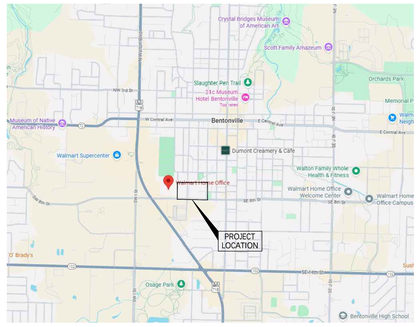
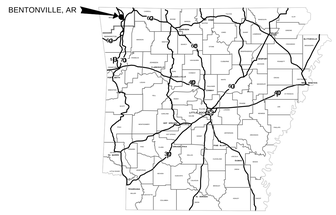
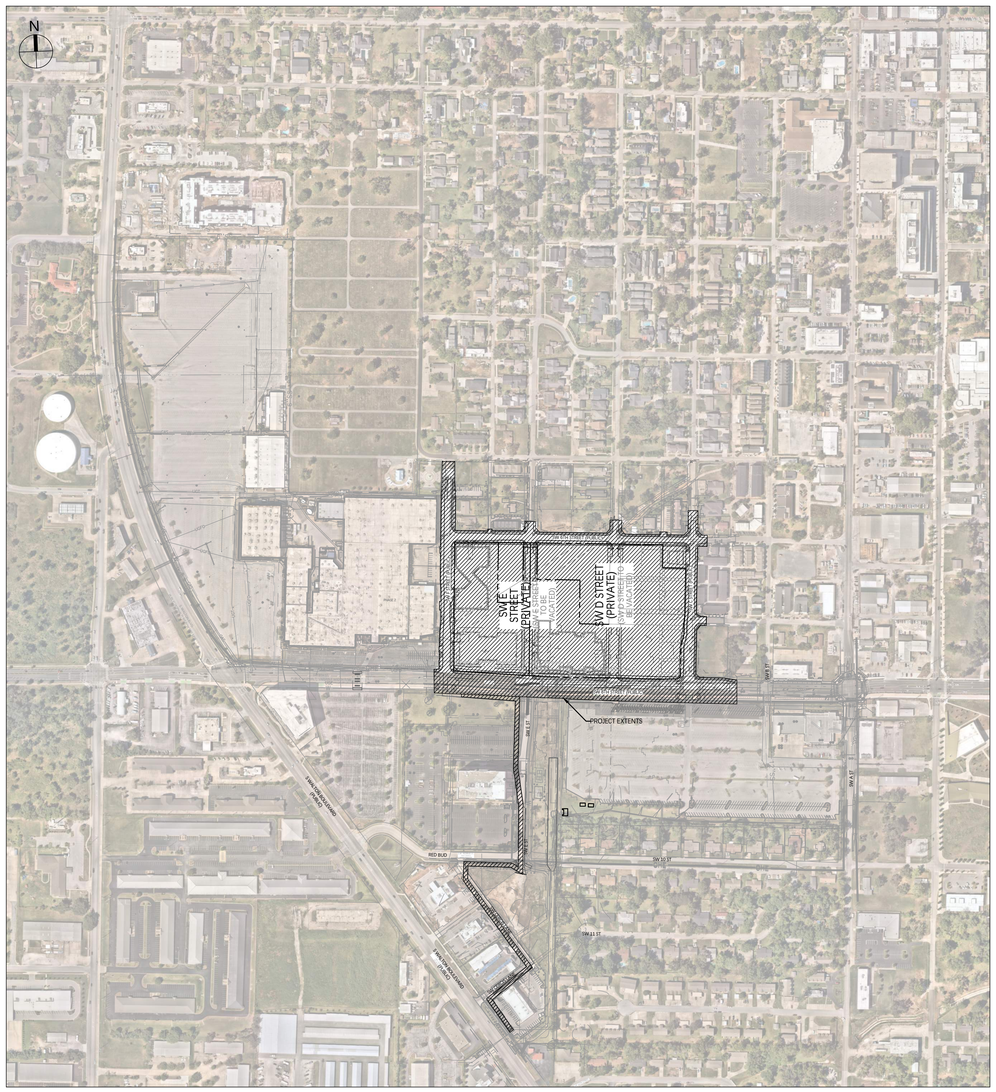
STEM UNIVERSITY - LARGE SCALE DEVELOPMENT PUBLIC PH1 & PRIVATE PH2 PLANS

508 SW 8TH ST, BENTONVILLE, ARKANSAS



VICINITY MAP
N.T.S.





ZIP CODE: 72712

FLOOD INSURANCE RATE MAP

PANEL NO.:	255 OF 560
MAP NO.:	05007C0255K
REVISED:	JUNE 5, 2012
ZONE:	X

VARIANCES

THERE ARE NO WAIVERS OR VARIANCES AT THE TIME OF PREPARING THIS PLAN

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INTERIM REVIEW ONLY
Document Incomplete: Not intended for permit or construction.
Engineer: TED T. VUONG, P.E.
P.E. Serial No.: 18208
Date: 07/17/2026
ASBL COA NO. 719

REVISIONS

NO.	DATE	ISSUE
1.	02/18/2026	30% SD
2.	04/27/2026	60% CD
3.	05/17/2026	90% CD
4.	06/17/2026	100% CD
5.	07/17/2026	100% CD 2ND SUBMISSION

SAFETY IS IN YOUR HANDS.
EVERY DIG. EVERY TIME.

JULY 17, 2026

CITY OF BENTONVILLE PROJECT NO.: LSD26-0030
CITY OF BENTONVILLE PROJECT NO.: LSD26-0031

COVER

C0.001

24-Jul-2026 - 6:26 PM - X:\Work\26\25\25007-00 stem university - retail village\Civil3 production\03-sheets\public improvement plans\STEM_PUB_WPM_C-CVR_M0B2500700.dwg

SHEET LIST

SHEET #	SHEET NAME
C0.001	COVER
C0.002	SHEET INDEX
C0.003PH1	GENERAL NOTES
C0.004PH1	LEGENDS AND ABBREVIATIONS
C0.005PH1	SURVEY (BASE)
C0.006PH1	SURVEY (BASE)
C0.007PH1	SURVEY (BASE)
C0.008PH1	SURVEY (BASE)
C0.009PH1	SURVEY (UTILITIES AND DRAINAGE)
C0.010PH1	SURVEY (UTILITIES AND DRAINAGE)
C0.011PH1	SURVEY (UTILITIES AND DRAINAGE)
C0.012PH1	SURVEY (UTILITIES AND DRAINAGE-NO AERIAL)
C0.013PH1	SURVEY (UTILITIES AND DRAINAGE-NO AERIAL)
C0.014PH1	SURVEY (UTILITIES AND DRAINAGE-NO AERIAL)
C0.015PH1	SURVEY (SURFACE)
C0.016PH1	SURVEY (SURFACE)
C0.017PH1	SURVEY (SURFACE)
C0.018PH1	SURVEY-PLA-(PLAT)
C0.019PH1	SURVEY-PLA-(PLAT)
C0.020PH1	SURVEY-PLA-(PLAT)
C0.021PH1	SURVEY-PLA-(PLAT)
C0.022PH1	SURVEY-PLA-(PLAT)
C0.023PH1	SURVEY-PLA-(PLAT)
C0.024PH1	SURVEY-PLA-(PLAT)
C0.025PH1	SURVEY CONTROL PLAN
C0.026PH1	GENERAL LAYOUT
C0.027PH1	GENERAL LAYOUT
C0.028PH1	PHASING PLAN
C0.029PH1	PHASING PLAN
C1.000PH1	OVERALL CIVIL SITE DEMOLITION PLAN
C1.001PH1	DEMOLITION PLAN-SW C ST- PUBLIC
C1.002PH1	DEMOLITION PLAN-SW F ST- PUBLIC
C1.003PH1	DEMOLITION PLAN-SW 6TH ST- PUBLIC
C1.004PH1	DEMOLITION PLAN-SW 8TH ST- PUBLIC
C1.005PH1	OFFSITE DEMOLITION PLAN- PUBLIC
C1.006PH1	OFFSITE DEMOLITION PLAN- PUBLIC
C1.007PH1	OFFSITE DEMOLITION PLAN- PUBLIC
C1.008PH1	OFFSITE DEMOLITION PLAN- PUBLIC
C2.000PH1	ALIGNMENT AND CONTROL PLAN
C3.000PH1	TYPICAL SECTION- PUBLIC
C3.001PH1	TYPICAL SECTION- PUBLIC
C3.002PH1	TYPICAL SECTION- PUBLIC
C3.003PH1	TYPICAL SECTION- PUBLIC
C3.004PH1	TYPICAL SECTION- PUBLIC
C4.000PH1	PLAN AND PROFILE-SW C ST- PUBLIC
C4.001PH1	PLAN AND PROFILE-SW C ST- PUBLIC
C4.002PH1	PLAN AND PROFILE-SW F ST- PUBLIC
C4.003PH1	PLAN AND PROFILE-SW F ST- PUBLIC
C4.004PH1	PLAN AND PROFILE-SW 6TH ST- PUBLIC
C4.005PH1	PLAN AND PROFILE-SW 6TH ST- PUBLIC
C4.006PH1	PLAN AND PROFILE-SW 6TH ST- PUBLIC
C4.007PH1	PLAN AND PROFILE-SW 8TH ST- PUBLIC
C4.008PH1	PLAN AND PROFILE-SW 8TH ST- PUBLIC
C4.100PH1	STORM SEWER CROSSING PROFILES PUBLIC
C4.101PH1	STORM SEWER CROSSING PROFILES PUBLIC
C4.102PH1	STORM SEWER CROSSING PROFILES PUBLIC
C4.120PH1	OVERALL OFFSITE STORM PLAN - PUBLIC
C4.121PH1	OFFSITE STORM PLAN AND PROFILE - PUBLIC
C4.122PH1	OFFSITE STORM PLAN AND PROFILE- PUBLIC
C4.123PH1	OFFSITE STORM PLAN AND PROFILE - PUBLIC
C4.124PH1	OFFSITE STORM PLAN AND PROFILE- PUBLIC
C4.200PH1	OVERALL UTILITY PLAN - PUBLIC
C4.201PH1	UTILITY PLAN - PUBLIC
C4.202PH1	UTILITY PLAN - PUBLIC
C4.203PH1	UTILITY PLAN - PUBLIC
C4.204PH1	UTILITY PLAN - PUBLIC
C4.205PH1	OFFSITE UTILITY PLAN - PUBLIC
C4.220PH1	OVERALL SANITARY SEWER PLAN - PUBLIC
C4.221PH1	SANITARY SEWER PLAN AND PROFILE - PUBLIC
C4.222PH1	SANITARY SEWER PLAN AND PROFILE - PUBLIC
C4.223PH1	SANITARY SEWER PLAN AND PROFILE - PUBLIC
C4.224PH1	SANITARY SEWER PLAN AND PROFILE - PUBLIC
C4.225PH1	SANITARY SEWER PLAN AND PROFILE - PUBLIC
C4.226PH1	OFFSITE SANITARY SEWER PLAN AND PROFILE
C4.227PH1	OFFSITE SANITARY SEWER PLAN AND PROFILE
C4.228PH1	OFFSITE SANITARY SEWER PLAN AND PROFILE
C4.229PH1	OFFSITE SANITARY SEWER PLAN AND PROFILE
C4.230PH1	OVERALL WATER LINE PLAN - PUBLIC
C4.231PH1	WATERLINE PLAN AND PROFILE - PUBLIC
C4.232PH1	WATERLINE PLAN AND PROFILE - PUBLIC
C4.233PH1	WATERLINE PLAN AND PROFILE - PUBLIC
C4.234PH1	WATERLINE PLAN AND PROFILE - PUBLIC
C4.235PH1	WATERLINE PLAN AND PROFILE - PUBLIC
C4.236PH1	WATERLINE PLAN AND PROFILE - PUBLIC
C4.237PH1	WATERLINE PLAN AND PROFILE - PUBLIC
C4.238PH1	WATERLINE PLAN AND PROFILE - PUBLIC
C4.300PH1	OVERALL GRADING PLAN - PUBLIC
C4.301PH1	GRADING PLAN-SW C ST- PUBLIC
C4.302PH1	GRADING PLAN-F ST- PUBLIC
C4.303PH1	GRADING PLAN-6TH ST- PUBLIC
C4.304PH1	GRADING PLAN-8TH ST- PUBLIC
C4.305PH1	OFFSITE GRADING PLAN-PUBLIC
C4.306PH1	OFFSITE GRADING PLAN-PUBLIC
C4.307PH1	OFFSITE GRADING PLAN-PUBLIC
C5.000PH1	INTERSECTION LAYOUT DETAILS - PUBLIC
C5.001PH1	INTERSECTION LAYOUT DETAILS - PUBLIC
C5.002PH1	INTERSECTION LAYOUT DETAILS - PUBLIC
C5.003PH1	INTERSECTION LAYOUT DETAILS - PUBLIC
C5.101PH1	DRIVEWAY LAYOUT DETAILS-PUBLIC
C5.102PH1	DRIVEWAY LAYOUT DETAILS-PUBLIC
C6.000PH1	STORM WATER POLLUTION PREVENTION PLAN
C6.001PH1	STORMWATER POLLUTION PREVENTION PLAN DETAILS
C6.002PH1	STORMWATER POLLUTION PREVENTION PLAN DETAILS
C6.003PH1	STORMWATER POLLUTION PREVENTION PLAN DETAILS
C7.000PH1	SITE DETAILS
C7.001PH1	SITE DETAILS
C7.002PH1	SITE DETAILS
C7.003PH1	SITE DETAILS
C7.004PH1	SITE CONDUIT DETAILS
C7.005PH1	SITE CONDUIT DETAILS
C8.000PH1	STORM DETAILS
C8.001PH1	STORM DETAILS
C8.002PH1	STORM DETAILS
C8.003PH1	STORM DETAILS
C8.004PH1	STORM DETAILS
C8.005PH1	STORM DETAILS
C8.006PH1	STORM DETAILS
C8.007PH1	STORM DETAILS
C8.008PH1	STORM DETAILS
C8.009PH1	STORM DETAILS
C8.010PH1	STORM DETAILS
C9.000PH1	SANITARY DETAILS
C9.001PH1	SANITARY DETAILS
C9.002PH1	SANITARY DETAILS
C10.000PH1	WATER DETAILS
C10.001PH1	WATER DETAILS
C10.002PH1	WATER DETAILS
C10.003PH1	WATER DETAILS
C10.004PH1	WATER DETAILS
T1.001PH1	SIGNAGE AND PAVEMENT MARKING LAYOUT SHEET
T1.002PH1	SIGNAGE AND PAVEMENT MARKING LAYOUT SHEET
T1.003PH1	SIGNAGE AND PAVEMENT MARKING LAYOUT SHEET
T1.004PH1	SIGNAGE AND PAVEMENT MARKING LAYOUT SHEET
T2.001PH1	TRAFFIC SIGNAL LAYOUT SHEET
T2.002PH1	WIRING LAYOUT SHEET
T2.003PH1	TRAFFIC SIGNAL LAYOUT SHEET
T2.004PH1	WIRING LAYOUT SHEET
T12.000PH1	TRAFFIC CONTROL DETAILS
T12.001PH1	TRAFFIC CONTROL DETAILS
S1.000PH1	GENERAL NOTES
S1.001PH1	SYMBOLS AND NOTATIONS
S2.000PH1	OVERALL SITE PLAN
S3.000PH1	TYPICAL DETAILS
S3.001PH1	TYPICAL DETAILS
S4.000PH1	UNDERGROUND STRUCTURE DETAILS
PH1-L0-0-01	SHEET INDEX
PH1-L0-0-02	GENERAL NOTES & SYMBOLS
PH1-L0-1-01	OVERALL SITE PLAN
PH1-L0-1-02	KEY PLAN
PH1-L2-1-01	LAYOUT PLAN
PH1-L2-1-02	LAYOUT PLAN
PH1-L2-1-03	LAYOUT PLAN
PH1-L2-1-04	LAYOUT PLAN
PH1-L3-1-01	HARDSCAPE PLAN
PH1-L3-1-02	HARDSCAPE PLAN
PH1-L3-1-03	HARDSCAPE PLAN
PH1-L3-1-04	HARDSCAPE PLAN
PH1-L3-3-01	SITE SECTIONS
PH1-L3-5-01	HARDSCAPE DETAILS
PH1-L3-5-02	HARDSCAPE DETAILS
PH1-L3-6-01	HARDSCAPE SCHEDULE
PH1-L5-0-01	PLANTING- NOTES
PH1-L5-1-01	PLANTING PLAN
PH1-L5-1-02	PLANTING PLAN
PH1-L5-1-03	PLANTING PLAN
PH1-L5-1-04	PLANTING PLAN
PH1-L5-5-01	PLANTING DETAILS
PH1-L5-6-01	PLANTING SCHEDULE
PH1-L5-6-02	PLANTING SCHEDULE
PH1-L5-6-03	PLANTING SCHEDULE
PH1-L7-0-01	IRRIGATION NOTES
PH1-L7-5-01	IRRIGATION DETAILS
PH1-L7-5-02	IRRIGATION DETAILS
PH1-L7-5-03	IRRIGATION DETAILS
PH1-L8-1-01	LIGHTING PLAN
PH1-L8-1-02	LIGHTING PLAN
PH1-L8-1-03	LIGHTING PLAN
PH1-L8-1-04	LIGHTING PLAN
PH1-L8-5-01	LIGHTING DETAILS
PH1-L8-6-01	LIGHTING SCHEDULE
	PRIVATE IMPROVEMENT PLANS -PHASE 2
C0.003PH2	GENERAL NOTES
C0.004PH2	LEGENDS AND ABBREVIATIONS
C0.005PH2	SURVEY (BASE)
C0.006PH2	SURVEY (BASE)
C0.007PH2	SURVEY (BASE)
C0.008PH2	SURVEY (UTILITIES AND DRAINAGE)
C0.009PH2	SURVEY (UTILITIES AND DRAINAGE)
C0.010PH2	SURVEY (UTILITIES AND DRAINAGE)
C0.011PH2	SURVEY (UTILITIES AND DRAINAGE-NO AERIAL)
C0.012PH2	SURVEY (UTILITIES AND DRAINAGE-NO AERIAL)
C0.013PH2	SURVEY (UTILITIES AND DRAINAGE-NO AERIAL)
C0.014PH2	SURVEY (SURFACE)
C0.015PH2	SURVEY (SURFACE)
C0.016PH2	SURVEY (SURFACE)
C0.017PH2	SURVEY CONTROL PLAN
C0.018PH2	OVERALL FIRE PROTECTION PLAN
C0.019PH2	EX VACATED ROW-PL & ESMT
C0.020PH2	GENERAL LAYOUT
C0.021PH2	PHASING PLAN
C0.022PH2	PHASING PLAN
C0.023PH2	ALIGNMENT AND CONTROL PLAN
C1.000PH2	OVERALL DEMOLITION PLAN
C1.010PH2	DEMOLITION PLAN
C1.011PH2	DEMOLITION PLAN
C1.012PH2	DEMOLITION PLAN
C1.013PH2	DEMOLITION PLAN
C2.000PH2	OVERALL LAYOUT PLAN
C2.010PH2	LAYOUT PLAN
C2.011PH2	LAYOUT PLAN
C2.012PH2	LAYOUT PLAN
C2.013PH2	LAYOUT PLAN
C3.000PH2	OVERALL PAVEMENT PLAN
C3.010PH2	PAVEMENT PLAN
C3.011PH2	PAVEMENT PLAN
C3.012PH2	PAVEMENT PLAN
C3.013PH2	PAVEMENT PLAN
C4.000PH2	OVERALL GRADING PLAN
C4.010PH2	GRADING PLAN
C4.011PH2	GRADING PLAN
C4.012PH2	GRADING PLAN
C4.013PH2	GRADING PLAN
C4.014PH2	GRADING PLAN -SW E ST - PRIVATE
C4.015PH2	GRADING PLAN -SW D ST -PRIVATE
C4.016PH2	DRIVEWAY DETAILS -SW E & SW D ST - PRIVATE
C4.050PH2	TYPICAL SECTION - PRIVATE
C4.051PH2	TYPICAL SECTION - PRIVATE
C4.070PH2	PLAN AND PROFILE -SW E ST - PRIVATE
C4.071PH2	PLAN AND PROFILE -SW E ST - PRIVATE
C4.072PH2	PLAN AND PROFILE -SW D ST - PRIVATE
C4.073PH2	PLAN AND PROFILE -SW D ST - PRIVATE
C4.074PH2	STORM SEWER CROSSING PROFILES PRIVATE
C4.075PH2	STORM SEWER CROSSING PROFILES PRIVATE
C5.000PH2	OVERALL STORM PLAN
C5.010PH2	STORM PLAN
C5.020PH2	STORM PLAN
C5.030PH2	STORM PLAN
C5.040PH2	STORM PLAN
C6.000PH2	OVERALL SANITARY SEWER PLAN - PRIVATE
C6.010PH2	SANITARY SEWER PLAN AND PROFILE - PRIVATE
C6.011PH2	SANITARY SEWER PLAN AND PROFILE - PRIVATE
C6.020PH2	OVERALL WATER LINE PLAN - PRIVATE
C6.021PH2	WATERLINE PLAN AND PROFILE - PRIVATE
C6.022PH2	WATERLINE PLAN AND PROFILE - PRIVATE
C6.023PH2	WATERLINE PLAN AND PROFILE - PRIVATE
C7.000PH2	OVERALL UTILITY PLAN - PRIVATE
C7.010PH2	UTILITY PLAN - PRIVATE
C7.011PH2	UTILITY PLAN - PRIVATE
C7.012PH2	UTILITY PLAN - PRIVATE
C7.013PH2	UTILITY PLAN - PRIVATE
C8.000PH2	EXISTING OVERALL DRAINAGE AREA MAP & CALCULATIONS
C8.010PH2	EXISTING DRAINAGE AREA MAP - SITE
C8.011PH2	EXISTING DRAINAGE AREA MAP AND CALCULATIONS - SITE
C8.012PH2	EXISTING BLE MODEL & CALCULATIONS
C8.020PH2	PROPOSED DRAINAGE AREA MAP
C8.021PH2	PROPOSED DRAINAGE AREA MAP CALCULATIONS
C8.022PH2	PROPOSED STORM CALCULATIONS-2 YEAR EVENT
C8.023PH2	PROPOSED STORM CALCULATIONS-10 YEAR EVENT
C8.024PH2	PROPOSED STORM CALCULATIONS-25 YEAR EVENT
C8.025PH2	PROPOSED STORM CALCULATIONS-100 YEAR EVENT
C8.026PH2	PROPOSED STORM SPREAD CALCULATIONS
C9.000PH2	STORMWATER POLLUTION PREVENTION PLAN
C9.010PH2	STORMWATER POLLUTION PREVENTION PLAN DETAILS
C9.011PH2	STORMWATER POLLUTION PREVENTION PLAN DETAILS
C9.012PH2	STORMWATER POLLUTION PREVENTION PLAN DETAILS
C10.000PH2	SITE DETAILS
C10.001PH2	SITE DETAILS
C10.002PH2	SITE DETAILS
C10.003PH2	SITE DETAILS
C10.004PH2	SITE CONDUIT DETAILS
C10.005PH2	SITE CONDUIT DETALS
C10.010PH2	STORM DETAILS
C10.011PH2	STORM DETAILS
C10.012PH2	STORM DETAILS
C10.013PH2	STORM DETAILS
C10.014PH2	STORM DETAILS
C10.015PH2	STORM DETAILS
C10.016PH2	STORM DETAILS
C10.017PH2	STORM DETAILS
C10.018PH2	STORM DETAILS
C10.019PH2	STORM DETAILS
C10.020PH2	STORM DETAILS
C10.021PH2	STORM DETAILS
C10.022PH2	STORM DETAILS
C10.023PH2	STORM DETAILS
C10.024PH2	STORM DETAILS
C10.030PH2	SANITARY DETAILS
C10.031PH2	SANITARY DETAILS
C10.032PH2	SANITARY DETAILS
C10.040PH2	WATER LINE DETAILS
C10.041PH2	WATER LINE DETAILS
C10.042PH2	WATER LINE DETAILS
C10.043PH2	WATER LINE DETAILS
C10.044PH2	WATER LINE DETAILS
T10.060PH2	TRAFFIC CONTROL DETAILS
T10.061PH2	TRAFFIC CONTROL DETAILS
PH2-L0-0-01	SHEET INDEX
PH2-L0-0-02	GENERAL NOTES & SYMBOLS
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STEM UNIVERSITY - PUBLIC IMPROVEMENT PLANS - PHASE 1

