GRAPHIC SCALE
IN FEET



VICINITY SKETCH
NOT TO SCALE



ENGINEER'S NOTES

- ELEVATIONS SHOWN HEREON ARE IN FEET AND DECIMAL PARTS THEREOF AND REFER TO NAVD 88 DATUM.
- BENCHMARK # 1 IS A CHISELED SQUARE IN THE TOP OF CONCRETE SIDEWALK LOCATED 15' SOUTH AND 104' WEST OF THE NORTHEAST CORNER OF SUBJECT PROPERTY AND 1' SOUTH OF FLAP POLE. ELEV. = 366.00 (NAVD 88)
- NEITHER THE OWNER OR THE ENGINEER SHALL BE RESPONSIBLE FOR SUB-SURFACE CONDITIONS. THE CONTRACTOR SHOULD MAKE HIS OWN DETERMINATION CONCERNING SUB-SURFACE CONDITIONS.
- RUNOFF CALCULATIONS:
REFER TO DRAINAGE REPORT FOR ADDITIONAL INFORMATION REGARDING DETENTION.
- PIPE SHALL BE R.C.P. FOR ALL ROAD CROSSINGS. ULTRA FLO STORM PIPES MAY BE USED IN OTHER APPLICATIONS WITH ENGINEER'S APPROVAL.
- 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.
- WORK SHALL PROGRESS IN SUCH A MANNER AS TO ALLOW EXISTING VEGETATION TO REMAIN AS LONG AS POSSIBLE, CONSISTENT WITH THE SCOPE OF WORK.
- ALL SPOT ELEVATIONS ARE EDGE OF ASPHALT, UNLESS OTHERWISE NOTED.
- DUST SHALL BE KEPT AT TOLERABLE LIMITS.
- REFER TO DRAINAGE REPORT FOR FURTHER DETAILS AND INFORMATION.
- 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.
- BOX CULVERT SHALL BE CONSTRUCTED ACCORDING TO THE CURRENT EDITION OF THE STANDARD SPECIFICATIONS FOR THE ARKANSAS HIGHWAY AND TRANSPORTATION DEPARTMENT - STANDARD DETAILS FOR BOX CULVERTS.

CHANNEL FLOWS

PHASE I DEVELOPMENT

5' FLAT BOTTOM CHANNEL:

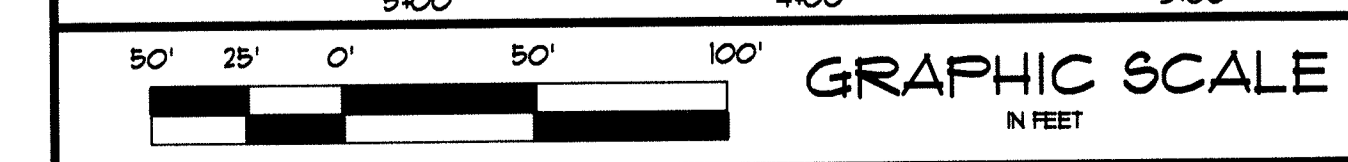
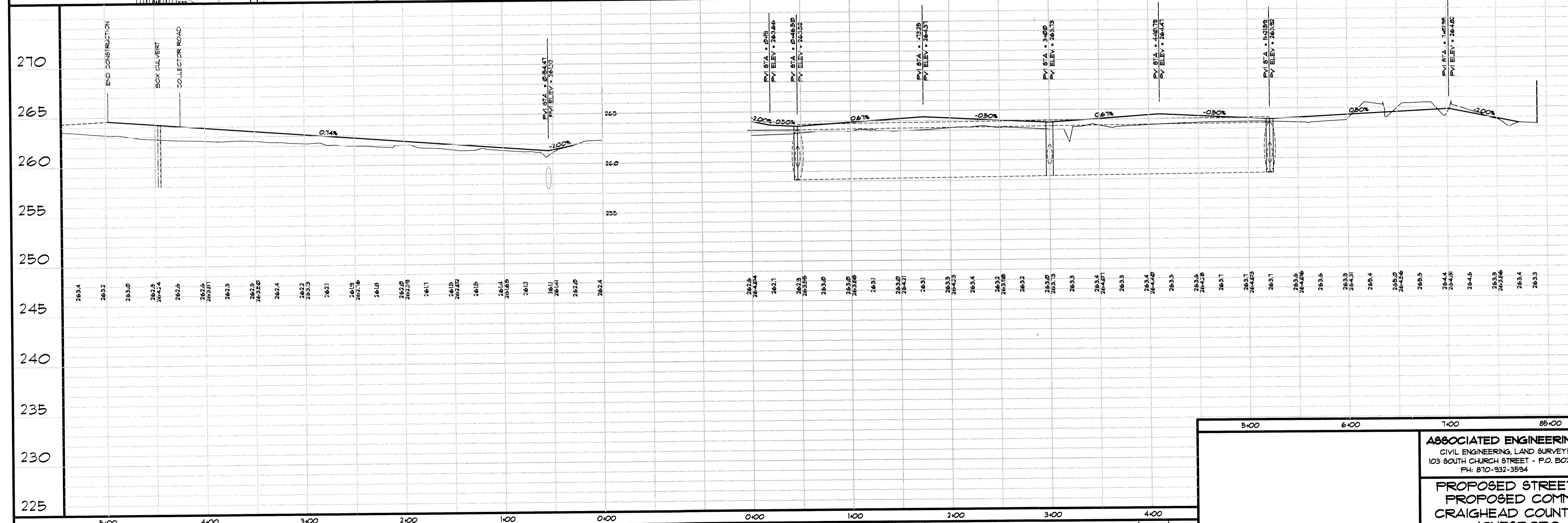
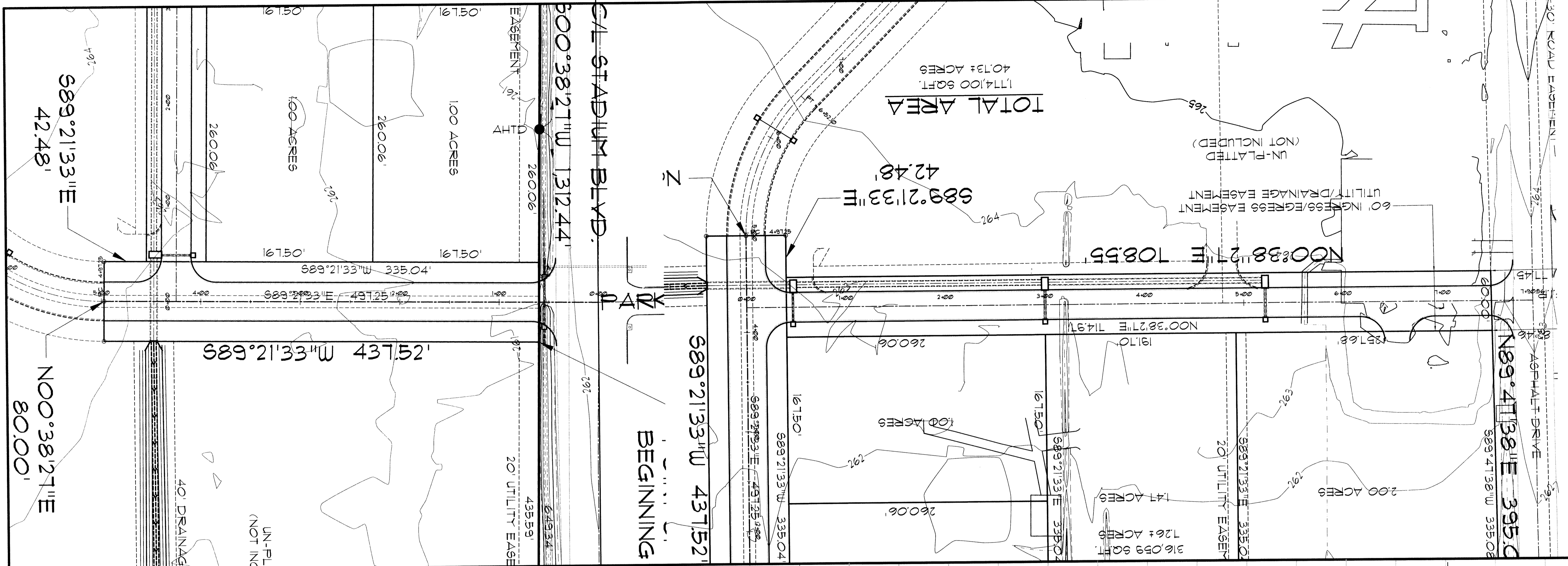
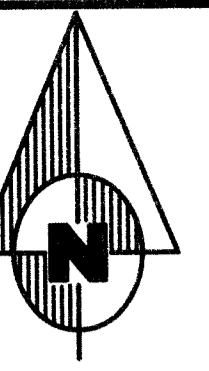
Q2 FLOW =	120 cfs @ 2'10" DEPTH
Q10 FLOW =	210 cfs @ 3'50" DEPTH
Q25 FLOW =	250 cfs @ 3'80" DEPTH
Q50 FLOW =	285 cfs @ 4'00" DEPTH
Q100 FLOW =	325 cfs @ 4'25" DEPTH

15' FLAT BOTTOM CHANNEL:

Q2 FLOW =	120 cfs @ 1'50" DEPTH
Q10 FLOW =	210 cfs @ 2'55" DEPTH
Q25 FLOW =	250 cfs @ 2'80" DEPTH
Q50 FLOW =	285 cfs @ 2'95" DEPTH
Q100 FLOW =	325 cfs @ 3'15" DEPTH

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CIVIL ENGINEERING, LAND SURVEYING AND MATERIALS TESTING
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PH: 810-932-3594 FAX: 810-935-1263

DRAINAGE PLAN
PROPOSED COMMERCIAL PARK
CRAIGHEAD COUNTY FAIRGROUNDS
JONESBORO, AR



ENGINEER'S NOTES
 1. FOR BENCHMARK LOCATION AND ELEVATION PLEASE REFER TO BENCHMARK LISTINGS ON SHEET 2 OF THESE PLANS.
 2. PIPE DISTANCES SHOWN ARE TO CENTER OF STRUCTURES.