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Engineer: TED T. VUONG, P.E.
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Date: 07/17/2026
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2	04/27/2026	60% CD
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PROJECT NO.	DESIGNED BY	REVIEWED BY	DRAWN BY
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SHEET INDEX

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GENERAL NOTES

1. BOUNDARY AND TOPOGRAPHIC INFORMATION OBTAINED FROM A SURVEY BY DEVELOPMENTS CONSULTANTS INCORPORATED, DATED MARCH 13, 2026.

2. BENCHMARK: (NAD83)
   TBM
   N: 747364.35
   E: 660730.57
   406 SW 6TH ST
   LOT 11A, BLOCK 8
   GILMORES ADDITION
   TBM
   N: 747225.77
   E: 660724.34
   406 SW 6TH ST
   LOT 11A, BLOCK 8
   GILMORES ADDITION

3. ALL MATERIALS DEEMED ACCEPTABLE FOR CITY USE SHALL BE PRESERVED, SAVED, AND DELIVERED TO A LOCATION DEEMED BY THE CITY FOR FUTURE USE. CONTRACTOR IS TO REMOVE AND DISPOSE OF ALL OTHER MATERIALS RESULTING FROM PREVIOUS AND CURRENT DEMOLITION OPERATIONS. DISPOSAL WILL BE IN ACCORDANCE WITH ALL LOCAL, STATE AND/OR FEDERAL REGULATIONS GOVERNING SUCH OPERATIONS. CONTRACTOR SHALL TAKE PRECAUTION TO PROTECT EXISTING PIPE CULVERTS FROM DAMAGE DURING THEIR REMOVAL AND SHALL RETURN THE UNDAMAGED PIPE CULVERTS TO THE OWNER.

4. THE GENERAL CONTRACTOR WILL BE HELD SOLELY RESPONSIBLE FOR AND SHALL TAKE ALL PRECAUTIONS NECESSARY TO AVOID PROPERTY DAMAGE TO ADJACENT PROPERTIES DURING THE CONSTRUCTION PHASES OF THIS PROJECT.

5. WARRANTY/DISCLAIMER: THE DESIGNS REPRESENTED IN THESE PLANS ARE IN ACCORDANCE WITH THE ESTABLISHED PRACTICES OF CIVIL ENGINEERING FOR THE DESIGN FUNCTIONS AND USES INTENDED BY THE OWNER AT THIS TIME. HOWEVER, NEITHER THE ENGINEER NOR ITS PERSONNEL CAN OR DO WARRANT THESE DESIGNS OR PLANS AS CONSTRUCTED EXCEPT IN THE SPECIFIC CASES WHERE THE ENGINEER INSPECTS AND CONTROLS THE PHYSICAL CONSTRUCTION ON A CONTEMPORARY BASIS AT THE SITE.

6. SAFETY NOTICE TO CONTRACTOR IN ACCORDANCE WITH GENERALLY ACCEPTED CONSTRUCTION PRACTICES, THE CONTRACTOR SHALL BE SOLELY AND COMPLETELY RESPONSIBLE FOR CONDITIONS OF THE JOB SITE, INCLUDING SAFETY OF ALL PERSONS AND PROPERTY DURING PERFORMANCE OF THE WORK. THIS REQUIREMENT WILL APPLY CONTINUOUSLY AND NOT BE LIMITED TO NORMAL WORKING HOURS. ANY CONSTRUCTION OBSERVATION BY THE ENGINEER OF THE CONTRACTOR'S PERFORMANCE IS NOT INTENDED TO INCLUDE REVIEW OF THE ADEQUACY OF THE CONTRACTOR'S SAFETY MEASURES, IN, ON OR NEAR THE CONSTRUCTION SITE.

7. WETLANDS NOTE: ANY DEVELOPMENT, EXCAVATION, CONSTRUCTION, OR FILLING IN A U.S. CORPS OF ENGINEERS DESIGNATED WETLAND IS SUBJECT TO LOCAL, STATE AND FEDERAL APPROVALS. THE CONTRACTOR SHALL COMPLY WITH ALL PERMIT REQUIREMENTS AND/OR RESTRICTIONS AND ANY VIOLATION WILL BE SUBJECT TO FEDERAL PENALTY. THE CONTRACTOR SHALL HOLD THE OWNER/DEVELOPER, THE ENGINEER AND THE LOCAL GOVERNING AGENCIES HARMLESS AGAINST SUCH VIOLATION.

8. ALL CONSTRUCTION WITHIN ARKANSAS DEPARTMENT OF TRANSPORTATION RIGHT-OF-WAY SHALL BE IN ACCORDANCE WITH ARDOT STANDARDS AND PROCEDURES, INCLUDING TRAFFIC CONTROL, WHICH WILL CONFORM TO THE MUTCD LATEST EDITION. FOR GENERAL LANE CLOSURE SEE ARDOT STANDARD LANE CLOSURE DETAILS ON THIS SET OF DRAWING.

9. ALL CONSTRUCTION WITHIN CITY RIGHT-OF-WAY SHALL BE IN ACCORDANCE WITH CITY STANDARDS AND PROCEDURES, INCLUDING TRAFFIC CONTROL, WHICH WILL CONFORM TO THE MUTCD LATEST EDITION.

10. COORDINATE ALL CONSTRUCTION IN ARKANSAS DEPARTMENT OF TRANSPORTATION RIGHT-OF-WAY WITH THE ARDOT RESIDENT ENGINEER.

11. THE CONTRACTOR SHALL PROVIDE ALL PAVEMENT MARKINGS AND SIGNS IN ACCORDANCE WITH THE MUTCD LATEST EDITION.

12. CONTRACTOR TO PROVIDE CONSTRUCTION STAKING.

13. ANY PLAN DISCREPANCY SHALL BE BROUGHT TO THE ATTENTION OF THE ENGINEER PRIOR TO STARTING ANY WORK.

14. THE LAYDOWN YARD AND PARKING AREAS MUST BE INSIDE OF THE LIMITS OF DISTURBANCE INCLUDED IN THE NOI AND NOC.

15. PRINTED DRAWINGS PROVIDED BY ENGINEER ARE PART OF THE CONTRACT DOCUMENTS; HOWEVER, ELECTRONIC DATA IS NOT. ELECTRONIC DATA PROVIDED IS FOR CONTRACTOR'S CONVENIENCE ONLY. IT IS CONTRACTOR'S RESPONSIBILITY TO VERIFY ELECTRONIC DATA AGAINST PRINTED DRAWINGS. USE OF ELECTRONIC DATA IS AT CONTRACTOR'S RISK.

16. THE CONTRACTOR SHALL NOTIFY THE ENGINEER AND OWNER PRIOR TO DISTURBING ANY AREAS OF VEGETATION AND LANDSCAPING WITHIN TEMPORARY CONSTRUCTION EASEMENTS. CONSTRUCTION ACTIVITIES WITHIN TEMPORARY CONSTRUCTION EASEMENTS SHALL BE KEPT TO A MINIMUM.

17. ALL PIPE LINES, POWER, TELEPHONE AND TELEGRAPH LINES TO BE MOVED OR LOWERED BY THE RESPECTIVE OWNERS AS PER AGREEMENT WITH SUCH OWNERS. CONTRACTOR SHALL COORDINATE WITH RESPECTIVE OWNER PRIOR TO STARTING ANY WORK.

18. ANY EQUIPMENT OR APPURTENANCE THAT INTERFERES WITH THE PROPOSED CONSTRUCTION AND WHICH MAY BE THE PROPERTY OF UTILITY SERVICE ORGANIZATION SHALL BE MOVED BY THE OWNERS UNLESS OTHERWISE PROVIDED. CONTRACTOR SHALL COORDINATE WITH RESPECTIVE OWNER PRIOR TO STARTING ANY WORK.

19. THE CONTRACTOR SHALL BE RESPONSIBLE FOR MAINTAINING U.S. MAILBOXES WITHIN THE PROJECT LIMITS IN SUCH A MANNER THAT THE PUBLIC MAY RECEIVE CONTINUED MAIL SERVICE.

20. ALL LAND MONUMENTS LOCATED WITHIN THE CONSTRUCTION AREA SHALL BE PROTECTED IN ACCORDANCE WITH SECTION 107.12 OF THE ARDOT SPECIFICATIONS.

21. IF ANY EXISTING STRUCTURES TO REMAIN ARE DAMAGED DURING CONSTRUCTION IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO REPAIR AND/OR REPLACE THE EXISTING STRUCTURE AS NECESSARY TO RETURN IT TO EXISTING CONDITIONS OR BETTER.

22. PROPOSED 2" STREET LIGHT CONDUITS, STREET LIGHTS, TRANSFORMER PANEL, PULL BOXES WITHIN ROW ARE SHOWN ON PLANS FOR REFERENCE ONLY AND TO BE DESIGNED BY BEUD. BEUD DESIGN LAYOUT DRAWING TAKES PRECEDENCE OVER ANY ELECTRIC INFORMATION SHOWN ON THE SITE UTILITY PLAN.

23. CONTRACTOR SHALL BE RESPONSIBLE FOR THE REMOVAL OF EXISTING STRUCTURES, RELATED UTILITIES, PAVING, UNDERGROUND STORAGE TANKS AND ANY OTHER EXISTING IMPROVEMENTS AS NOTED. SEE SITE WORK SPECIFICATIONS.

24. CONTRACTOR IS TO REMOVE AND DISPOSE OF ALL DEBRIS, RUBBISH AND OTHER MATERIALS RESULTING FROM PREVIOUS AND CURRENT DEMOLITION OPERATIONS. DISPOSAL WILL BE IN ACCORDANCE WITH ALL LOCAL, STATE AND/OR FEDERAL REGULATIONS GOVERNING SUCH OPERATIONS.

25. WHEN REQUESTED BY THE OWNER, RESIDENT ENGINEERING SERVICES SHALL BE PROVIDED BY THE ENGINEERS (ON A TIME AND FREQUENCY BASIS) ACCEPTABLE TO THE CITY ENGINEER FOR IMPROVEMENTS TO PUBLIC WATER MAINS, PUBLIC SEWER, AND CITY STREETS. AT THE COMPLETION OF CONSTRUCTION, THE ENGINEER SHALL CERTIFY THE CONSTRUCTION TO BE IN COMPLIANCE WITH THE PLANS AND SPECIFICATIONS, THIS WORK WILL BE AT THE OWNER/DEVELOPER'S DIRECT EXPENSE AND SHALL BE COORDINATED WITH WALTER P MOORE AND ASSOCIATES, INC. IT WILL BE THE CONTRACTOR'S RESPONSIBILITY TO NOTIFY THE RESIDENT ENGINEER OF ANY PRECONSTRUCTION. CONSTRUCTION CONFERENCES AND ANY PUBLIC CONSTRUCTION 24 HOURS PRIOR TO SAID ACTION.

26. CONTACT BEUD FOR DEMO/REMOVAL OF ANY ELECTRIC OVERHEAD OR UNDERGROUND ELECTRIC LINES.

27. ALL SLOPES AT 4H:1V SHALL HAVE EROSION CONTROL MATTING PLACED THROUGHOUT THE SITE PER MANUFACTURER'S SPECIFICATIONS AND RECOMMENDATIONS.

28. CONTRACTOR TO DETERMINE OPTIMAL STAGING ARE AND WILL PRESERVE ALL DRIVEWAY/PAVING IN PLACE IN THE AREA. INFORM ENGINEER OF INTENDED STAGING AREA PRIOR TO CONSTRUCTION ACTIVITIES.

29. ALL EXISTING TREES TO BE SAVED AND/OR TRANSPLANTED AT A LOCATION TO BE DETERMINED BY THE LANDSCAPE ARCHITECT PER THE TREE PRESERVATION & TRANSPLANT ASSESSMENT REPORT PREPARED ON 02/25/26.

30. THIS LSD IS SUBJECT TO THE STANDARDS DEFINED IN THE STEM UNIVERSITY CDS.

GRADING NOTES

1. STRUCTURAL FILL AND EXCAVATION SHALL BE PLACED ACCORDING TO RECOMMENDATIONS FROM AN ARKANSAS LICENSED GEOTECHNICAL ENGINEER.

2. CONTRACTOR IS ADVISED THAT ALL SECTIONS OF PAVED SIDEWALK AND STAGING AREA SHALL MEET MINIMUM ADA STANDARDS FOR MINIMUM/MAXIMUM GRADES ALLOWED. THE MAXIMUM GRADE ALLOWED IS 4.99%, UNLESS STATED ON PLANS, WITH A MAXIMUM CROSS SLOPE OF 2%.

3. ALL CUT OR FILL SLOPES SHALL BE 3:1 OR FLATTER UNLESS OTHERWISE NOTED.

4. EXISTING AND PROPOSED PIPES SHALL BE CLEANED OUT TO REMOVE ALL SILT AND DEBRIS AT THE END OF THE PROJECT.

5. EXISTING GRADE CONTOURS SHOWN AT 1 FOOT INTERVALS.

6. PROPOSED GRADE CONTOURS SHOWN AT 1 FOOT INTERVALS.

7. THE CONTRACTOR SHALL ADHERE TO ALL TERMS & CONDITIONS AS OUTLINED IN THE EPA OR APPLICABLE STATE GENERAL N.P.D.E.S. PERMIT FOR STORM WATER DISCHARGE ASSOCIATED WITH CONSTRUCTION ACTIVITIES AND THE WALMART SPECIAL CONDITIONS, SECTION 8, ENVIRONMENTAL COMPLIANCE AND STORM WATER POLLUTION PREVENTION.

8. CONTRACTOR SHALL ADJUST AND/OR CUT EXISTING PAVEMENT AS NECESSARY TO ASSURE A SMOOTH FIT AND CONTINUOUS GRADE.

9. CONTRACTOR SHALL ASSURE POSITIVE DRAINAGE AWAY FROM BUILDINGS FOR ALL VEGETATED AND PAVED AREAS.

10. TOPOGRAPHIC INFORMATION IS TAKEN FROM A TOPOGRAPHIC SURVEY BY CEI ENGINEERING. IF THE CONTRACTOR DOES NOT ACCEPT EXISTING TOPOGRAPHY AS SHOWN ON THE PLANS, WITHOUT EXCEPTION, THEN THE CONTRACTOR SHALL SUPPLY, AT THEIR EXPENSE, A TOPOGRAPHIC SURVEY BY A REGISTERED LAND SURVEYOR TO THE OWNER FOR REVIEW.

11. ALL UNPAVED AREAS DISTURBED BY GRADING OPERATION SHALL RECEIVE 4 INCHES OF TOPSOIL. CONTRACTOR SHALL APPLY STABILIZATION FABRIC TO ALL SLOPES STEEPER THAN 3H:1V. CONTRACTOR SHALL STABILIZE DISTURBED AREAS IN ACCORDANCE WITH GOVERNING SPECIFICATIONS UNTIL A HEALTHY STAND OF VEGETATION IS OBTAINED. IF ADEQUATE TOPSOIL IS NOT AVAILABLE ON SITE, THE CONTRACTOR SHALL PROVIDE TOPSOIL, APPROVED BY THE OWNER, AS NEEDED. THE AREA SHALL THEN BE SEEDED, FERTILIZED, MULCHED, WATERED AND MAINTAINED UNTIL HARDY GRASS GROWTH IS ESTABLISHED IN ALL AREAS (SEE LANDSCAPE PLAN FOR SEED MIX AND PROPER APPLICATION RATE). ANY AREAS DISTURBED FOR ANY REASON PRIOR TO FINAL ACCEPTANCE OF THE PROJECT SHALL BE CORRECTED BY THE CONTRACTOR AT NO ADDITIONAL COST TO THE OWNER.

12. CONSTRUCTION SHALL COMPLY WITH ALL APPLICABLE GOVERNING CODES AND BE CONSTRUCTED TO SAME.

13. 2" MODIFIED CURB TO BE UTILIZED ACROSS ALL DRIVES TO CONFINE DRAINAGE TO STREET EDGE. STREET DRAINAGE SHALL NOT BE ALLOWED TO FLOW INTO PRIVATE DRIVEWAYS.

14. THE CONTRACTOR IS TO MAINTAIN THE STORM WATER DRAINAGE FROM THE CONSTRUCTION SITE. STORM WATER PONDING ON PUBLIC RIGHT OF WAY AND ROADWAYS IS NOT ALLOWED.

15. CONTACT BEUD AT 479-271-3135 BEFORE PERFORMING ANY GRADING WITHIN 5' OF EXISTING OR PROPOSED POWER POLES.

16. CONTRACTOR TO GRADE 3:1 AT LIMITS OF CONSTRUCTION.

17. CONTRACTOR TO MAINTAIN A MINIMUM OF 5 FOOT UNDISTURBED MATERIAL AROUND ALL SIDES OF EXISTING UTILITY POLES AND ACCESS BY UTILITY MAINTENANCE VEHICLES AT ALL TIMES.

18. CONTRACTOR TO MAINTAIN STABLE CONTINUOUS CONSTRUCTION FENCING AROUND THE SITE.

19. CONTRACTOR TO PROVIDE ACCESSIBLE DETOUR ROUTES FOR PUBLIC SIDEWALK DISTURBANCE OR CLOSURE

20. CONTRACTOR TO MAINTAIN FIRE ACCESS THROUGH PUBLIC STREETS.

21. CONTRACTOR AND DESIGN TEAM TO SCHEDULE CITY PRECON MEETING BEFORE ANY WORK BEGINS.

PAVING NOTES

1. ALL DRIVES TO BE RECONSTRUCTED TO EXISTING ROW UTILIZING CONCRETE. CURB TO BE REPLACED IN KIND.

2. THE GENERAL CONTRACTOR WILL BE HELD SOLELY RESPONSIBLE FOR ANY DAMAGE TO EXISTING PAVEMENT AND STRIPING THAT IS TO TIE INTO PROPOSED PAVEMENT AND STRIPING. IN THE EVENT OF DAMAGE, THE GENERAL CONTRACTOR SHALL REPLACE AT NO COST TO THE OWNER.

3. UNCLASSIFIED EXCAVATION THE EXISTING ASPHALT PAVEMENT TO BE REMOVED FROM THE REMAINING PAVEMENT SHALL BE SEPARATED BY SAWING ALONG A NEAT LINE. AFTER SAWING, THE PAVEMENT TO BE REMOVED SHALL BE CAREFULLY REMOVED IN A MANNER THAT WILL NOT DAMAGE THE PAVEMENT THAT IS TO REMAIN. ANY DAMAGE OF THE ASPHALT PAVEMENT THAT IS TO REMAIN IN PLACE SHALL BE REPAIRED AT THE CONTRACTOR'S EXPENSE.

UTILITY GENERAL NOTES

1. CONTRACTOR SHALL BE RESPONSIBLE FOR RAISING AND REMOVAL OF THE EXISTING STRUCTURES, RELATED UTILITIES, PAVING, UNDERGROUND STORAGE TANKS AND ANY OTHER EXISTING IMPROVEMENTS AS NOTED.

2. RELOCATION OF ANY EXISTING PUBLIC ELECTRICAL FACILITIES SHALL BE AT THE OWNER'S EXPENSE.

3. ALL PROPOSED TREES SHALL BE A MINIMUM OF 5' FROM OUTSIDE EDGE OF ALL PUBLIC UTILITIES.

4. CONTRACTOR IS RESPONSIBLE FOR COMPLYING TO THE SPECIFICATIONS OF THE CITY OF BENTONVILLE (2026 VERSION) WITH REGARDS TO MATERIALS AND INSTALLATION OF THE WATER AND SEWER LINES.

5. ALL FILL MATERIAL IS TO BE IN PLACE, AND COMPACTED BEFORE INSTALLATION OF PROPOSED UTILITIES.

6. CONTRACTOR SHALL NOTIFY THE UTILITY AUTHORITIES INSPECTORS 72 HOURS BEFORE CONNECTING TO ANY EXISTING LINE.

7. POTABLE WATER AND SANITARY UTILITIES SHOULD BE KEPT TEN FEET APART (PARALLEL) OR WHEN CROSSING 18 INCHES VERTICAL CLEARANCE (OUTSIDE EDGE OF PIPE TO OUTSIDE EDGE OF PIPE).

8. IN THE EVENT OF A VERTICAL CONFLICT BETWEEN WATER LINES, SANITARY LINES, STORM LINES AND GAS LINES (EXISTING AND PROPOSED), THE SANITARY LINE SHALL BE DUCTILE IRON PIPE WITH MECHANICAL JOINTS AND CONCRETE ENCASEMENT AT LEAST 10 FEET ON BOTH SIDES OF CROSSING. THE WATER LINE SHALL HAVE MECHANICAL JOINTS WITH APPROPRIATE THRUST BLOCKING AS REQUIRED TO PROVIDE A MINIMUM OF 18 INCHES CLEARANCE MEETING REQUIREMENTS OF ANSI A21.10 OR ANSI 21.11 (AWWA C-151) (CLASS 50).

9. LINES UNDERGROUND SHALL BE INSTALLED, INSPECTED AND APPROVED BEFORE BACKFILLING.

10. ALL CONCRETE FOR ENCASEMENTS SHALL HAVE A MINIMUM 28 DAY COMPRESSION STRENGTH AT 4000 P.S.I.

11. EXISTING UTILITIES SHALL BE VERIFIED IN FIELD PRIOR TO INSTALLATION OF ANY NEW LINES.

12. THE CONTRACTOR IS SPECIFICALLY CAUTIONED THAT THE LOCATION AND/OR ELEVATION OF EXISTING UTILITIES AS SHOWN ON THESE PLANS IS BASED ON RECORDS OF THE VARIOUS UTILITY COMPANIES, AND WHERE POSSIBLE, MEASUREMENTS TAKEN IN THE FIELD. THE INFORMATION IS NOT TO BE RELIED ON AS BEING EXACT OR COMPLETE. THE CONTRACTOR MUST CALL THE APPROPRIATE UTILITY COMPANIES AT LEAST 72 HOURS BEFORE ANY EXCAVATION TO REQUEST EXACT FIELD LOCATION OF UTILITIES. IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO RELOCATE ALL EXISTING UTILITIES WHICH CONFLICT WITH THE PROPOSED IMPROVEMENTS SHOWN ON THE PLANS.

13. CONTRACTOR IS RESPONSIBLE FOR ALL NECESSARY INSPECTIONS AND/OR CERTIFICATIONS REQUIRED BY CODES AND/OR UTILITY SERVICE COMPANIES. THIS AND THE FINAL CONNECTIONS OF THE SERVICE SHALL BE COMPLETED 30 DAYS PRIOR TO STORE POSSESSION.

14. CONTRACTOR SHALL COORDINATE WITH ALL UTILITY COMPANIES FOR INSTALLATION REQUIREMENTS AND SPECIFICATIONS.

15. CONTRACTOR SHALL COORDINATE ANY DISRUPTIONS TO EXISTING UTILITY SERVICES WITH ADJACENT PROPERTY OWNERS.

16. ALL UTILITY DISCONNECTIONS SHALL BE COORDINATED WITH THE DESIGNATED UTILITY COMPANIES.

17. CONSTRUCTION SHALL NOT START ON ANY PUBLIC UTILITY SYSTEM UNTIL WRITTEN APPROVAL HAS BEEN RECEIVED BY THE ENGINEER FROM THE APPROPRIATE GOVERNING AUTHORITY AND CONTRACTOR HAS BEEN NOTIFIED BY THE ENGINEER.

18. PRIOR TO THE CONSTRUCTION OF OR CONNECTION TO ANY STORM DRAIN, SANITARY SEWER, WATER MAIN OR ANY OF THE DRY UTILITIES, THE CONTRACTOR SHALL EXCAVATE, VERIFY AND CALCULATE ALL POINTS OF CONNECTION AND ALL UTILITY CROSSINGS AND INFORM THE ENGINEER OF RECORD AND THE OWNER/DEVELOPER OF ANY CONFLICT OR REQUIRED DEVIATIONS FROM THE PLAN. NOTIFICATION SHALL BE MADE A MINIMUM OF 48 HOURS PRIOR TO CONSTRUCTION. THE ENGINEER OF RECORD AND ITS CLIENTS SHALL BE HELD HARMLESS IN THE EVENT THAT THE CONTRACTOR FAILS TO MAKE SUCH NOTIFICATION.

19. CONTRACTOR SHALL RAISE ALL EXISTING UTILITY RIMS TO BE FLUSH WITH PROPOSED GRADE ELEVATIONS, EXCEPT SANITARY MANHOLES IN LANDSCAPE AREAS, WHERE RIMS WILL BE SPECIFIED.

20. ELECTRIC FACILITIES SHALL BE INSTALLED IN ACCORDANCE WITH THE LATEST REVISION OF THE ELECTRIC SPECIFICATIONS FOUND ON THE WEBSITE. CONTRACTOR IS RESPONSIBLE FOR COMPLIANCE WITH THIS DOCUMENT.