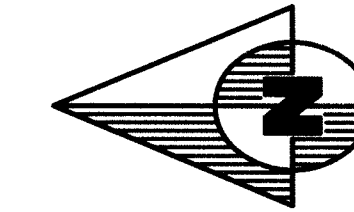
SCALE: HORIZONTAL SCALE: 1"=50'
 VERTICAL SCALE: 1"=5'

REV	DATE	REVISIONS	DRAWN	CHK'D

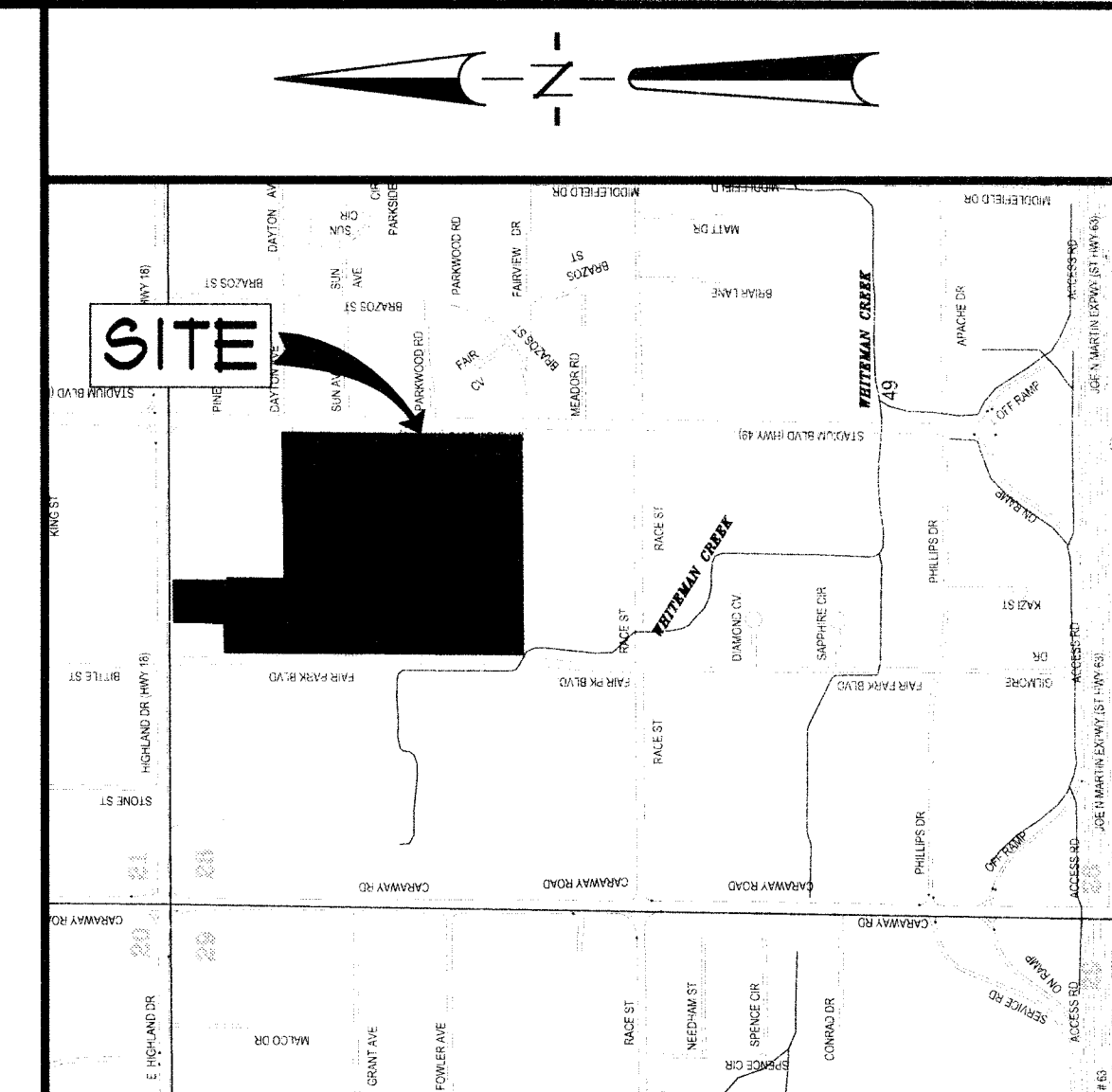
ASSOCIATED ENGINEERING AND TESTING, LLC CIVIL ENGINEERING, LAND SURVEYING AND MATERIALS TESTING 103 SOUTH CHURCH STREET - P.O. BOX 1462 - JONESBORO, AR 72403 PH: 870-932-3534 FAX: 870-935-1263				
PROPOSED STREET PLAN/PROFILE PROPOSED COMMERCIAL PARK CRAIGHEAD COUNTY FAIRGROUNDS JONESBORO, ARKANSAS				
DRAWN: JFE	CHECKED: JFE	DATE: 03/22/11	SHEET	
SCALE: 1"=50'	CADD FILE: 1063-30P-PH.DWG	DWG#	1 OF 10	



Know what's below.
Call before you dig.



BEARING BASE IS
(STATE PLANE COORDINATES - ARKANSAS NORTH ZONE)
100' 50' 0" 100' 200'



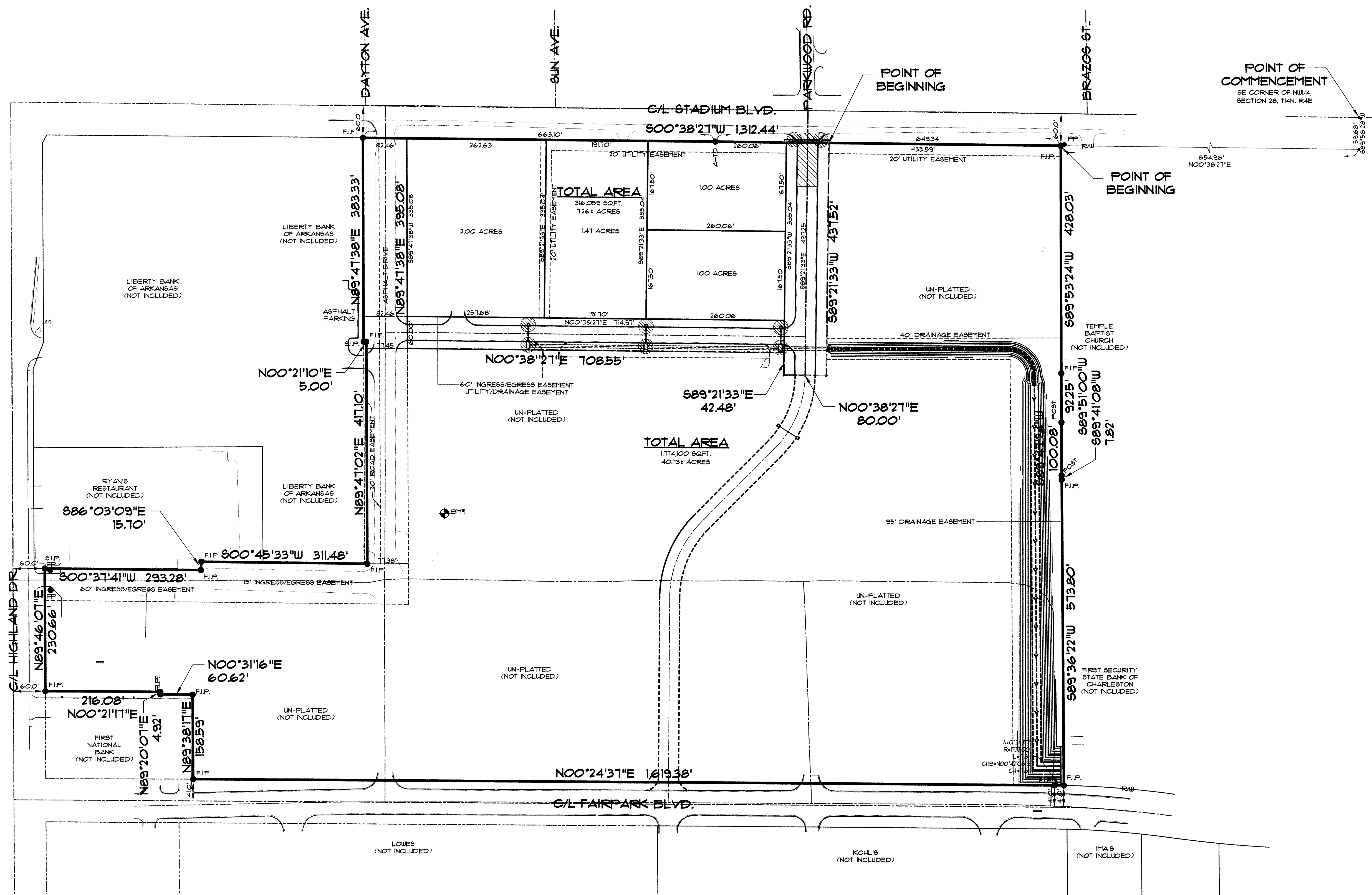
VICINITY SKETCH
NOT TO SCALE

LEGEND

- DRAINAGE FLOW
- SILT FENCE
- RIP RAP AREA
- INLET PROTECTION
- ROCK CHECK DAM

EROSION CONTROL MEASURES

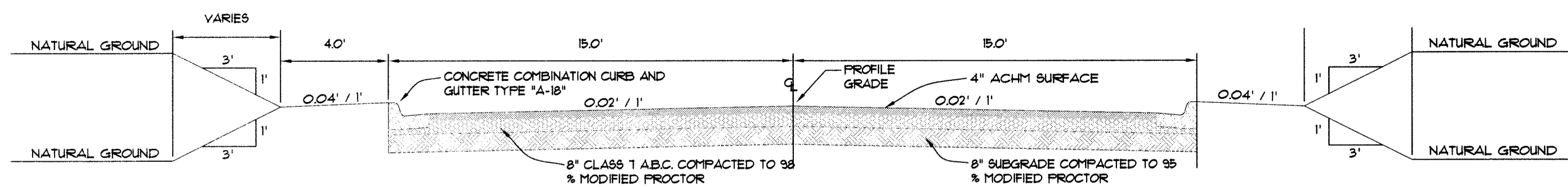
1. THE PURPOSE OF THIS PLAN IS TO ESTABLISH MINIMUM EROSION CONTROL MEASURES. THIS PLAN IS NOT INTENDED TO COVER ALL MEASURES, BUT TO SUPPLEMENT, EXPAND OR IMPLEMENT THE REQUIREMENTS OF THE STATE OF ARKANSAS NATIONAL POLLUTION DISCHARGE ELIMINATION SYSTEM GENERAL PERMIT (NPDES PERMIT).
2. SILT FENCING SHALL BE PLACED ALONG THE LIMITS OF CONSTRUCTION AND AROUND EACH DRAINAGE STRUCTURE PRIOR TO CONSTRUCTION.
3. GRAVEL CONSTRUCTION ENTRANCES SHALL BE CONSTRUCTED AT PROPOSED DRIVEWAY LOCATIONS TO PREVENT TRANSPORT OF SEDIMENT OFF SITE. WHEEL WASH FACILITIES MAY BE REQUIRED.
4. THE OWNER SHALL BE RESPONSIBLE FOR INSTALLING ALL EROSION CONTROL MEASURES AND FACILITIES IN GOOD WORKING CONDITION THROUGHOUT THE ENTIRE CONSTRUCTION PERIOD. ANY FAILURES IN THE MEASURES MUST BE IMMEDIATELY REPAIRED. EROSION CONTROL MEASURES AND FACILITIES SHALL BE FREQUENTLY INSPECTED FOR COMPLIANCE. FAILURE TO INSTALL OR MAINTAIN THESE FACILITIES MAY RESULT IN DENIAL OF BUILDING INSPECTIONS UNTIL ALL PROBLEMS ARE CORRECTED. CONTRACTORS SHALL BE HELD ACCOUNTABLE FOR CONSTRUCTION VEHICLES TRACKING DIRT AND MUD ONTO PUBLIC STREETS. CONTRACTORS SHALL PUT INTO PLACE APPROPRIATE FACILITIES TO CLEAN VEHICLES BEFORE THEY ENTER STREETS. THE CONTRACTOR SHALL FREQUENTLY SWEEP THE ACCESS STREETS.
5. THE OWNER SHALL BE RESPONSIBLE FOR SUBMITTING A NOTICE OF INTENT WITH THE ARKANSAS DEPARTMENT OF ENVIRONMENTAL QUALITY (ADEQ).
6. DUST SHALL BE KEPT TO A MINIMUM. THE USE OF MOTOR OILS AND OTHER PETROLEUM BASED LIQUIDS FOR DUST SUPPRESSION ARE PROHIBITED.
7. ALL WORK ON THIS SITE PERTAINING TO EXCAVATION AND DRAINAGE SHALL BE IN ACCORDANCE WITH THIS PLAN AND THE APPLICABLE PROVISIONS OF THE CITY OF JONESBORO STORM WATER MANAGEMENT REGULATIONS.
8. ADDITIONAL CONTROLS MAY BE REQUIRED BY THE CITY OF JONESBORO AND ADEQ DURING CONSTRUCTION. GUIDELINES ESTABLISHED BY THE SOIL CONSERVATION SERVICE MAY BE REQUIRED FOR SEEDING OPERATIONS IF DETERMINED NECESSARY.



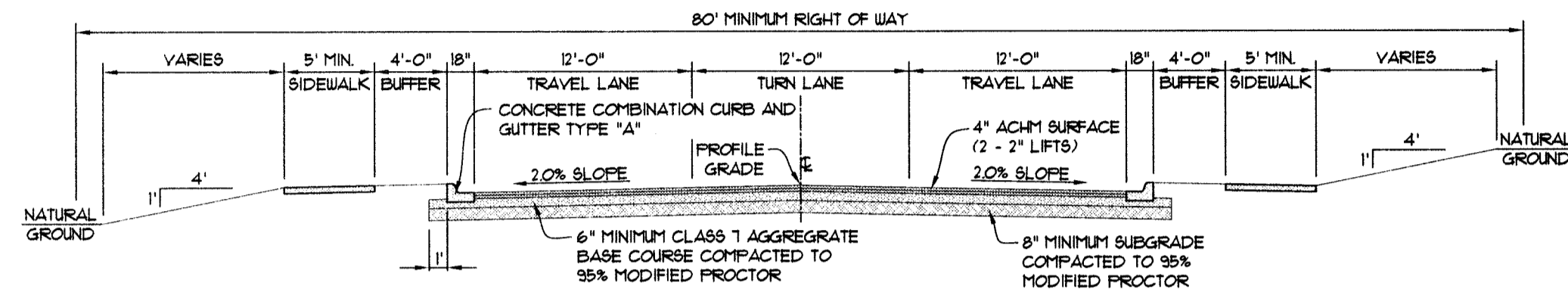
ASSOCIATED ENGINEERING AND TESTING, LLC
 CIVIL ENGINEERING, LAND SURVEYING AND MATERIALS TESTING
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EROSION CONTROL PLAN
PROPOSED COMMERCIAL PARK
CRAIGHEAD COUNTY FAIRGROUNDS
JONESBORO, AR

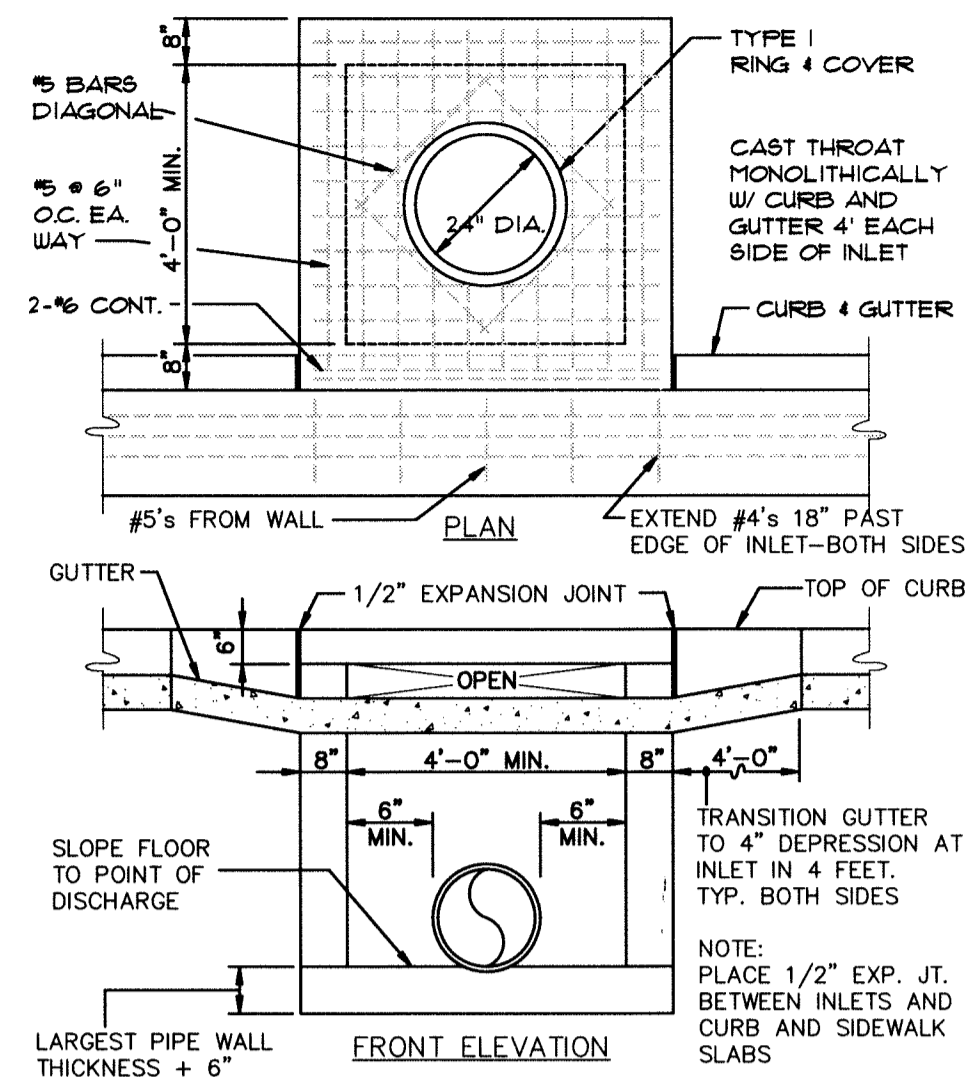
REVISIONS	DATE	BY	CHKD



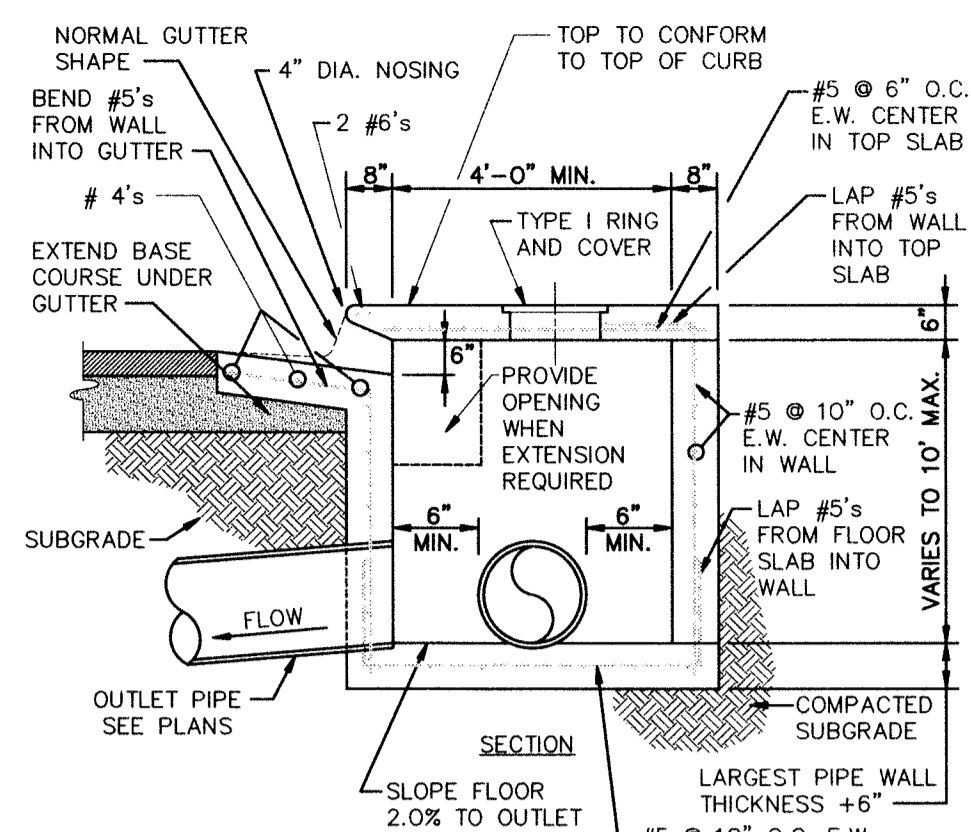
TYPICAL STREET SECTION
SCALE: 1/4" = 1'-0"
FOR MAIN STREETS



URBAN COLLECTOR STREET SECTION
SCALE: NONE



CURB INLET - TYPE "A"
(NOT TO SCALE)



SECTION - TYPICAL CURB INLET - TYPE "A"
(NOT TO SCALE)