21. ALL VALVES BOXES, HYDRANTS AND METERS MUST BE ADJUSTED TO ADJACENT GRADE ACCORDING TO BWU SPECIFICATIONS.

22. ALL MANHOLES SHALL BE ADJUSTED PER BWU SPECIFICATIONS TO ADJACENT GRADE.

WATER LINE NOTES

1. 1" AND 3" WATER LINES AFTER WATER METER SHALL BE PVC SDR 21 (ASTM D2241). WATER SERVICES SHALL HAVE 24 INCHES OF MINIMUM COVER. 6", 8", AND 10" WATER MAINS SHALL REQUIRE 48 INCHES OF MINIMUM COVER AND SHALL BE PVC DR-14 (AWWA C900). 12" WATER LINES AND LARGER SHALL BE PVC DR 14 (AWWA C900) WITH 60 INCHES OF MINIMUM COVER. ALL NON-POTABLE WATER PIPE MUST BE PURPLE PIGMENTED.

2. PROPOSED FIRE HYDRANT LEADS SHALL BE AN APPROVED MECHANICAL JOINT SWIVEL ANCHOR COUPLING 6" X 13" TYLER 084150A CL 153 OR APPROVED EQUAL FOR DIRECT CONNECTIONS AS PER THE CITY OF BENTONVILLE SPECIFICATIONS. ONLY FIRE HYDRANT LEADS LESS THAN 50' MAY BE 6".

3. ADJUST ALL EXISTING WATER VALVE AND UTILITY BOXES TO MATCH PROPOSED GRADE.

4. ALL WATER LINE FITTINGS SHALL BE INSTALLED WITH THRUST BLOCKING PER CITY OF BENTONVILLE DETAILS (DATED 08/27/2024) AND SPECIFICATIONS (DATED 06/23/2026).

5. ALL PUBLIC & PRIVATE WATER LINE PIPE BEDDING SHALL BE INSTALLED PER CITY OF BENTONVILLE DETAILS (DATED 08/27/2024) AND SPECIFICATIONS (DATED 06/23/2026).

6. ALL WATER JOINTS ARE TO BE MECHANICAL JOINTS WITH THRUST BLOCKING AS CALLED OUT IN SPECIFICATIONS UNLESS SHOWN OTHERWISE ON THE PLANS.

7. CONTRACTOR SHALL MAINTAIN A MINIMUM COVER ON ALL WATERLINES.

8. BACKFLOW PREVENTERS MUST BE INSPECTED ANNUALLY BY A CERTIFIED INSPECTOR PER THE CITY OF BENTONVILLE SPECIFICATIONS.

9. "NO HEAVY EQUIPMENT ZONE" AND BARRIER RESTRICTING HEAVY EQUIPMENT FROM DRIVING ON TOP OR ADJACENT TO EXISTING WATER LINE AFTER PAVEMENT IS REMOVED.

10. A MINIMUM HORIZONTAL DISTANCE OF 10-FEET SHOULD BE MAINTAINED BETWEEN WATER LINES AND SEWER LINES OR THE OTHER SOURCES OF CONTAMINATION (SANITARY SEWER, SANITARY FORCE MAIN, STORM SEWER, NON-POTABLE WATER PIPE). WATER LINES AND SEWER SHALL NOT BE LAID IN THE SAME TRENCH EXCEPT ON THE WRITTEN APPROVAL OF THE ARKANSAS DEPARTMENT OF HEALTH.

11. WATER MAINS NECESSARILY IN CLOSE PROXIMITY TO SEWERS MUST BE PLACED SO THAT THE BOTTOM OF THE WATER LINE WILL BE AT LEAST 18-INCHES ABOVE THE TOP OF THE SEWER LINE AT ITS HIGHEST POINT. IF THIS DISTANCE MUST BE UNAVOIDABLY REDUCED, THE WATER LINE OR THE SEWER LINE MUST BE ENCASED IN WATER TIGHT PIPE WITH SEALED WATERTIGHT ENDS EXTENDING AT LEAST 10-FEET ON EITHER SIDE OF THE CROSSING. ANY JOINT IN THE ENCASEMENT PIPE IS TO BE MECHANICALLY RESTRAINED. THE ENCASEMENT PIPE MAY BE VENTED TO THE SURFACE IF CARRYING WATER OR SEWER UNDER PRESSURE. WHERE A WATER LINE MUST UNAVOIDABLY PASS BENEATH THE SEWER LINE AT LEAST 18-INCHES OF SEPARATION MUST BE MAINTAINED BETWEEN THE OUTSIDE OF THE TWO PIPES IN ADDITION TO THE PRECEDING ENCASEMENT REQUIREMENT.

12. ALL WATER MAINS, INCLUDING DI PIPE, PEX AND COPPER WATER SERVICES, OR OTHER APPURTENANCES INSTALLED SHALL HAVE SINGLE #10 GAUGE TYPE TW (SINGLE STRAND) INSULATED COPPER LOCATOR WIRE, ON TOP OF PIPE AND FASTENED SECURELY WITH TAPE EVERY 10' AND BURIED WITH IT. THIS LOCATOR WIRE SHALL BE INSTALLED IN CONJUNCTION WITH THE MAIN AT THE SAME DEPTH AS THE WATER MAIN OR SERVICE.

13. POTABLE WATER LINE TO CROSS ABOVE NON-POTABLE WATER LINE WITH MIN. 18" SEPARATION. REFER TO SHEET C10.004PH1 FOR VERTICAL OFFSET OF NON-POTABLE LINE BELOW POTABLE LINE WHERE NECESSARY.

SANITARY SEWER NOTES

1. STREET SIDE MANHOLE RIM ELEVATIONS SHALL BE 4 INCH ABOVE THE PROPOSED FINAL GRADE AND OFFSITE OR NON-STREET SIDE MANHOLE TOP RIM ELEVATIONS SHALL BE 12 INCH ABOVE PROPOSED FINAL GRADE. ALL TOPS SHALL HAVE WATER TIGHT LIDS THAT ARE NEAR A DRAINAGE PATH OR CURB LINE.

2. PROTECT-IN-PLACE EXISTING STRUCTURE. CONTRACTOR TO PROVIDE FENCING OR APPROVED EQUAL WITH A 5' STANDOFF DISTANCE. IF STRUCTURE IS DAMAGED CONTRACTOR SHOULD RESTORE EXISTING STRUCTURE TO EXISTING OR BETTER CONDITIONS.

3. ALL PUBLIC SANITARY SEWER PIPE BEDDING SHALL BE INSTALLED PER CITY OF BENTONVILLE DETAILS (DATED 08/27/2024) AND SPECIFICATIONS (DATED 06/23/2026).

DRAINAGE NOTES

1. IMPROVEMENTS AS SHOWN ON THE DESIGN DRAWINGS SHALL NOT INCREASE THE RISK OF ENDANGERMENT TO LIFE OR HAVE NEGATIVE IMPACTS ON ADJACENT OR DOWNSTREAM PROPERTY OR WATERSHEDS.

2. THE INTERIM GRADING SHALL HAVE PERMANENT SEEDING ESTABLISHED. IF AREAS OF PERMANENT VEGETATION HAVE NOT GERMINATED AND/OR ESTABLISHED WITHIN 20 DAYS, THE CONTRACTOR WILL NEED TO RE-SEED ALL DISTURBED AREAS AND CONTINUE THIS PROCESS TILL PERMANENT VEGETATION IS ESTABLISHED.

3. UPPER 6" OF PARKING DECK, OFFICE BUILDING AND SURFACE LOTS SHALL BE STABILIZED GRAVEL PADS. PADS AT SEDIMENT BASINS TO BE PREPARED AT A FUTURE DATE.

4. ALL STORM SEWER STRUCTURES SHALL BE PROTECTED IN PLACE, EXCEPT FOR GUTTER LIPS WHICH SHALL BE REMOVED TO ENSURE DRAINAGE INTO STRUCTURES.

5. ELIMINATE ALL CROSS LOT DRAINAGE

TREE PROTECTION NOTES

1. TREE PROTECTION FENCING SHALL BE ERECTED AT THE DRIPLINE OR BEYOND PRIOR TO START OF ANY CLEARING, GRADING, OR OTHER CONSTRUCTION ACTIVITY, AND MAINTAINED DURING ALL PHASES OF CONSTRUCTION.

2. THERE SHALL BE NO GATES OR ACCESS POINTS INTO ANY TREE PROTECTION AREA.

3. CONTRACTOR TO PROVIDE TREE PROTECTION SHOP DRAWINGS FOR APPROVAL PRIOR TO CONSTRUCTION.

4. CONTACT OWNER'S REPRESENTATIVE IF ANY PRUNING IS NEEDED PRIOR TO WORK IF POTENTIAL FOR DAMAGE EXISTS.

5. ANY DIGGING, EXCAVATING, TRENCHING, CHANGING OF GRADE, OR OTHER ACTIONS THAT MAY POTENTIALLY IMPACT THE ROOTING ENVIRONMENT MUST BE AUTHORIZED BY THE OWNER PRIOR TO WORK COMMENCEMENT.

6. SYMBOLS ON PLAN ARE REPRESENTATIONAL. PROTECTION SHALL BE BASED ON DETAIL & VERIFIED IN FIELD WITH OWNER'S REPRESENTATIVE.

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GENERAL NOTES

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SURVEY LEGEND

	BOUNDARY LINE	○	POST (AERIAL MAPPING)
	ADJOINING BOUNDARY LINE	⊢	FIBER OPTIC WARNING SIGN
	RIGHT-OF-WAY LINE	⊢	TELEPHONE WARNING SIGN
	EASEMENT LINE	▨	TRANSFORMER (AERIAL MAPPING)
	BUILDING SETBACK LINE	▯	UNIDENTIFIED OBJECT (AERIAL MAPPING)
	SECTION LINE	ASHC	ARKANSAS STATE HIGHWAY COMMISSION
	FLOOD ZONE LINE	AHTD	ARKANSAS HIGHWAY TRANSPORTATION DEPT.
G	GAS LINE	Bk, Pg	BOOK & PAGE
FOC	UNDERGROUND FIBER OPTIC CABLE	BM	BENCHMARK
OHE	OVERHEAD ELECTRIC LINE	B.S.L.	BUILDING SETBACK LINE
SS	SANITARY SEWER LINE	CMP	CORRUGATED METAL PIPE
(SIZE)	STORM DRAIN PIPE	CPP	CORRUGATED POLYETHYLENE PIPE
UGE	UNDERGROUND ELECTRIC LINE	D.E.	DRAINAGE EASEMENT
UGT	UNDERGROUND TELEPHONE LINE	DMH	DRAINAGE MANHOLE
W	WATER LINE	GIC	GRATE INLET (CIRCULAR)
FP	FIRE PROTECTION LINE	ipf	IRON PIN FOUND
UGFO	UGFO LINE	QCD	QUIT CLAIM DEED
	FENCE LINE	RCP	REINFORCED CONCRETE PIPE
	TREE LINE	rbf	REBAR FOUND
	BENCHMARK	rbs	REBAR SET
	BENCHMARK (AERIAL MAPPING)	ROW	RIGHT-OF-WAY
	FOUND MONUMENT (AS NOTED)	SMH	SANITARY SEWER MANHOLE
	SET 5/8" REBAR "LS#1759"	U.E.	UTILITY EASEMENT
	BRASS/ALUMINUM CAP	WD	WARRANTY DEED
MAG	FOUND MAG NAIL (AS NOTED)	VCP	VITRIFIED CLAY PIPE
	FOUND MONUMENT (AS NOTED)		
	CHISELED "X" FOUND		
	FOUND NAIL (AS NOTED)		
	FOUND R/W POST		
	GAS METER		
	ELECTRIC METER		
	WATER METER		
	DRAINAGE MANHOLE		
	GRATE INLET (CIRCULAR)		
	FIRE HYDRANT		
	SEWER MANHOLE		
	SEWER CLEANOUT		
	UNKNOWN MANHOLE		
	UNKNOWN MANHOLE (AERIAL MAPPING)		
	GUY WIRE/ANCHOR		
	UTILITY POLE		
	UTILITY POLE (AERIAL MAPPING)		
	LIGHT ON UTILITY POLE		
E	ELECTRIC RISER		
F	FIBER OPTIC RISER		
T	TELEPHONE RISER		
	WATER VALVE		
	TRAFFIC SIGN (TYPE OF SIGN) AERIAL MAPPING		
	TRAFFIC SIGNAL (AERIAL MAPPING)		
	TRAFFIC SIGNAL CASE (AERIAL MAPPING)		
	UTILITY BOX (AERIAL MAPPING)		
	AIR CONDITIONER UNIT		
E	ELECTRIC VAULT		
F	FIBER OPTIC VAULT		
T	TELEPHONE VAULT		
MB	MAIL BOX		
	SATELITE DISH		

PROPOSED LEGEND

	CURB AND GUTTER		STORM SEWER
D–XXX	DRIVEWAY NO.	Fo Fo	NMC (SIGNAL INTERCONNECT FIBER OPTIC)
	CONCRETE SIDEWALK	FOC	FIBER OPTIC CABLE
	CONCRETE PAVEMENT	WPO	POTABLE WATER LINE
	ASPHALT ROADWAY PAVEMENT	WNP	NON-POTABLE WATER LINE
	CENTER LINE	CWS	CHILLED WATER LINE
	ROW	HWS	HOT WATER LINE
	EASEMENT		IRRIGATION SLEEVE IN STEEL ENCASEMENT
UGE	STREET LIGHT CONDUIT		SAW CUT LINE
	ELECTRICAL DUCTBANK		LIMITS OF DISTURBANCE

TYPICAL CIVIL ABBREVIATIONS

@	AT	MATL	MATERIAL
&	AND	MAX	MAXIMUM
AC	ASPHALTIC CONCRETE	ME	MATCH EXISTING
ADA	AMERICANS DISABILITIES ACT	MECH	MECHANICAL
ADJ	ADJACENT	MFR	MANUFACTURER
ALT	ALTERNATE	m	METER
ANSI	AMERICAN NATIONAL STANDARDS INSTITUTE	MH	MANHOLE
APWA	AMERICAN PUBLIC WORKS ASSOCIATION	MIN	MINIMUM
APPROX	APPROXIMATE	MISC	MISCELLANEOUS
ARCH	ARCHITECTURAL	MUTCD	MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES
ASPH	ASPHALT	NA	NOT APPLICABLE
ASTM	AMERICAN SOCIETY OF TESTING AND MATERIALS	NIC	NOT IN CONTRACT
AWWA	AMERICAN WATER WORKS ASSOCIATION	NO	NUMBER
BB	BACK OF CURB TO BACK OF CURB	NTS	NOT TO SCALE
BLDG	BUILDING	OC	ON CENTER
BM	BENCHMARK	OF	OUTSIDE FACE
BW	BOTTOM OF WALL	OPNG	OPENING
c	COEFFICIENT	PAR	PARALLEL
CANTIL	CANTILEVER	PC	POINT OF CURVATURE
CI	CURB INLET	PERF	PERFORATED
CJ	CONTROL JOINT	PERP	PERPENDICULAR
	CENTER LINE	PI	POINT OF INTERSECTION
CLR	CLEAR	PL	PROPERTY LINE
CMP	CORRUGATED METAL PIPE	PSF	POUNDS PER SQUARE FOOT
CN	CURVE NUMBER	PSI	POUNDS PER SQUARE INCH
CO	CLEANOUT	PVC	POINT OF CURVATURE ON VERTICAL CURVE
CONC	CONCRETE	PVC	POLYVINYL CHLORIDE PIPE
CONN	CONNECTION		
CONST	CONSTRUCTION	PVT	POINT OF TANGENCY ON VERTICAL CURVE
CONT	CONTINUOUS	QTR	QUARTER
CTRS	CENTERS	QTY	QUANTITY
CU FT	CUBIC FEET	R	RADIUS
CU YD	CUBIC YARD	RCB	REINFORCED CONCRETE BOX
DEG	DEGREE	RCP	REINFORCED CONCRETE PIPE
DEPT	DEPARTMENT	REBAR	REINFORCING STEEL BARS
DET	DETAIL	RE:	REFERENCE
DIA	DIAMETER	REINF	REINFORCE
DIAG	DIAGONAL	REQ	REQUIRE
DIM	DIMENSION	REQD	REQUIRED
DIP	DUCTILE IRON PIPE	REV	REVISION
DN	DOWN	RFI	REQUEST FOR INFORMATION
DS	DOWNSPOUT	RIM	RIM ELEVATION
DWG	DRAWING	ROW	RIGHT OF WAY
EA	EACH	SAN	SANITARY
EJ	EXPANSION JOINT	SCHED	SCHEDULE
EL	ELEVATION	SECT	SECTION
EQ	EQUAL	SF	SQUARE FEET
EQUIP	EQUIPMENT	SHT	SHEET
ESMT	EASEMENT	SIM	SIMILAR
EW	EACH WAY	SPA	SPACING
EXIST	EXISTING	SPECS	SPECIFICATIONS
FDN	FOUNDATION	SQ	SQUARE
FFE	FINISH FLOOR ELEVATION	SQ YD	SQUARE YARD
FG	FINISHED GRADE	STA	STATION
FH	FIRE HYDRANT	STD	STANDARD
FL	FLOW LINE	STL	STEEL
FT	FEET	STRUCT	STRUCTURAL
FTG	FOOTING	SURV	SURVEY
FUT	FUTURE	SYM	SYMMETRICAL
G	GUTTER	TG	TOP OF GRATE
GA	GAGE	THRU	THROUGH
GALV	GALVANIZED	TOB	TOP OF BANK
GEN	GENERAL	TC	TOP OF CURB
gpd	GALLONS PER DAY	TOF	TOP OF FOOTING
gpm	GALLONS PER MINUTE	TP	TOP OF PAVEMENT
GV	GATE VALVE	TYP	TYPICAL
HC	HANDICAP	TS&V	TAPPING SLEEVE & VALVES
HDPE	HIGH DENSITY POLYETHYLENE	UNO	UNLESS OTHERWISE NOTED
HORIZ	HORIZONTAL	VC	VERTICAL CURVE
HP	HIGH POINT	VCP	VITRIFIED CLAY PIPE
IF	INSIDE FACE	VERT	VERTICAL
INCL	INCLUDED	W/	WITH
JB	JUNCTION BOX	W/O	WITHOUT
JT	JOINT	WL	WATER LINE
K	RATE OF VERTICAL CURVATURE	WM	WATER METER
LBS	POUND		
LF	LINEAR FEET		
LP	LOW POINT		