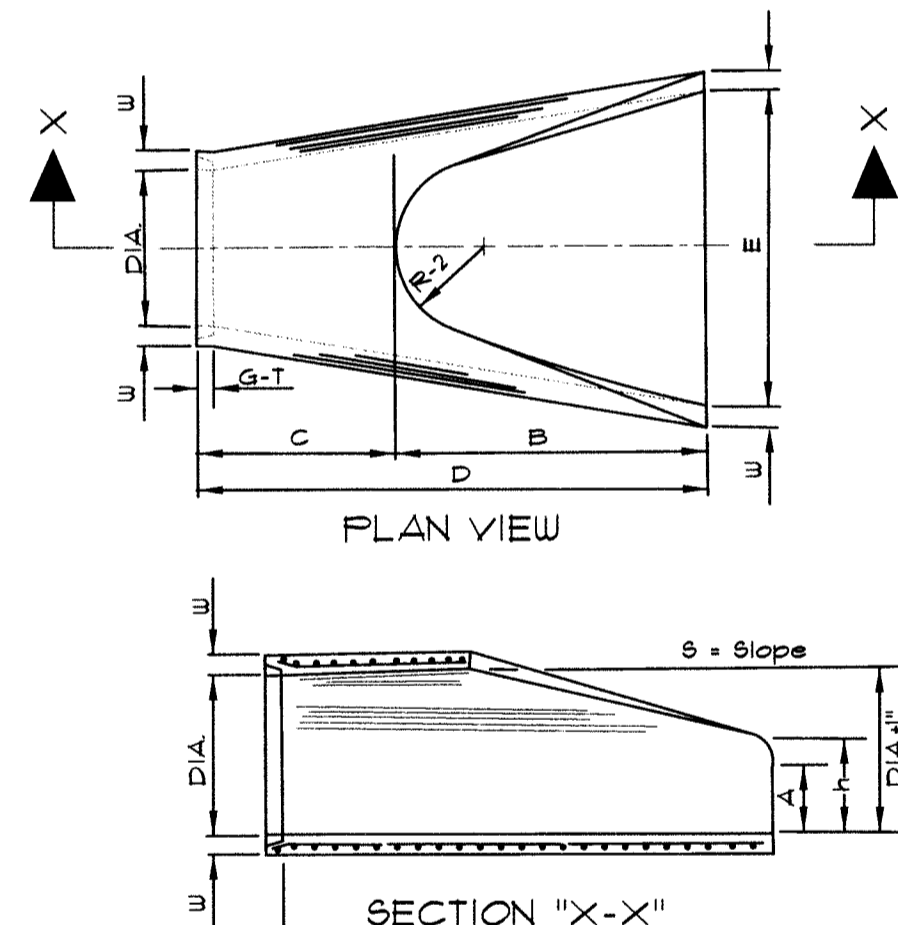
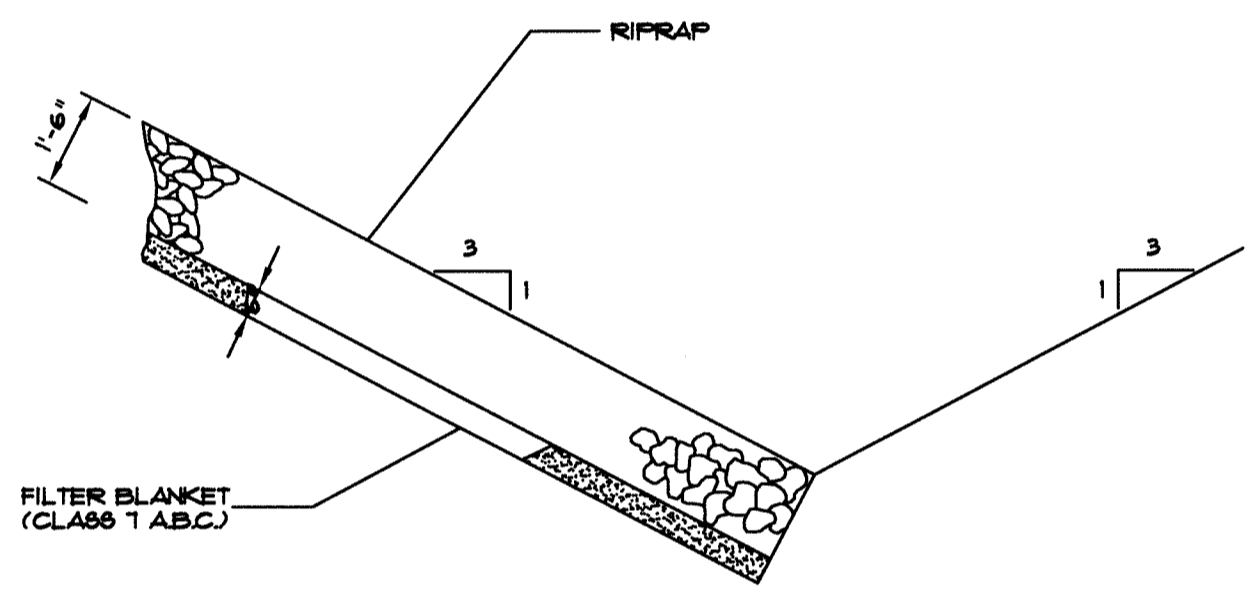


TABLE OF DIMENSIONS

DIA.	WALL	A	B	C	D	E	S	DIA. +1"	P	R-1	R-2	G-T	WT	h
18"	2 1/2"	9"	2'-3"	3'-10"	6'-1"	3'-0"	3:1	19"	29"	15 1/2"	12"	2"	1000	1'-0 1/2"
24"	3"	9 1/2"	3'-7 1/2"	2'-6"	6'-1 1/2"	4'-0"	3:1	25"	33 3/16"	16 13/16"	14"	2 1/2"	1600	1'-1 1/2"
30"	3 1/2"	1'-0"	4'-6"	3'-7 3/4"	6'-1 3/4"	5'-0"	3:1	31"	37"	18 1/2"	15"	3 1/4"	1940	1'-4 5/8"
36"	4"	1'-3"	5'-3"	2'-10 3/4"	8'-1 3/4"	6'-0"	3:1	37"	47 13/16"	24 5/16"	20"	3 1/2"	4100	1'-8"
42"	4 1/2"	1'-9"	5'-3"	2'-11"	8'-2"	6'-6"	3:1	43"	53 7/8"	27 1/2"	22"	3 1/2"	5380	2'-2 1/2"
48"	5"	2'-0"	6'-0"	2'-2"	8'-2"	7'-0"	3:1	49"	56 1/2"	28 1/2"	22"	3 1/2"	6550	2'-6"
54"	5 1/2"	2'-4"	6'-6"	1'-10"	8'-4"	7'-6"	3:1	55"	65 1/2"	33 1/8"	24"	4"	8750	2'-10 1/2"
60"	6"	2'-10"	6'-6"	1'-10"	8'-4"	8'-0"	3:1	61"	72 1/2"	36 11/16"	24"	4"	9270	3'-5"
72"	7"	3'-10"	6'-6"	1'-10"	8'-4"	9'-0"	3:1	73"	77 13/16"	38 15/16"	24"	5"	13250	4'-6"

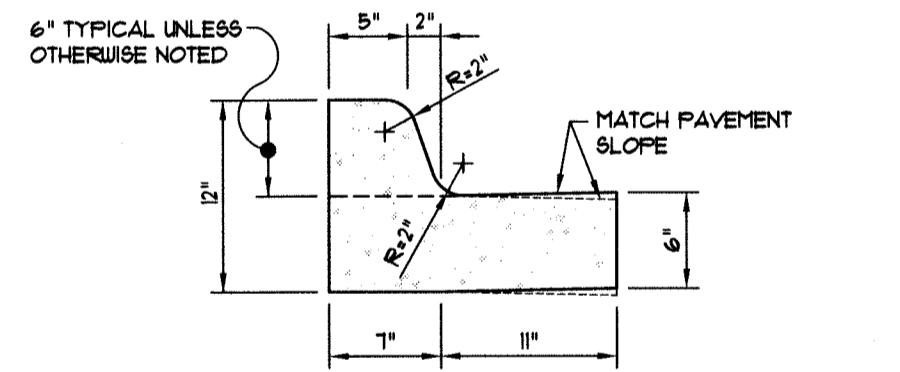
- NOTES:
- THE PORTION OF THE R.C. CURTAIN WALL BENEATH THE FLARED END SECTION (LOWER 1'-0") SHALL BE PLACED MONOLITHICALLY. THE FLARED END SECTION SHALL THEN BE SET IN PLACE AND THE REMAINING PORTIONS OF THE R.C. CURTAIN WALL PLACED.
 - ALL REINFORCING STEEL ARE #4 BARS AT 6" O.C.
 - NO SEPARATE PAYMENT 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 DETAILS FOR REINFORCED CONCRETE PIPE CULVERT
(NOT TO SCALE)

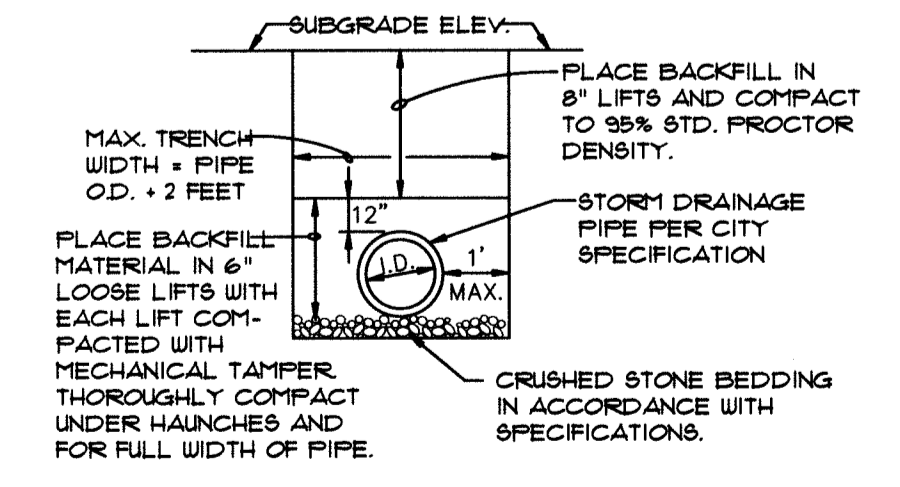


SECTION - DUMPED RIPRAP
TOE EXCAVATION IN SOIL

NOTE: IN LIEU OF AN AGGREGATE FILTER BLANKET, A SYNTHETIC FIBER GEOTEXTILE FABRIC MEETING THE REQUIREMENTS OF ASTM D 6888 MAY BE USED. IN LIEU OF RIPRAP, AN EROSION CONTROL MAT MAY BE USED.

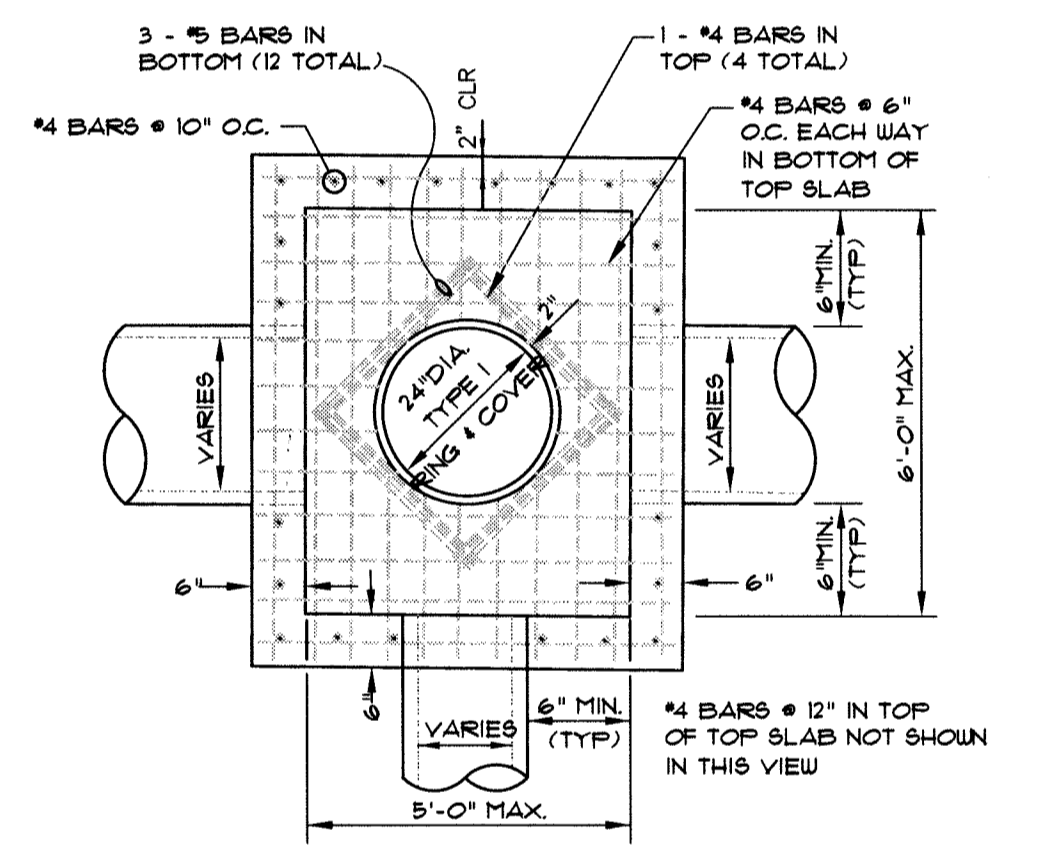


TYPICAL CURB & GUTTER TYPE "A-18"
(NOT TO SCALE)



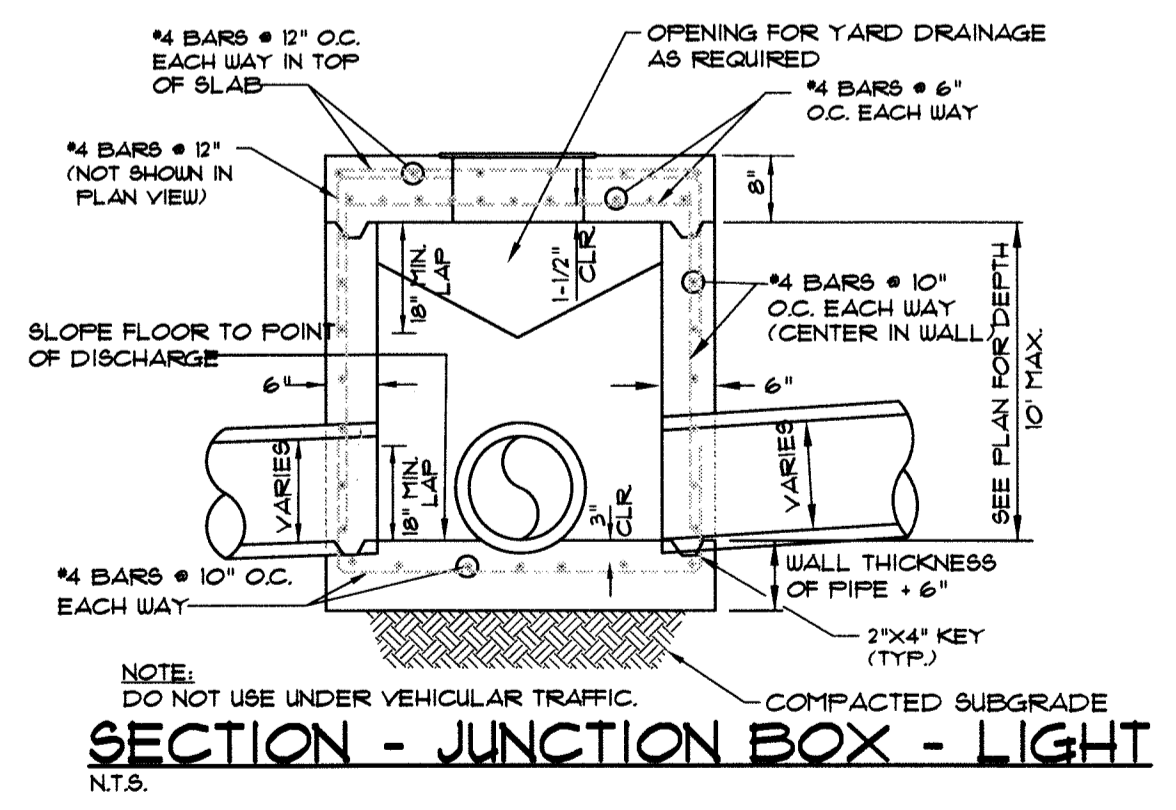
DRAINAGE PIPE TRENCH DETAIL

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



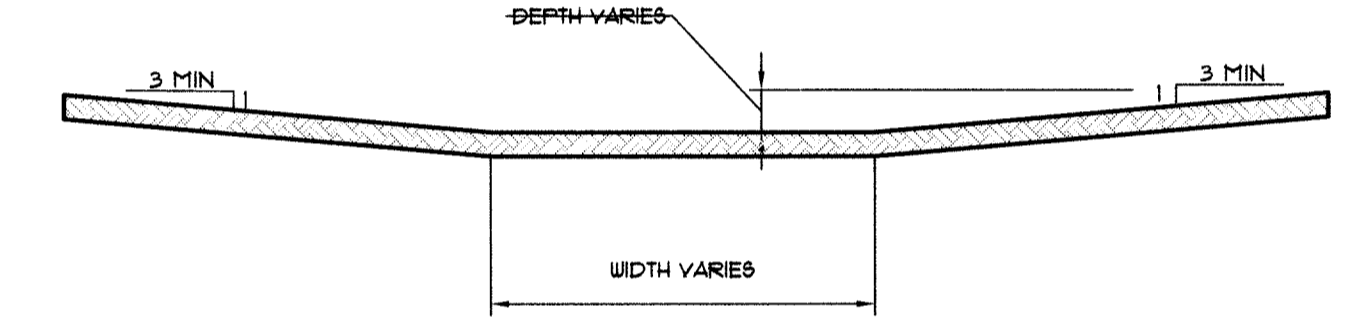
PLAN - JUNCTION BOX - LIGHT
N.T.S.

NOTE: DO NOT USE UNDER VEHICULAR TRAFFIC.

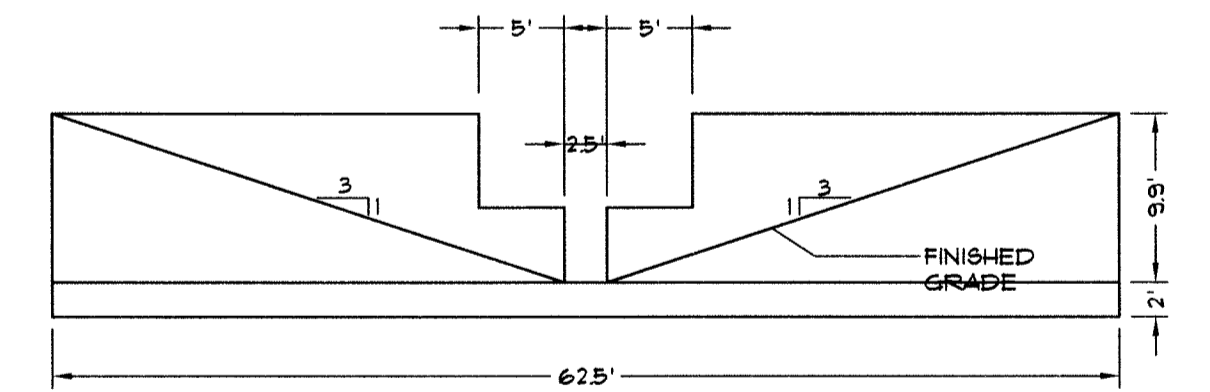


SECTION - JUNCTION BOX - LIGHT
N.T.S.

- NOTES:
- JUNCTION BOXES MORE THAN 3 FEET DEEP SHALL HAVE STANDARD MANHOLE STEPS PLACED @ 15" O.C.
 - SEE REINFORCING DETAIL FOR OPENING IN WALL OR SLAB.