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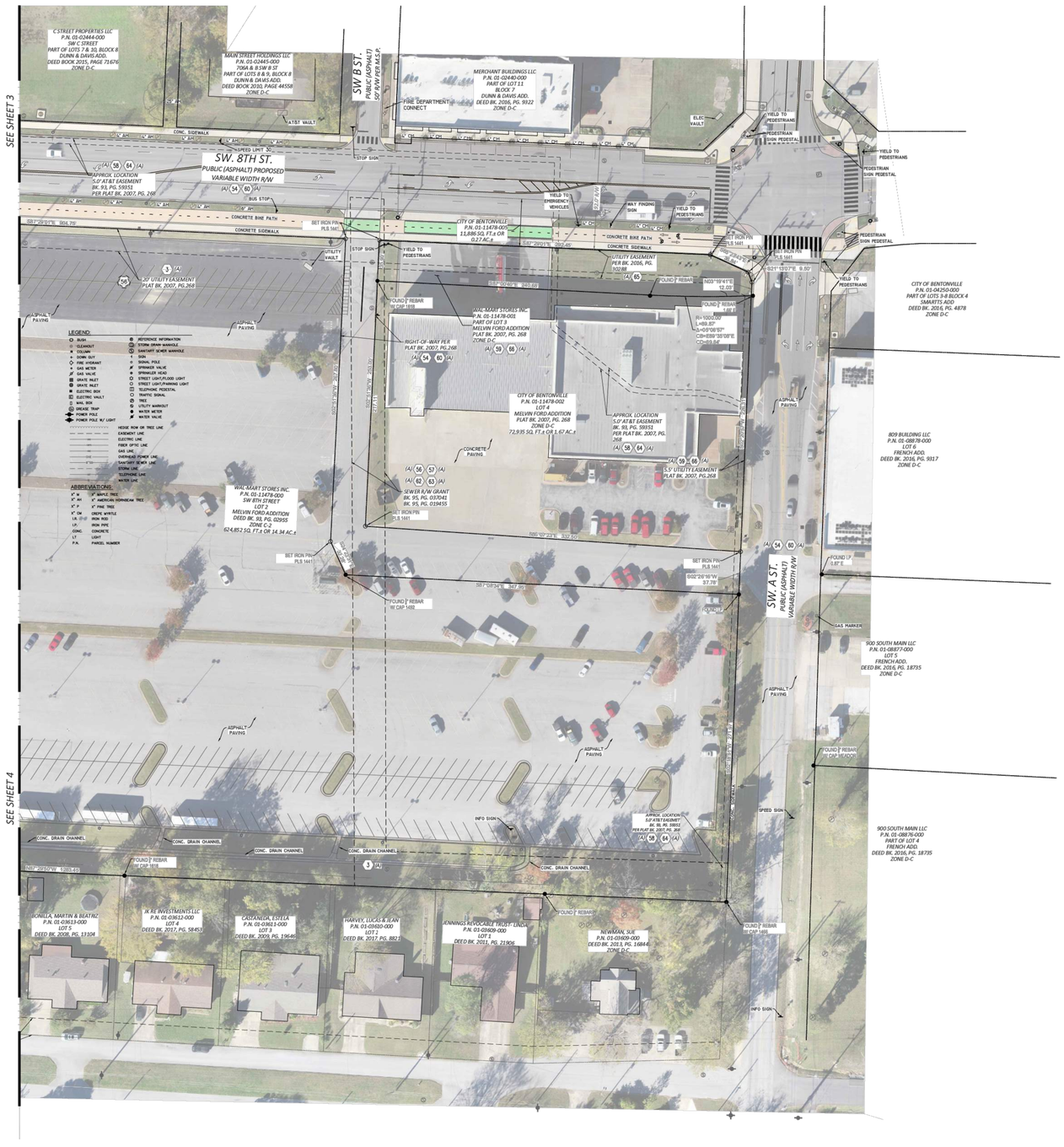
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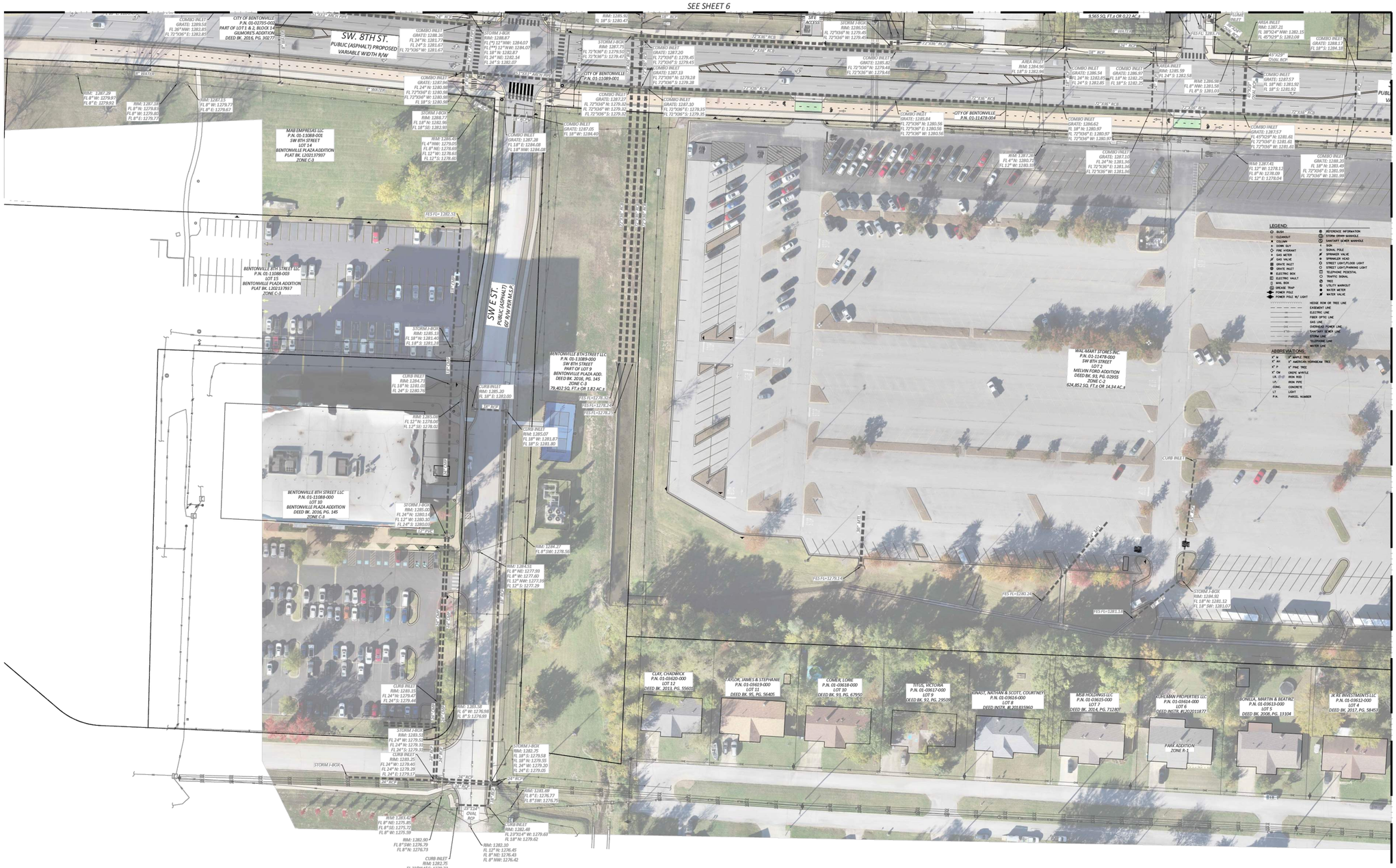
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SURVEY (UTILITIES AND DRAINAGE)

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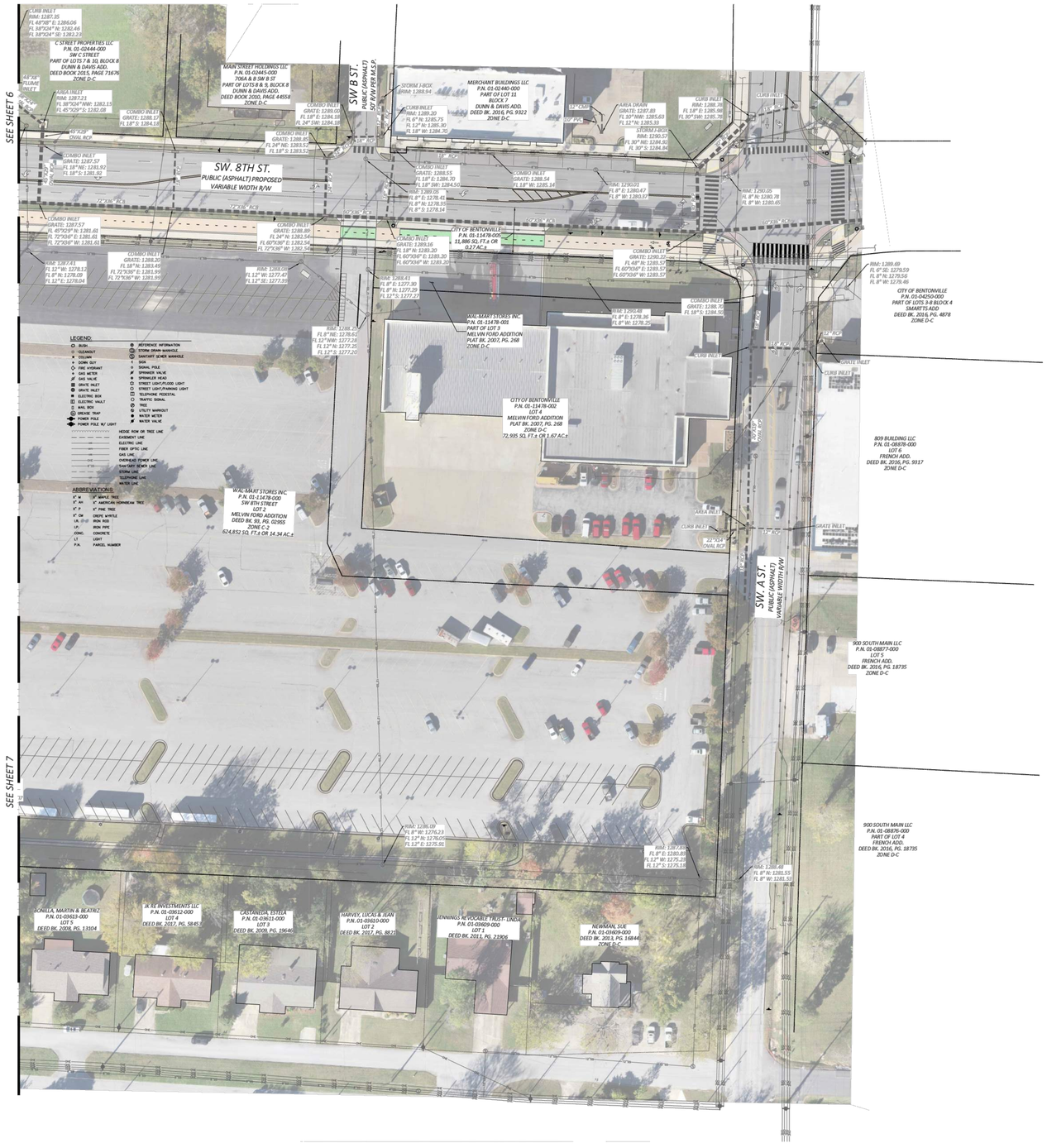
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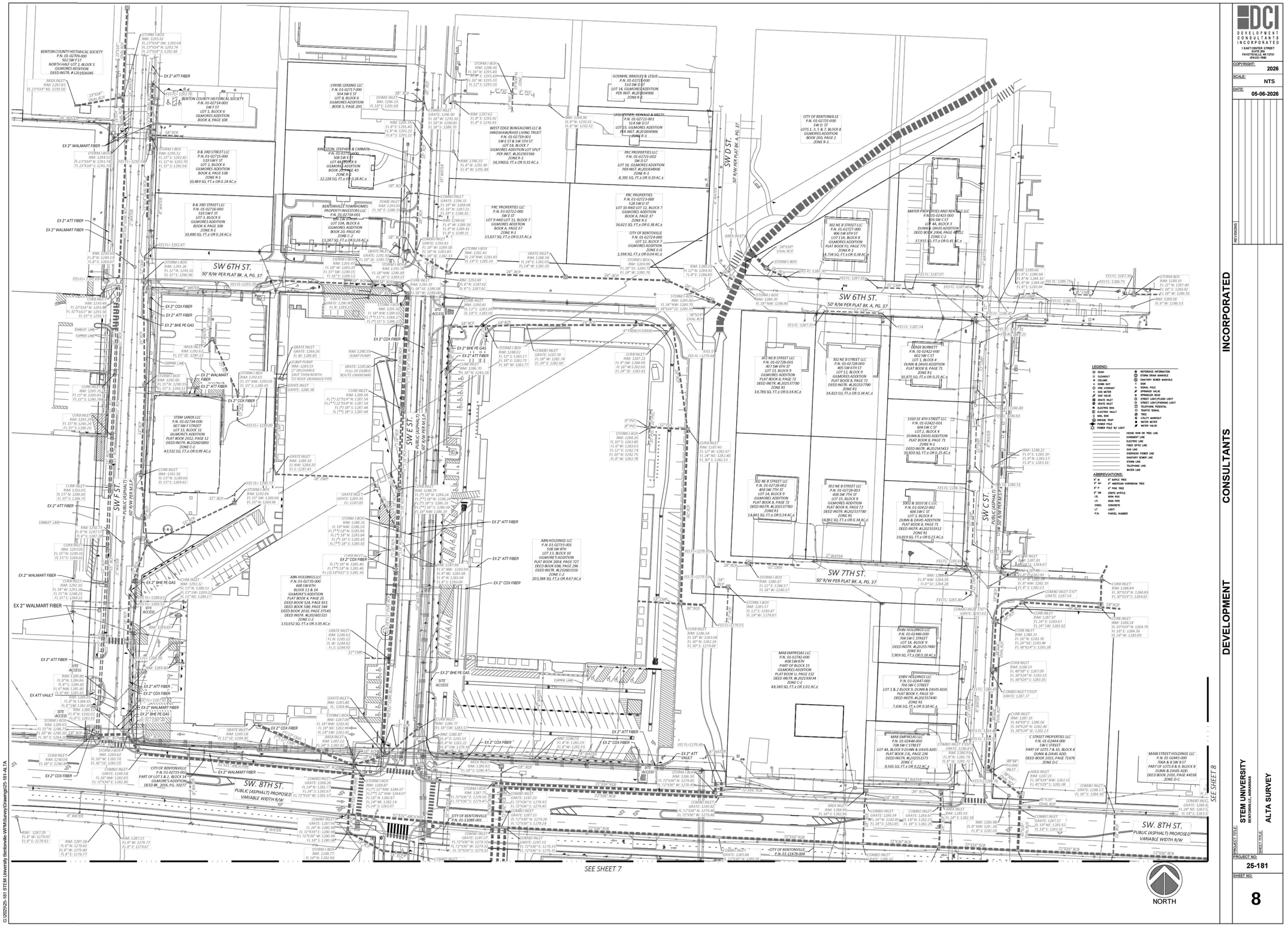
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SURVEY (UTILITIES AND DRAINAGE)