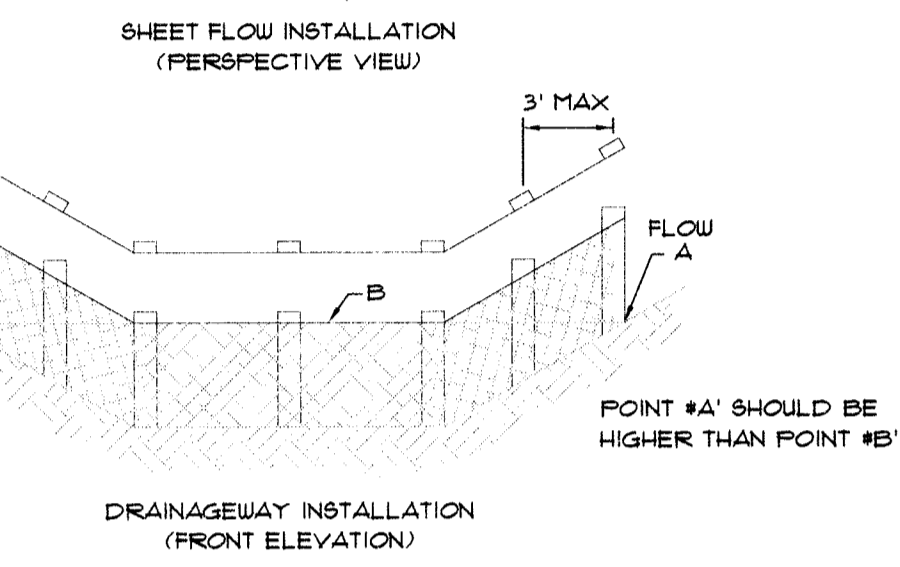
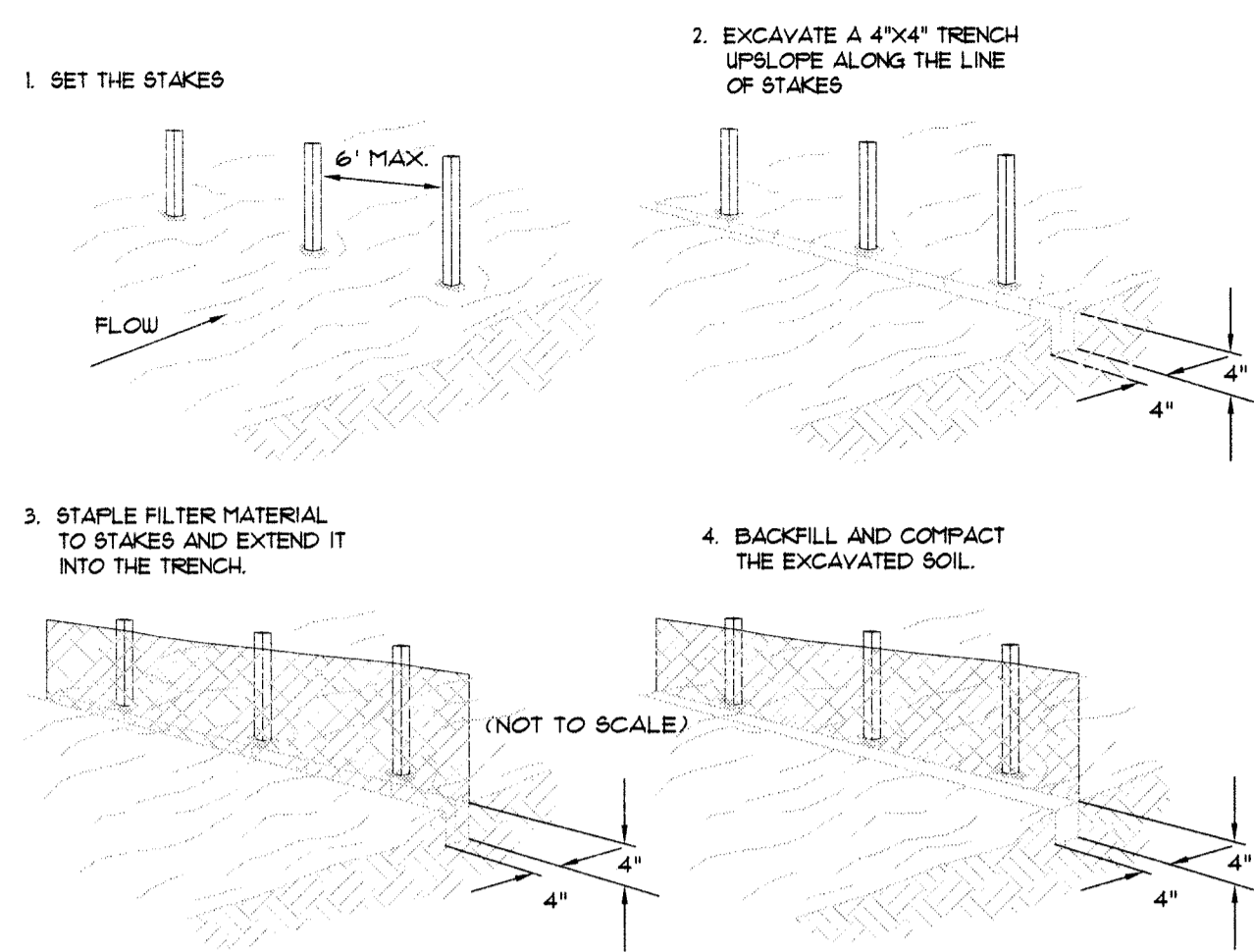
DETAIL - DRAINAGE SWALE - FLAT BOTTOM
N.T.S.



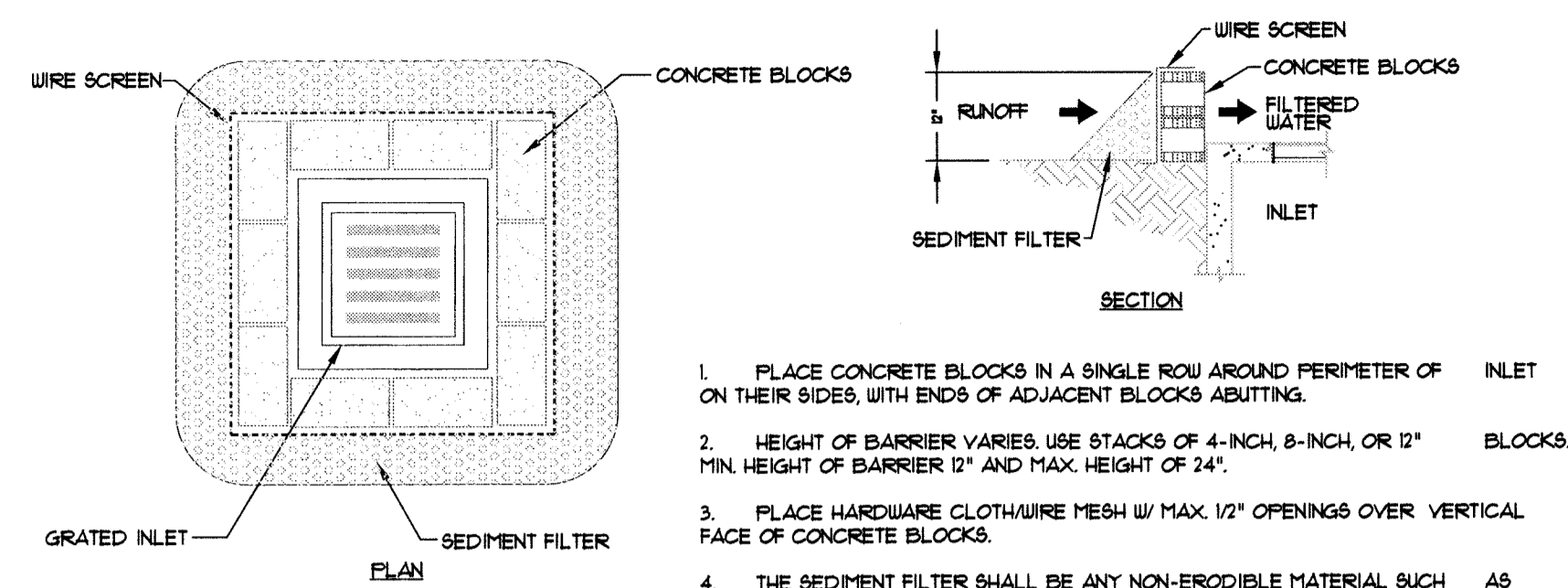
DETAIL - RECTANGULAR WEIR
N.T.S.

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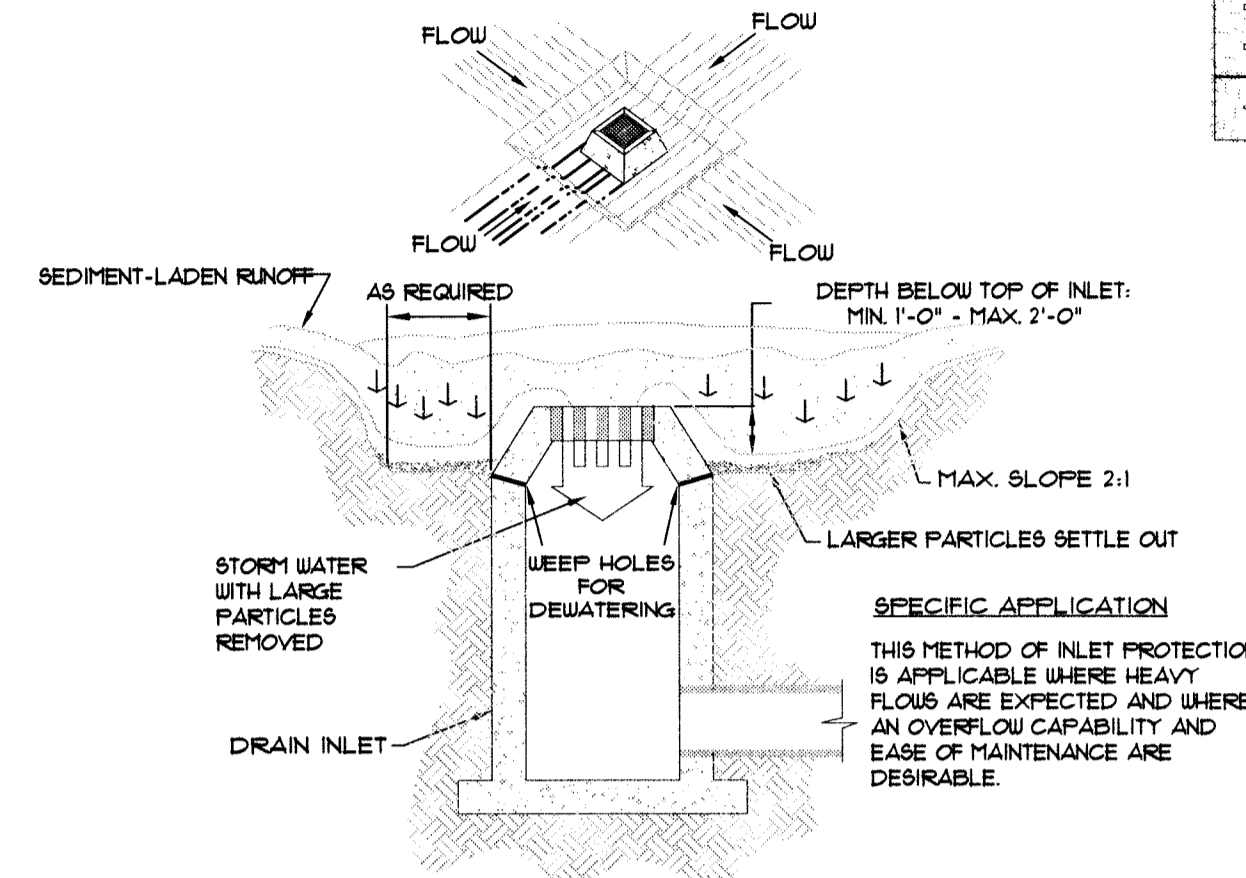
STANDARD DETAILS
PROPOSED COMMERCIAL PARK
CRAIGHEAD COUNTY FAIRGROUNDS
JONESBORO, ARKANSAS



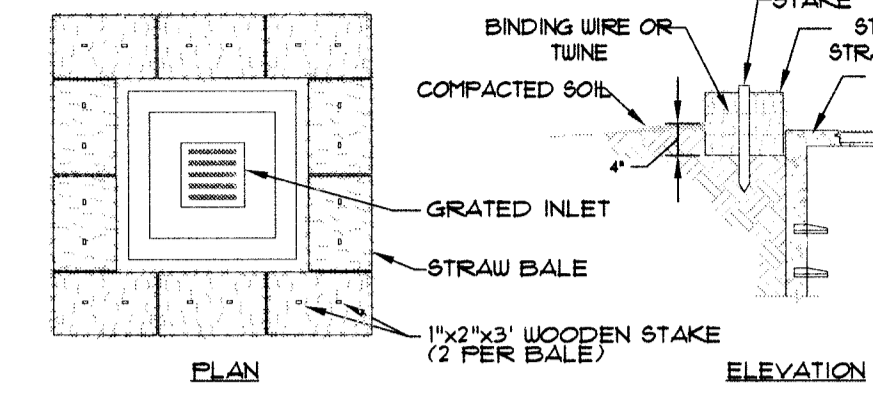
FILTER BARRIER
SCALE: 1/4" = 1'-0"



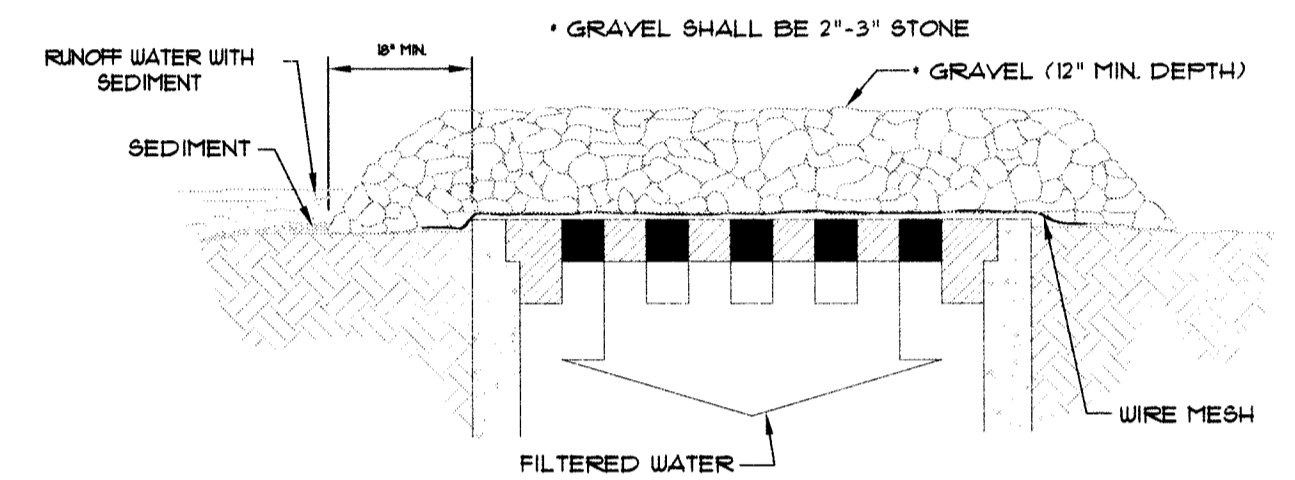
BLOCK AND AGGREGATE INLET SEDIMENT FILTER
SCALE: 1/2" = 1'-0"



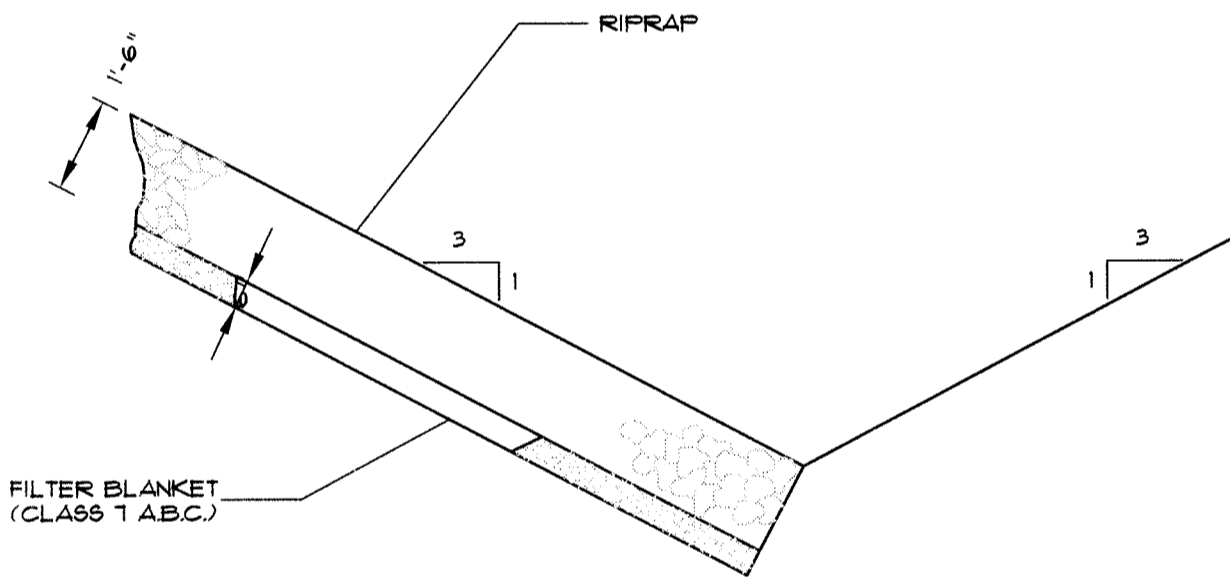
EXCAVATED INLET SEDIMENT TRAP
SCALE: 1/4" = 1'-0"



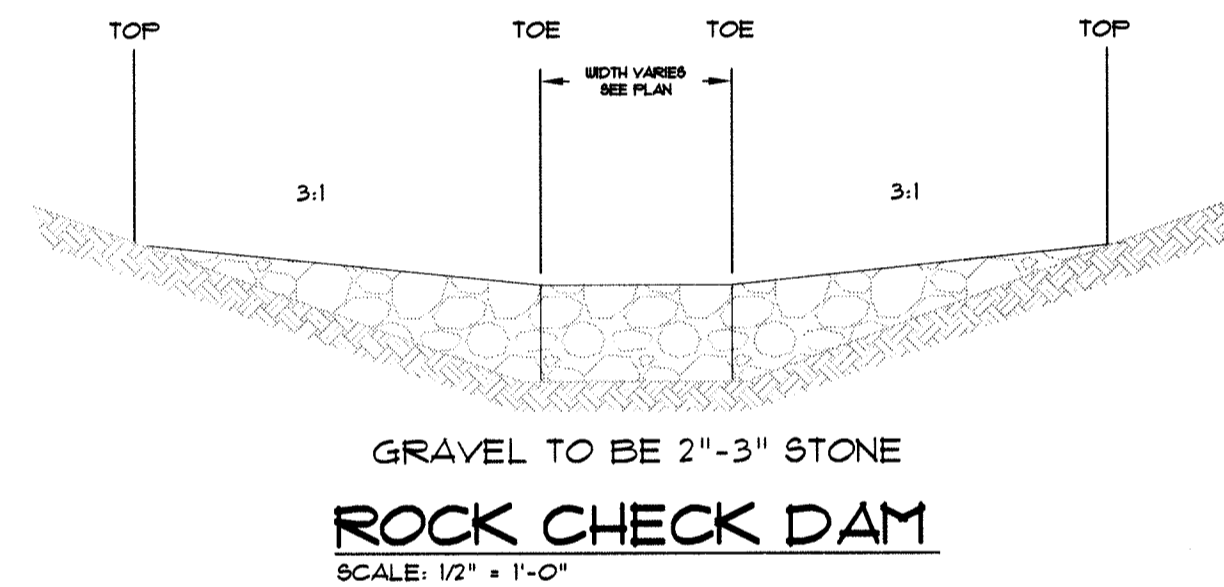
STRAW BALE INLET SEDIMENT FILTER
SCALE: 1/2" = 1'-0"



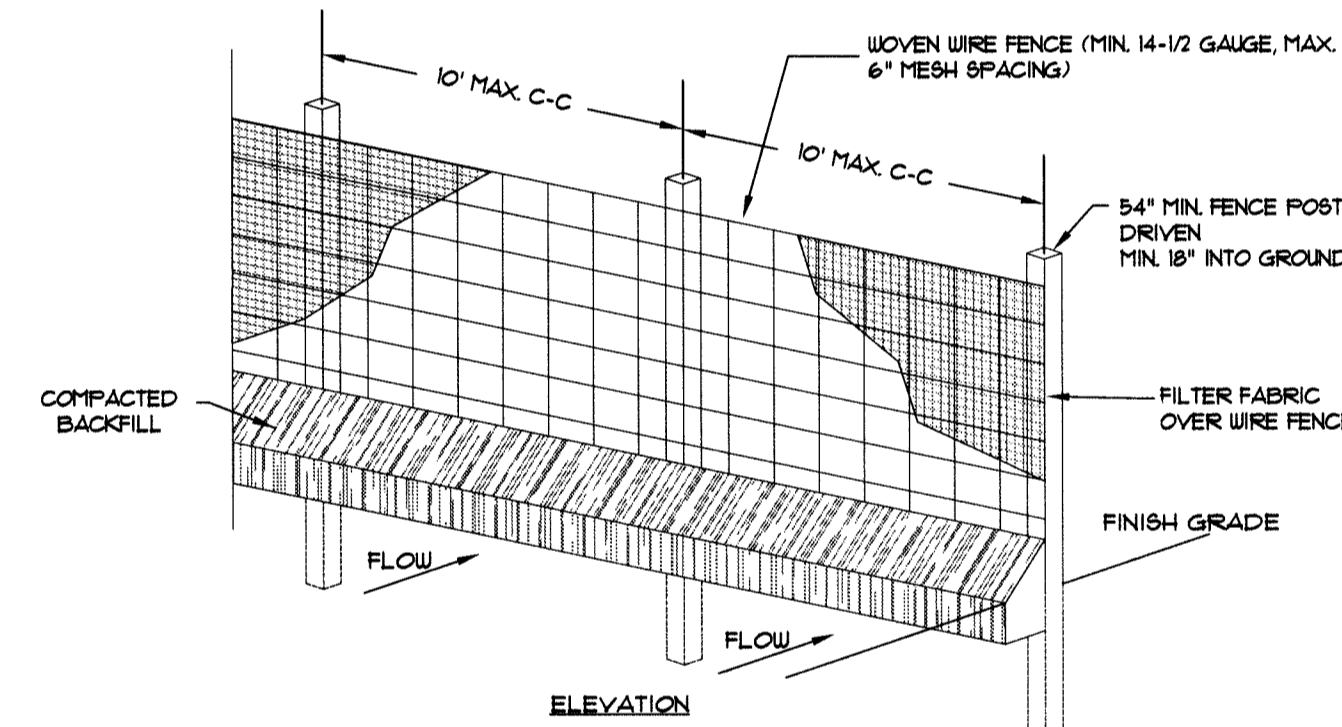
GRAVEL AND WIRE MESH INLET SEDIMENT FILTER
SCALE: 1/2" = 1'-0"