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CITY OF BENTONVILLE PROJECT NO.: LSD26-0030

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DEVELOPMENT

PROJECT TITLE: STEM UNIVERSITY
BENTONVILLE, ARKANSAS

SHEET TITLE: ALTA SURVEY

PROJECT NO. 25-181

SHEET NO. 8

LEGEND:
BUSH
CLEANOUT
COLUMN
DOWN GUY
FIRE HYDRANT
GAS METER
GAS VALVE
GRATE INLET
GREASE TRAP
ELECTRIC BOX
ELECTRIC VAULT
MAIL BOX
POWER POLE
POWER POLE W/ LIGHT
REFERENCE INFORMATION
STORM DRAIN MANHOLE
SANITARY SEWER MANHOLE
SIGN
SIGNAL POLE
SPRINKLER VALVE
SPRINKLER HEAD
STREET LIGHT/FLOOD LIGHT
STREET LIGHT/PARKING LIGHT
TELEPHONE PEDESTAL
TRAFFIC SIGNAL
TREE
UTILITY MARKOUT
WATER METER
WATER VALVE
HEDGE ROW OR TREE LINE
EASEMENT LINE
ELECTRIC LINE
FIBER OPTIC LINE
GAS LINE
OVERHEAD POWER LINE
SANITARY SEWER LINE
STORM LINE
TELEPHONE LINE
WATER LINE

ABBREVIATIONS:
X" M. X" MAPLE TREE
X" AH X" AMERICAN HORNBEAM TREE
X" P X" PINE TREE
X" CM CREPE MYRTLE
I.R. IRON ROD
I.P. IRON PIPE
CONC. CONCRETE
LT LIGHT
P.N. PARCEL NUMBER

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STEM UNIVERSITY - PUBLIC IMPROVEMENT PLANS - PHASE 1

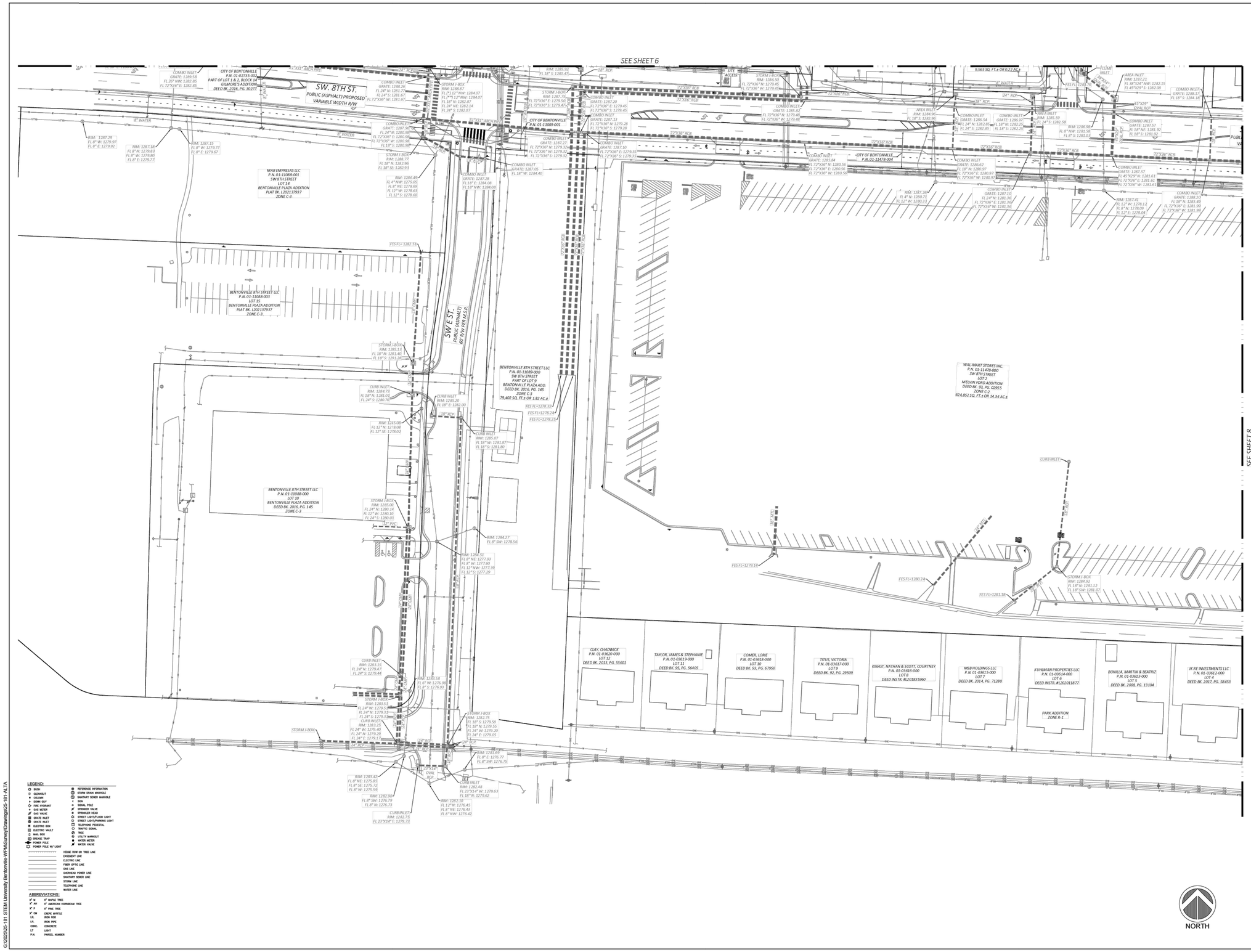
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PROJECT TITLE: STEM UNIVERSITY
BENTONVILLE, ARKANSAS
SHEET TITLE: ALTA SURVEY
PROJECT NO: 25-181
SHEET NO: 9

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STEM UNIVERSITY - PUBLIC IMPROVEMENT PLANS - PHASE 1

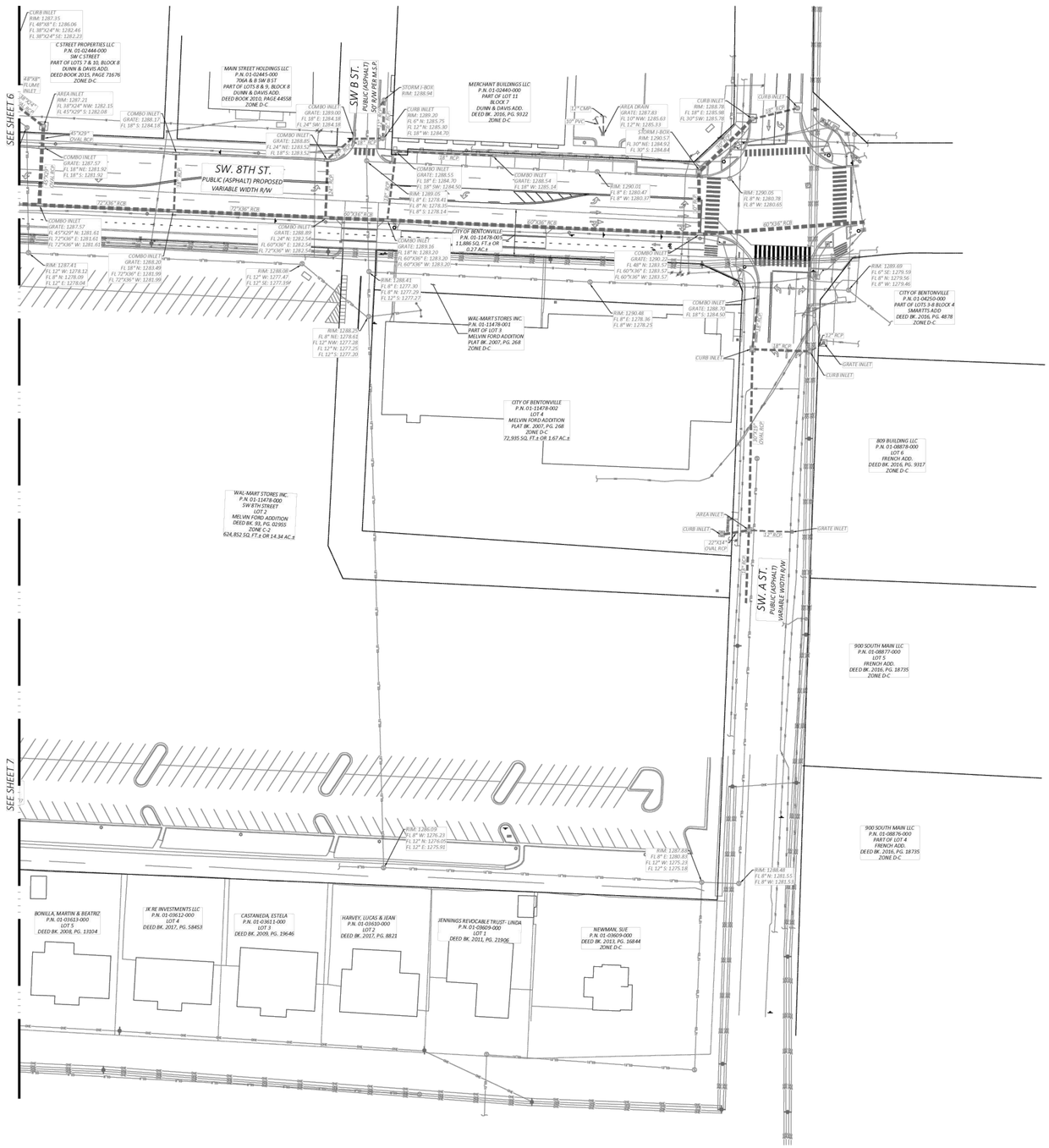
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LEGEND:

BUSH, CLEANOUT, COLUMN, DOWN SPOUT, FIRE HYDRANT, GAS METER, GAS VALVE, GRATE INLET, ELECTRIC BOX, ELECTRIC VAULT, MAIL BOX, GREASE TRAP, POWER POLE, POWER POLE W/ LIGHT, REFERENCE INFORMATION, STORM DRAIN MANHOLE, SANITARY SEWER MANHOLE, SIGN, SIGNAL POLE, SPRINKLER VALVE, SPRINKLER HEAD, STREET LIGHT/FLOOD LIGHT, STREET LIGHT/PARKING LIGHT, TELEPHONE PEDESTAL, TRAFFIC SIGNAL, TREE, UTILITY MANHOLE, WATER METER, WATER VALVE

HEDGE ROW OR TREE LINE, EASEMENT LINE, ELECTRIC LINE, FIBER OPTIC LINE, GAS LINE, OVERHEAD POWER LINE, SANITARY SEWER LINE, STORM LINE, TELEPHONE LINE, WATER LINE

ABBREVIATIONS:

6" M. 6" MAPLE TREE
4" AH 4" AMERICAN HORNBEAM TREE
6" P. 6" PINE TREE
W. CM. CREPE MYRTLE
I.R. IRON ROD
I.P. IRON PIPE
CONC. CONCRETE
LT LIGHT
P.N. PARCEL NUMBER

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DEVELOPMENT

PROJECT TITLE: STEM UNIVERSITY BENTONVILLE, ARKANSAS
SHEET TITLE: ALTA SURVEY

PROJECT NO: 25-181
SHEET NO: 10

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STEM UNIVERSITY - PUBLIC IMPROVEMENT PLANS - PHASE 1

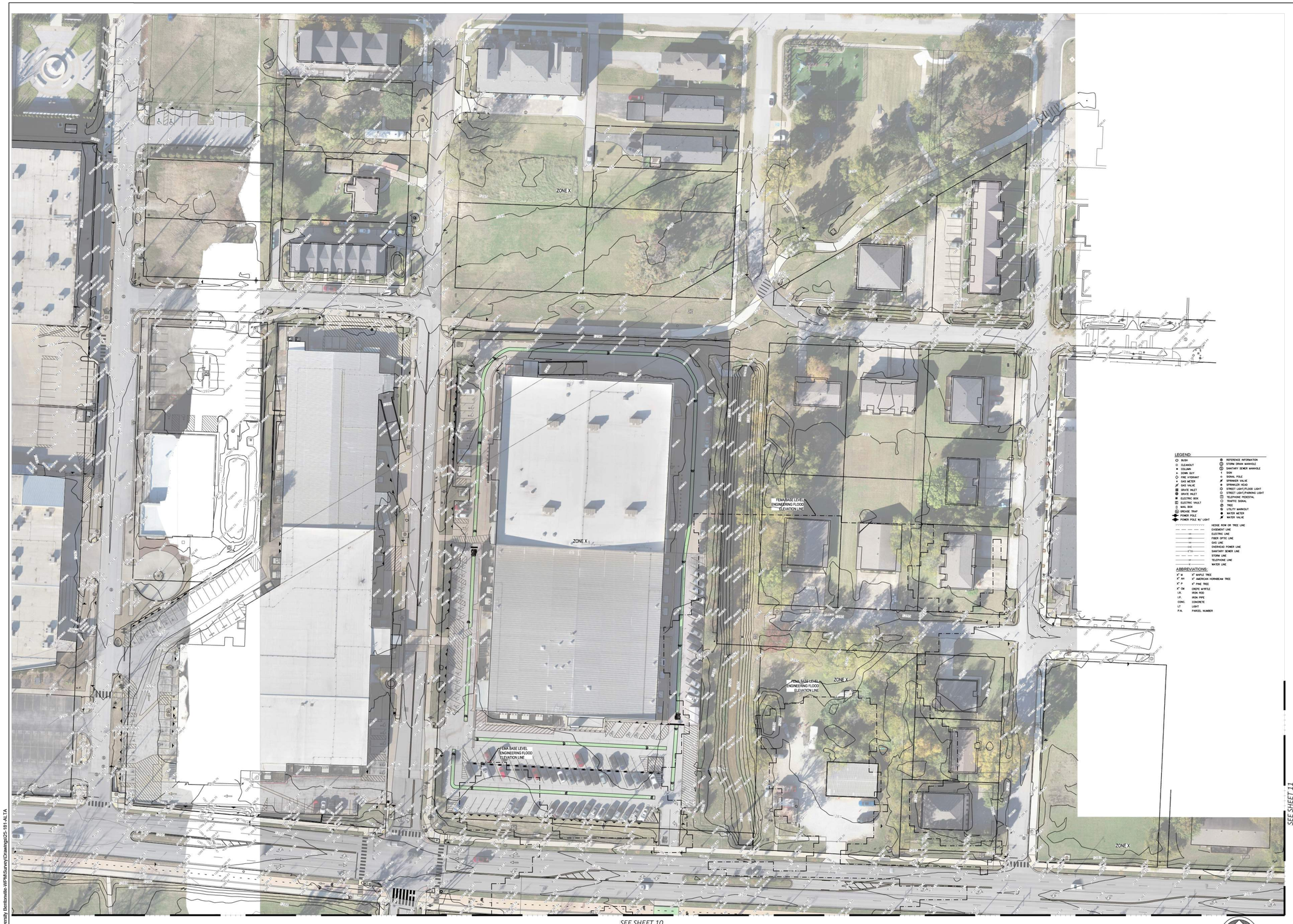
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PROJECT TITLE: STEM UNIVERSITY BENTONVILLE, ARKANSAS
SHEET TITLE: ALTA SURVEY