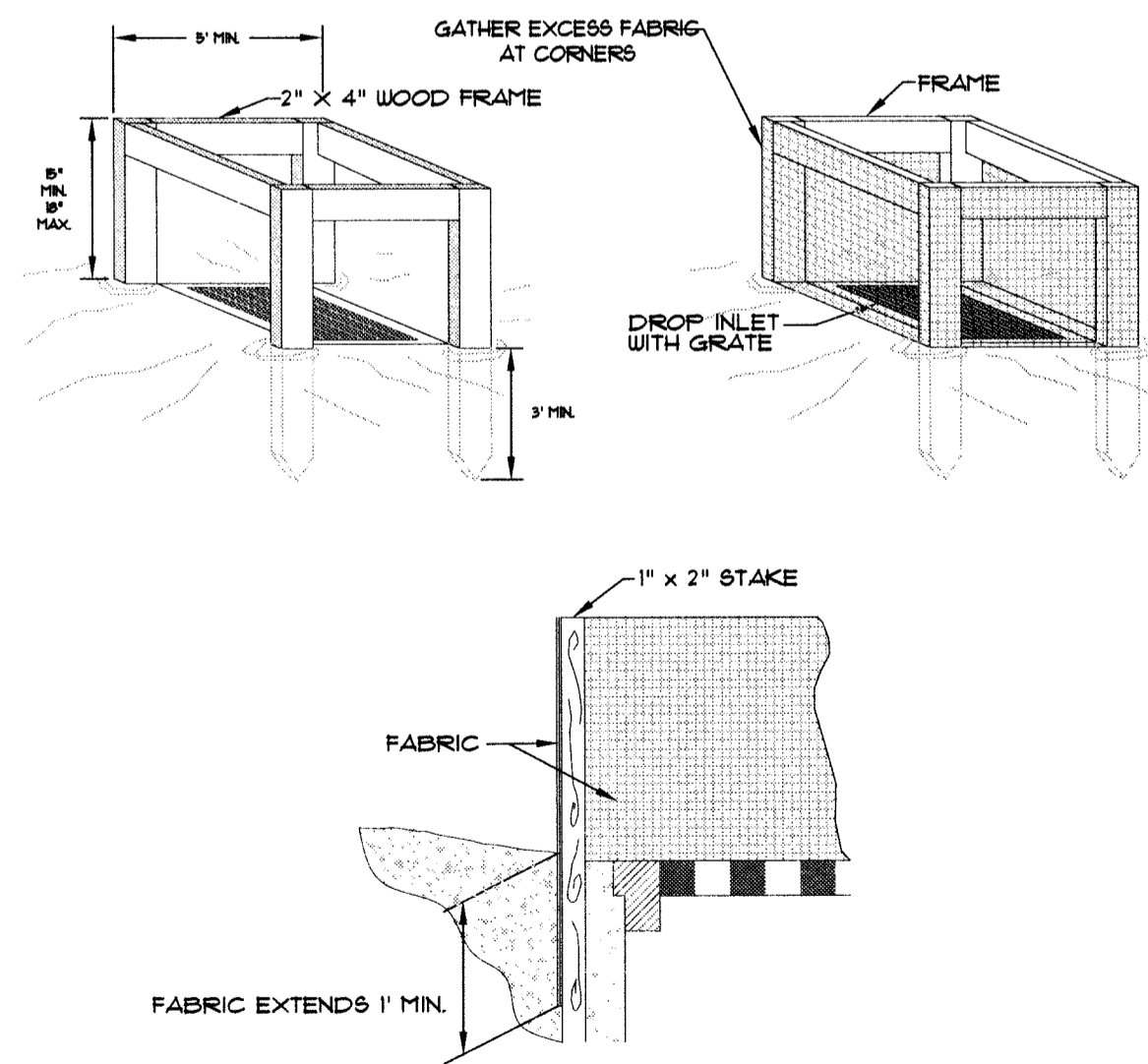
SECTION - DUMPED RIPRAP
TOE EXCAVATION IN SOIL



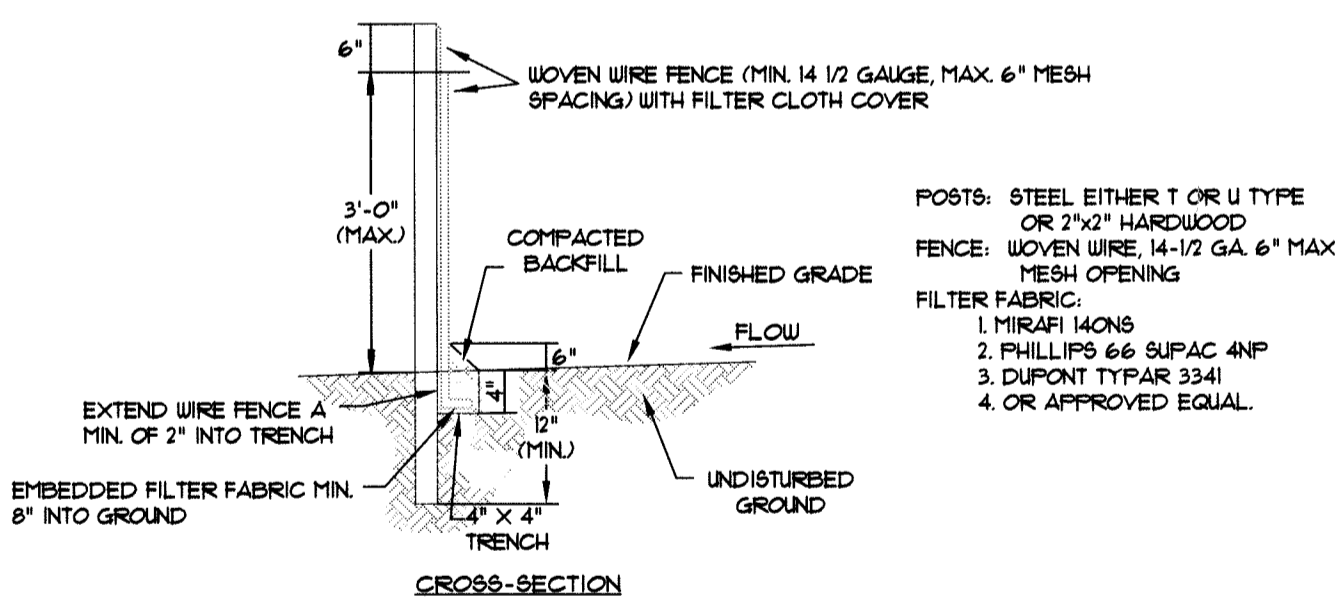
ROCK CHECK DAM
SCALE: 1/2" = 1'-0"



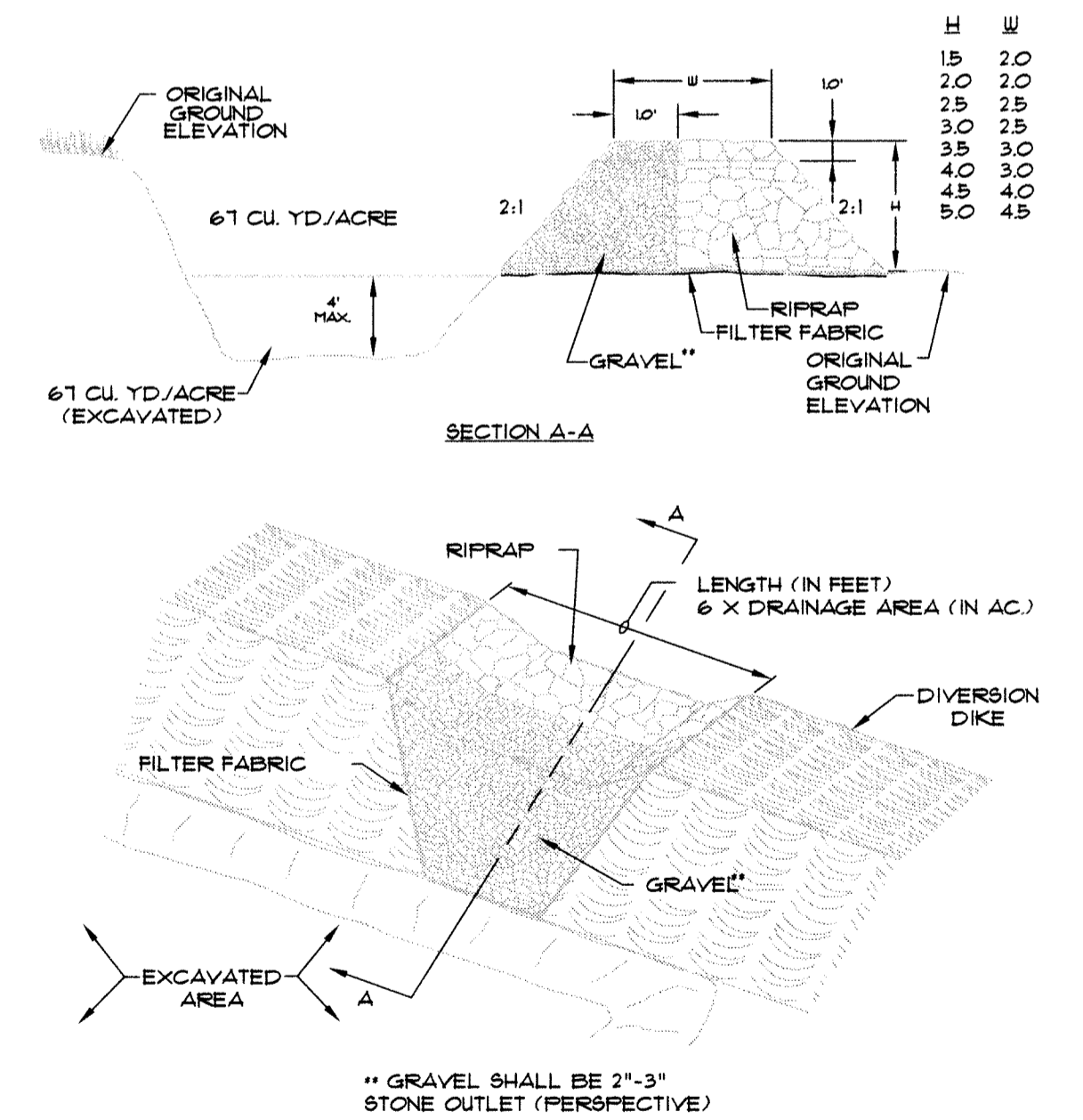
GRAVEL CURB INLET SEDIMENT FILTER
SCALE: 1/2" = 1'-0"



SILT FENCE INLET PROTECTION
SCALE: 1/2" = 1'-0"



TEMPORARY SEDIMENT TRAP
SCALE: 3/8" = 1'-0"



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EROSION CONTROL DETAILS
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JONESBORO, ARKANSAS