PROJECT NO: 25-181
SHEET NO: 11

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BENTONVILLE, ARKANSAS
SHEET TITLE: ALTA SURVEY

PROJECT NO: 25-181
SHEET NO: 12

STEM UNIVERSITY - PUBLIC IMPROVEMENT PLANS - PHASE 1

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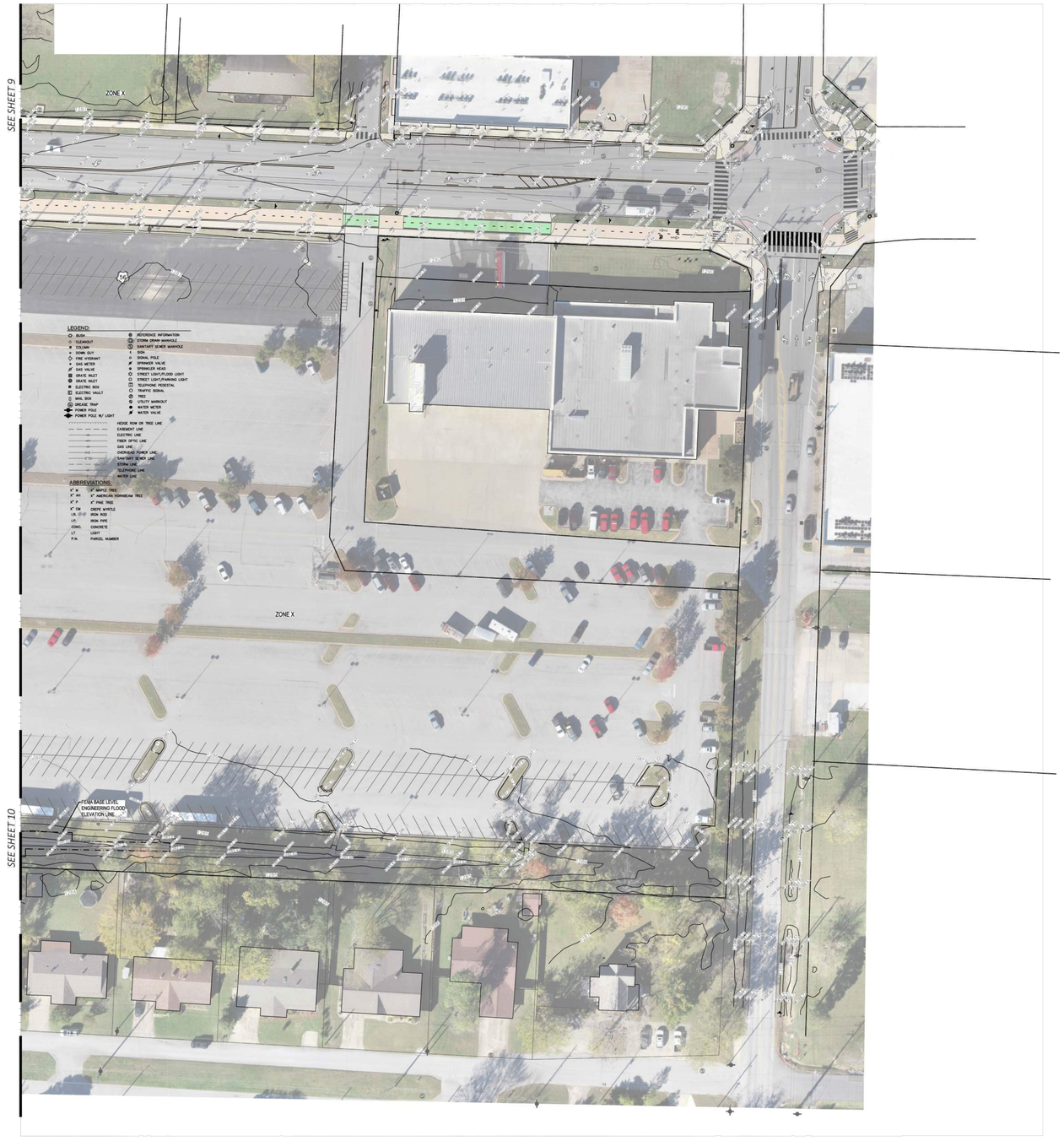
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PROJECT TITLE: STEM UNIVERSITY
BENTONVILLE, ARKANSAS

SHEET TITLE: ALTA SURVEY

PROJECT NO: 25-181

SHEET NO: 13

STEM UNIVERSITY - PUBLIC IMPROVEMENT PLANS - PHASE 1

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PROPERTY LINE ADJUSTMENT PLAT

607 SW F STREET, 408 SW 8TH STREET, 508 SW 8TH STREET, 608 SW 8TH STREET, 704 SW C STREET, 706 SW C STREET, 708 SW C STREET, 604 SW C STREET, 606 SW C STREET, 405 SW 6TH STREET, 406 SW 7TH STREET, 407 SW 6TH STREET, AND 408 SW 7TH STREET
LOCATED IN SECTION 31, TOWNSHIP 20 NORTH, RANGE 30 WEST
BENTONVILLE, BENTON COUNTY, ARKANSAS 72712



VICINITY MAP

SITE INFORMATION

STEM LANDS LLC
607 SW F STREET
P.N. 01-02734-000
BENTONVILLE, ARKANSAS 72712

ABN HOLDINGS LLC
508 SW 8TH STREET AND 608 SW 8TH STREET
P.N. 01-02735-001 AND P.N. 01-02735-000
BENTONVILLE, ARKANSAS 72712

MAB EMPRESAS LLC
708 SW C STREET AND 408 SW 8TH STREET
P.N. 01-02448-000 AND P.N. 01-2742-000
BENTONVILLE, ARKANSAS 72712

EHBV HOLDINGS LLC
704 SW C STREET AND 706 SW C STREET
P.N. 01-02446-000 AND P.N. 01-02447-000
BENTONVILLE, ARKANSAS 72712

302 NE B STREET LLC
405 - 408 SW 6TH STREET
P.N. 01-02728-000, P.N. 01-02728-001,
P.N. 01-02728-002, 01-02727-000, AND
P.N. 01-02728-003
BENTONVILLE, ARKANSAS 72712

1010 SE 4TH STREET LLC
604 SW C STREET
P.N. 01-02422-001
BENTONVILLE, ARKANSAS 72712

1002 & 1010 SW C STREET LLC
606 SW C STREET
P.N. 01-02422-002
BENTONVILLE, ARKANSAS 72712

TOTAL AREA = 612,921 S.F.
OR 14.07 ACRES

FLOOD ZONE INFORMATION

BY SCALED MAP LOCATION AND GRAPHICAL PLOTTING ONLY. THIS PROPERTY IS LOCATED IN UNSHADED ZONE "X" WHICH IS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN. DETERMINED BY THE NATIONAL FLOOD INSURANCE PROGRAM, FLOOD INSURANCE RATE MAP FOR BENTON COUNTY, ARKANSAS. MAP NUMBER: 05007C0255K, MAP REVISED: JUNE 5, 2012.

ZONING INFORMATION

NO CURRENT ZONING REPORT OR LETTER REGARDING ZONING CLASSIFICATION WAS PROVIDED TO THE SURVEYOR, THE FOLLOWING INFORMATION WAS OBTAINED FROM THE CITY OF BENTONVILLE GIS MAP. THESE PROPERTIES ARE ZONED C-2 (GENERAL COMMERCIAL).
BUILDING SETBACKS FOR ZONE C-2 ARE AS FOLLOWS:

FRONT: (PARKING IN FRONT)	50 FEET	(NO PARKING IN FRONT) 20 FEET
SIDE: (NON-RESIDENTIAL)	7 FEET	(RESIDENTIAL) 30 FEET
REAR: (NON-RESIDENTIAL)	20 FEET	(RESIDENTIAL) 30 FEET

UTILITY INFORMATION

THE LOCATIONS OF UTILITIES AS SHOWN HEREON ARE BASED ON ABOVEGROUND STRUCTURES, MARKINGS BY ARKANSAS ONE-CALL AND RECORD DOCUMENTS. LOCATIONS OF UNDERGROUND UTILITIES MAY VARY FROM LOCATIONS SHOWN HEREON. ADDITIONAL BURIED UTILITIES/STRUCTURES MAY BE ENCOUNTERED. NO EXCAVATIONS WERE MADE DURING THE PROGRESS OF THE SURVEY TO LOCATE BURIED UTILITIES/STRUCTURES.

AVIGATION EASEMENT

WE HEREBY GRANT TO THE CITY OF BENTONVILLE A BLANKET AVIGATION EASEMENT OVER THE ENTIRETY OF THIS (SUBDIVISION, LOT SPLIT, PROPERTY LINE ADJUSTMENT) PURSUANT TO MUNICIPAL CODE SECTION 401.12 AND 401.13.

CERTIFICATE OF OWNERSHIP:

WE THE UNDERSIGNED, OWNERS OF THE REAL ESTATE SHOWN AND DESCRIBED HEREIN, DO HEREBY CERTIFY THAT WE HAVE LAID OFF, PLATTED, AND SUBDIVIDED AND DO HEREBY LAY OFF, PLAT, SUBDIVIDE SAID REAL ESTATE IN ACCORDANCE WITH THIS PLAT AND DO HEREBY DEDICATE TO THE USE OF THE PUBLIC THE STREETS, ALLEYS, DRIVES, EASEMENTS, ETC. AS SHOWN ON SAID PLAT.

STEM LANDS LLC
DATE OF EXECUTION: _____
SIGNED: _____
NAME & ADDRESS: _____
PRINT NAME: _____
SOURCE OF TITLE: D.R. _____
PAGE _____

ABN HOLDINGS LLC
DATE OF EXECUTION: _____
SIGNED: _____
NAME & ADDRESS: _____
PRINT NAME: _____
SOURCE OF TITLE: D.R. _____
PAGE _____

302 NE B STREET LLC
DATE OF EXECUTION: _____
SIGNED: _____
NAME & ADDRESS: _____
PRINT NAME: _____
SOURCE OF TITLE: D.R. _____
PAGE _____

MAB EMPRESAS LLC
DATE OF EXECUTION: _____
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PAGE _____

EHBV HOLDINGS LLC
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PRINT NAME: _____
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PAGE _____

1010 SE 4TH STREET LLC
DATE OF EXECUTION: _____
SIGNED: _____
NAME & ADDRESS: _____
PRINT NAME: _____
SOURCE OF TITLE: D.R. _____
PAGE _____

1002 & 1010 SW C STREET LLC
DATE OF EXECUTION: _____
SIGNED: _____
NAME & ADDRESS: _____
PRINT NAME: _____
SOURCE OF TITLE: D.R. _____
PAGE _____

REFERENCE DOCUMENTS:

DEED INSTRUMENT #L202605890
DEED INSTRUMENT #L202601515
DEED INSTRUMENT #L202601516
DEED INSTRUMENT #L202193034
DEED INSTRUMENT #L202551573
DEED INSTRUMENT #L202557490
DEED INSTRUMENT #L202537780
DEED INSTRUMENT #L202545413
DEED INSTRUMENT #L202551912

LLC / CORPORATION CONTACT:

WALTER P MOORE
MAILING ADDRESS: 1301 MCKINNEY STREET, SUITE 1100 HOUSTON, TEXAS 77010
PHONE NUMBER: 713-530-3769
EMAIL: TVUONG@WALTERPMOORE.COM

ADJUSTED LOT 1 SURVEYED PROPERTY DESCRIPTION:

ALL OF LOT 13, BLOCK 11 OF GILMORE'S ADDITION RECORDED IN PLAT BOOK 2012, PAGE 12, CITY OF BENTONVILLE, BENTON COUNTY ARKANSAS, AND A PORTION OF BLOCK 11 & 14 OF GILMORE'S ADDITION RECORDED IN PLAT BOOK 4, PAGE 25, CITY OF BENTONVILLE, BENTON COUNTY ARKANSAS, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHWEST CORNER OF BLOCK 14 OF GILMORE'S ADDITION RECORDED IN PLAT BOOK 4, PAGE 25 AND THE EASTERLY RIGHT-OF-WAY LINE OF SOUTHWEST F STREET; THENCE N02°00'05"E ALONG THE EASTERLY RIGHT-OF-WAY LINE OF SAID SOUTHWEST F STREET, A DISTANCE OF 580.70 FEET TO THE NORTHWEST CORNER OF SAID LOT 13, BLOCK 11 AND THE SOUTHERLY RIGHT-OF-WAY LINE OF SOUTHWEST 6TH STREET; THENCE S87°56'37"E ALONG THE SOUTHERLY RIGHT-OF-WAY LINE OF SAID SOUTHWEST 6TH STREET, A DISTANCE OF 197.62 FEET; THENCE S02°34'28"W, A DISTANCE OF 270.01 FEET; THENCE S87°56'37"E, A DISTANCE OF 116.23 FEET; THENCE N02°10'07"E, A DISTANCE OF 270.00 FEET TO THE SOUTHERLY RIGHT-OF-WAY LINE OF SOUTHWEST 6TH STREET; THENCE S87°36'14"E ALONG THE SOUTHERLY RIGHT-OF-WAY LINE OF SAID SOUTHWEST 6TH STREET, A DISTANCE OF 30.00 FEET; THENCE S02°10'07"W, A DISTANCE OF 598.82 FEET TO THE NORTHERLY RIGHT-OF-WAY LINE OF SOUTHWEST 8TH STREET; THENCE N85°01'41"W ALONG THE NORTHERLY RIGHT-OF-WAY LINE OF SAID SOUTHWEST 8TH STREET, A DISTANCE OF 28.63 FEET; THENCE N87°57'40"W ALONG THE NORTHERLY RIGHT-OF-WAY LINE OF SAID SOUTHWEST 8TH STREET, A DISTANCE OF 11.52 FEET; THENCE N84°42'37"W ALONG THE NORTHERLY RIGHT-OF-WAY LINE OF SAID SOUTHWEST 8TH STREET, A DISTANCE OF 275.53 FEET TO A POINT OF CURVATURE OF A 3044.00 FOOT RADIUS CURVE TO THE LEFT; THENCE NORTHWESTERLY ALONG THE SAID 3044.00 FOOT RADIUS CURVE TO THE LEFT THROUGH A CENTRAL ANGLE OF 00°28'17" FOR A DISTANCE OF 25.04 FEET, WITH SAID CURVE HAVING A CHORD BEARING AND DISTANCE OF N84°56'46"W 25.04 FEET TO THE POINT OF BEGINNING, CONTAINING A TOTAL OF 170,154 SQUARE FEET OR 3.91 ACRES MORE OR LESS.

ADJUSTED LOT 2 SURVEYED PROPERTY DESCRIPTION:

A PORTION OF LOT 13, BLOCK 10 OF GILMORE'S ADDITION RECORDED IN PLAT BOOK 2004, PAGE 72, CITY OF BENTONVILLE, BENTON COUNTY ARKANSAS, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF BLOCK 14 OF GILMORE'S ADDITION RECORDED IN PLAT BOOK 4, PAGE 25 AND THE NORTHERLY RIGHT-OF-WAY LINE OF SOUTHWEST 8TH STREET; THENCE SOUTHEASTERLY ALONG THE NORTHERLY RIGHT-OF-WAY LINE OF SAID SOUTHWEST 8TH STREET AND ALONG THE ARC OF A 3044.00 FOOT RADIUS CURVE TO THE RIGHT, THROUGH A CENTRAL ANGLE OF 00°28'17" FOR A DISTANCE OF 25.04 FEET, WITH SAID CURVE HAVING A CHORD BEARING AND DISTANCE OF S84°56'46"E 25.04 FEET; THENCE S84°42'37"E ALONG THE NORTHERLY RIGHT-OF-WAY LINE OF SAID SOUTHWEST 8TH STREET, A DISTANCE OF 275.53 FEET; THENCE S87°57'40"E ALONG THE NORTHERLY RIGHT-OF-WAY LINE OF SAID SOUTHWEST 8TH STREET, A DISTANCE OF 11.52 FEET; THENCE S85°01'41"E ALONG THE NORTHERLY RIGHT-OF-WAY LINE OF SAID SOUTHWEST 8TH STREET, A DISTANCE OF 28.63 FEET TO THE POINT OF BEGINNING; THENCE N02°10'07"E, A DISTANCE OF 598.82 FEET TO THE SOUTHERLY RIGHT-OF-WAY LINE OF SOUTHWEST 6TH STREET; THENCE S87°36'14"E ALONG THE SOUTHERLY RIGHT-OF-WAY LINE OF SAID SOUTHWEST 6TH STREET, A DISTANCE OF 30.00 FEET; THENCE S02°10'07"W, A DISTANCE OF 164.85 FEET; THENCE S87°37'59"E, A DISTANCE OF 195.03 FEET; THENCE S02°10'32"W, A DISTANCE OF 197.36 FEET; THENCE S87°28'59"E, A DISTANCE OF 131.41 FEET; THENCE N02°31'01"E, A DISTANCE OF 362.38 FEET TO THE SOUTHERLY RIGHT-OF-WAY LINE OF SOUTHWEST 6TH STREET; THENCE S87°36'14"E ALONG THE SOUTHERLY RIGHT-OF-WAY LINE OF SAID SOUTHWEST 6TH STREET, A DISTANCE OF 50.00 FEET; THENCE S02°31'01"W, A DISTANCE OF 604.29 FEET TO THE NORTHERLY RIGHT-OF-WAY LINE OF SOUTHWEST 8TH STREET; THENCE N87°28'36"W ALONG THE NORTHERLY RIGHT-OF-WAY LINE OF SOUTHWEST 8TH STREET, A DISTANCE OF 47.68 FEET; THENCE N87°29'00"W ALONG THE NORTHERLY RIGHT-OF-WAY LINE OF SOUTHWEST 8TH STREET, A DISTANCE OF 211.01 FEET; THENCE N86°43'34"W ALONG THE NORTHERLY RIGHT-OF-WAY LINE OF SOUTHWEST 8TH STREET, A DISTANCE OF 51.85 FEET; THENCE N85°17'55"W ALONG THE NORTHERLY RIGHT-OF-WAY LINE OF SOUTHWEST 8TH STREET, A DISTANCE OF 45.85 FEET; THENCE N84°28'40"W ALONG THE NORTHERLY RIGHT-OF-WAY LINE OF SOUTHWEST 8TH STREET, A DISTANCE OF 10.35 FEET; THENCE N85°01'41"W ALONG THE NORTHERLY RIGHT-OF-WAY LINE OF SOUTHWEST 8TH STREET, A DISTANCE OF 38.32 FEET TO THE POINT OF BEGINNING, CONTAINING A TOTAL OF 165,239 SQUARE FEET OR 3.79 ACRES MORE OR LESS.

ADJUSTED LOT 3 SURVEYED PROPERTY DESCRIPTION:

PORTION OF PART OF BLOCK 15 OF GILMORE'S ADDITION RECORDED IN PLAT BOOK U, PAGE 132, CITY OF BENTONVILLE, BENTON COUNTY ARKANSAS, A PORTION OF LOT 4A, BLOCK 9 OF DUNN AND DAVIS ADDITION RECORDED IN PLAT BOOK 23L, PAGE 236, CITY OF BENTONVILLE, BENTON COUNTY ARKANSAS, A PORTION OF LOTS 1 & 2, BLOCK 9 OF DUNN AND DAVIS ADDITION RECORDED IN PLAT BOOK Y, PAGE 59, CITY OF BENTONVILLE, BENTON COUNTY ARKANSAS, A PORTION OF LOT 1A, BLOCK 9, RECORDED IN PLAT BOOK 32, PAGE 52, CITY OF BENTONVILLE, BENTON COUNTY ARKANSAS, A PORTION OF LOTS 2 & 3, BLOCK 4 OF DUNN AND DAVIS ADDITION RECORDED IN PLAT BOOK 8, PAGE 71, CITY OF BENTONVILLE, BENTON COUNTY ARKANSAS, AND A PORTION OF LOTS 13 & 14, BLOCK 9 OF GILMORE'S ADDITION RECORDED IN PLAT BOOK 8, PAGE 72, CITY OF BENTONVILLE, BENTON COUNTY ARKANSAS, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF SAID LOT 2, BLOCK 4 OF DUNN AND DAVIS ADDITION AND THE WESTERLY RIGHT-OF-WAY LINE OF SOUTHWEST C STREET; THENCE S02°41'49"W ALONG THE WESTERLY RIGHT-OF-WAY LINE OF SAID SOUTHWEST C STREET, A DISTANCE OF 222.39 FEET; THENCE S02°41'49"W, A DISTANCE OF 14.27 FEET; THENCE S08°12'59"W, A DISTANCE OF 24.16 FEET; THENCE S02°42'54"W, A DISTANCE OF 53.25 FEET; THENCE S16°10'29"W, A DISTANCE OF 51.56 FEET; THENCE S02°42'59"W, A DISTANCE OF 133.85 FEET TO A POINT OF CURVATURE OF A 17.39 FOOT RADIUS CURVE TO THE RIGHT; THENCE SOUTHWESTERLY ALONG THE SAID 17.39 FOOT RADIUS CURVE TO THE RIGHT THROUGH A CENTRAL ANGLE OF 84°23'33" FOR A DISTANCE OF 25.61 FEET, WITH SAID CURVE HAVING A CHORD BEARING AND DISTANCE OF N47°42'22"E 23.36 FEET; THENCE N89°20'03"W, A DISTANCE OF 80.80
FEET TO THE SOUTHEAST CORNER OF SAID PART OF BLOCK 15 OF GILMORE'S ADDITION AND THE NORTHERLY RIGHT-OF-WAY LINE OF SOUTHWEST 8TH STREET; THENCE N86°50'20"W ALONG THE NORTHERLY RIGHT-OF-WAY LINE OF SAID SOUTHWEST 8TH STREET, A DISTANCE OF 174.85 FEET; THENCE N87°28'36"W ALONG THE NORTHERLY RIGHT-OF-WAY LINE OF SAID SOUTHWEST 8TH STREET, A DISTANCE OF 5.21 FEET; THENCE N02°31'01"E, A DISTANCE OF 604.29 FEET TO THE NORTHERLY LINE OF SAID LOT 13, BLOCK 9 OF GILMORE'S ADDITION AND THE SOUTHERLY RIGHT-OF-WAY LINE OF SOUTHWEST 6TH STREET; THENCE S87°36'14"E ALONG THE SOUTHERLY RIGHT-OF-WAY LINE OF SAID SOUTHWEST 6TH STREET, A DISTANCE OF 188.77 FEET TO THE NORTHWEST CORNER OF LOT 1, BLOCK 4 OF DUNN & DAVIS ADDITION RECORDED IN BOOK 8, PAGE 71; THENCE S02°28'07"W ALONG THE WESTERLY LINE OF SAID LOT 1, A DISTANCE OF 104.08 FEET TO THE SOUTHWEST CORNER OF SAID LOT 1; THENCE S87°33'09"E ALONG THE SOUTHERLY LINE OD SAID LOT 1, A DISTANCE OF 104.45 FEET TO THE POINT OF BEGINNING, CONTAINING A TOTAL OF 163,465 SQUARE FEET OR 3.75 ACRES MORE OR LESS.

ADJUSTED LOT 4 SURVEYED PROPERTY DESCRIPTION:

A PORTION OF BLOCK 11 OF GILMORE'S ADDITION RECORDED IN PLAT BOOK 4, PAGE 25, CITY OF BENTONVILLE, BENTON COUNTY ARKANSAS, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF LOT 13, BLOCK 11 OF GILMORE'S ADDITION RECORDED IN PLAT BOOK 2012, PAGE 12, CITY OF BENTONVILLE, BENTON COUNTY ARKANSAS, AND THE SOUTHERLY RIGHT-OF-WAY LINE OF SOUTHWEST 6TH STREET; THENCE S87°56'37"E ALONG THE SOUTHERLY RIGHT-OF-WAY LINE OF SAID SOUTHWEST 6TH STREET, A DISTANCE OF 197.62 FEET TO THE POINT OF BEGINNING; THENCE S87°56'37"E ALONG THE SOUTHERLY RIGHT-OF-WAY LINE OF SAID SOUTHWEST 6TH STREET, A DISTANCE OF 114.32 FEET; THENCE S02°10'07"W, A DISTANCE OF 270.00 FEET; THENCE N87°56'37"W, A DISTANCE OF 116.23 FEET; THENCE N02°34'28"E, A DISTANCE OF 270.01 FEET TO THE POINT OF BEGINNING, CONTAINING A TOTAL OF 31,125 SQUARE FEET OR 0.71 ACRES MORE OR LESS.

ADJUSTED LOT 5 SURVEYED PROPERTY DESCRIPTION:

A PORTION OF LOT 13, BLOCK 10 OF GILMORE'S ADDITION RECORDED IN PLAT BOOK 2004, PAGE 72, CITY OF BENTONVILLE, BENTON COUNTY ARKANSAS, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF LOT 13, BLOCK 11 OF GILMORE'S ADDITION RECORDED IN PLAT BOOK 2012, PAGE 12, CITY OF BENTONVILLE, BENTON COUNTY ARKANSAS, AND THE SOUTHERLY RIGHT-OF-WAY LINE OF SOUTHWEST 6TH STREET; THENCE S87°56'37"E ALONG THE SOUTHERLY RIGHT-OF-WAY LINE OF SAID SOUTHWEST 6TH STREET, A DISTANCE OF 311.94 FEET; THENCE CONTINUING S87°36'14"E ALONG THE SOUTHERLY RIGHT-OF-WAY LINE OF SAID SOUTHWEST 6TH STREET, A DISTANCE OF 60.00 FEET TO THE POINT OF BEGINNING; THENCE CONTINUING S87°36'14"E ALONG THE SOUTHERLY RIGHT-OF-WAY LINE OF SAID SOUTHWEST 6TH STREET, A DISTANCE OF 328.61 FEET THENCE S02°31'01"W, A DISTANCE OF 362.38 FEET; THENCE N87°28'59"W, A DISTANCE OF 131.41 FEET; THENCE N02°10'32"E, A DISTANCE OF 197.36 FEET; THENCE N87°37'59"W, A DISTANCE OF 195.03 FEET; THENCE N02°10'07"E, A DISTANCE OF 164.85 FEET TO THE POINT OF BEGINNING, CONTAINING A TOTAL OF 80,134 SQUARE FEET OR 1.84 ACRES MORE OR LESS.

NOTES:

BASIS OF BEARING: BEARINGS ARE BASED ON ARKANSAS STATE PLANE COORDINATES - NORTH ZONE, NAD83 (NSRS2011), PER GPS OBSERVATION.

DIMENSIONS ON THIS PLAT ARE EXPRESSED IN FEET AND DECIMAL PARTS THEREOF UNLESS OTHERWISE NOTED. MONUMENTS WERE FOUND AT POINTS WHERE INDICATED.

RIGHTS OF WAY AND EASEMENTS ARE SHOWN HEREON AS PER DOCUMENTS PROVIDED TO THE SURVEYOR. ADDITIONAL RIGHTS OF WAY AND EASEMENTS, RECORDED OR NOT A PART OF THE PUBLIC RECORD, MAY EXIST THAT AFFECT THE SUBJECT PROPERTY.

BEFORE ANY WORK IN THE RIGHT-OF-WAY COMMENCES, CONTRACTOR AND OR OWNER IS TO OBTAIN RIGHT-OF-WAY PERMIT FROM THE CITY OF BENTONVILLE TRANSPORTATION DEPARTMENT.

SIDEWALKS SHALL BE THE RESPONSIBILITY OF THE BUILDER/OWNER AT TIME OF BUILDING PERMIT ISSUANCE.

ALL SIDEWALKS SHALL BE INSTALLED BY THE TIMEFRAMES SET FORTH IN 900.08 OF THE STREET SPECIFICATIONS.

THERE MAY NOT BE FENCES OR ANY OTHER STRUCTURES BUILT IN ANY DRAINAGE EASEMENTS.

PROPOSED USE: SCHOOL AND SHOPPING CENTER

COMPLETED FIELD WORK: DECEMBER 10, 2025

SEE SHEETS 4-7 FOR DRAWING

CERTIFICATE OF APPROVAL:

PURSUANT TO THE BENTONVILLE LAND DEVELOPMENT CODE AND ALL OTHER CONDITIONS AND APPROVAL HAVING BEEN COMPLETED, THIS DOCUMENT IS HEREBY ACCEPTED. THIS CERTIFICATE IS HEREBY EXECUTED UNDER THE AUTHORITY OF THE SAID RULES AND REGULATIONS.

DATE OF EXECUTION: _____

SIGNED: _____
BENTONVILLE PLANNING COMISSION CHAIRMAN

SIGNED: _____
MAYOR CITY OF BENTONVILLE

SIGNED: _____
CITY CLERK, CITY OF BENTONVILLE

CERTIFICATE OF SURVEYING ACCURACY:

I HEREBY CERTIFY THAT THIS PLAT AND THE SURVEY ON WHICH IT IS BASED WERE COMPLETED UNDER MY SUPERVISION AND THE PROPERTY MONUMENTS WERE FOUND OR SET AS SHOWN, TO THE BEST OF MY KNOWLEDGE AND BELIEF.

_____ _____
ALLEN J. YOUNG DATE
ARKANSAS REGISTERED PROFESSIONAL
LAND SURVEYOR NO. 1441

CERTIFICATE OF AUTHORIZATION
DEVELOPMENT CONSULTANTS INC.
No.128
ARKANSAS ENGINEER

REGISTERED
STATE OF ARKANSAS
NO. 1441
SIGNATURE
ALLEN J. YOUNG
PROFESSIONAL LAND SURVEYOR

CITY OF BENTONVILLE PROJECT NO.: LSD26-0030

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DCI DEVELOPMENT CONSULTANTS INCORPORATED
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SUITE 290
FAYETTEVILLE, AR 72701
479-444-7880

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SCALE: N/A
DATE: 07-10-2026

REVISIONS

DEVELOPMENT CONSULTANTS INCORPORATED

PROJECT TITLE: STEM UNIVERSITY
BENTONVILLE, ARKANSAS

SHEET TITLE: PROPERTY LINE ADJUSTMENT PLAT - NOTES, SIGNATURES, AND SURVEYED PROPERTY DESCRIPTIONS

PROJECT NO: 25-181

SHEET NO: PLA-1

Walter P. Moore and Associates, Inc.
609 SW 8th St., Suite 600
Bentonville, Arkansas 72712

479.367.3250

STEM UNIVERSITY - PUBLIC IMPROVEMENT PLANS - PHASE 1

NO.	DATE	REVISION
1	02/18/2026	30% SD
2	04/27/2026	60% CD
3	05/17/2026	90% CD
4	06/17/2026	100% CD
5	07/17/2026	100% CD 2ND SUBMISSION

PROJECT NO. M08-25007-00 | DESIGNED BY | REVIEWED BY | DRAWN BY
ORIGINAL ISSUE | DATE

SURVEY-PLA-(PLAT)

C0.018PH1

24-Jul-2025 - 6:53 PM - X:\M08\2025\25007-00 stem university - retail village\Civil\3-production\03-sheets\public improvement plans\STEM_PUB_WPM_C-SVY PLAT_M08250070.dwg

PROPERTY LINE ADJUSTMENT PLAT

607 SW F STREET, 408 SW 8TH STREET, 508 SW 8TH STREET, 608 SW 8TH STREET, 704 SW C STREET, 706 SW C STREET, 708 SW C STREET, 604 SW C STREET, 606 SW C STREET, 405 SW 6TH STREET, 406 SW 7TH STREET, 407 SW 6TH STREET, AND 408 SW 7TH STREET
LOCATED IN SECTION 31, TOWNSHIP 20 NORTH, RANGE 30 WEST
BENTONVILLE, BENTON COUNTY, ARKANSAS 72712

TEMPORARY EASEMENT ZONE DESCRIPTION (ABN HOLDINGS LLC):

EASEMENT 1: STREET RIGHT-OF-WAY (PLAT BOOK A, PAGE 37)

A PORTION OF SOUTHWEST 7TH STREET, LYING BETWEEN BLOCK 11 AND BLOCK 14 OF GILMORE'S ADDITION, RECORDED IN PLAT RECORD "A", PAGE 37, CITY OF BENTONVILLE, BENTON COUNTY, ARKANSAS, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHWEST CORNER OF LOT 13, BLOCK 11 OF GILMORE'S ADDITION, RECORDED IN PLAT BOOK 2012, AT PAGE 12, CITY OF BENTONVILLE, BENTON COUNTY, ARKANSAS; THENCE S88°05'02"E ALONG THE SOUTH LINE OF SAID BLOCK 11, A DISTANCE OF 83.71 FEET TO THE NORTHWESTERLY LINE OF THE ABANDONED ARKANSAS MISSOURI RAILROAD RIGHT-OF-WAY; THENCE S59°06"14"W ALONG SAID ABANDONED RAILROAD RIGHT-OF-WAY LINE, A DISTANCE OF 99.69 FEET TO THE EASTERLY RIGHT-OF-WAY LINE OF SOUTHWEST F STREET; THENCE N02°00'05"E ALONG THE EASTERLY RIGHT-OF-WAY LINE OF SAID SOUTHWEST F STREET, A DISTANCE OF 54.02 FEET TO THE POINT OF BEGINNING, CONTAINING A TOTAL OF 2,261 SQUARE FEET MORE OR LESS.

EASEMENT 2: 12' ALLEY (PLAT BOOK A, PAGE 37)

A PORTION OF A 12 FOOT ALLEY, LYING IN BLOCK 11 OF GILMORE'S ADDITION, RECORDED IN PLAT RECORD "A", PAGE 37, CITY OF BENTONVILLE, BENTON COUNTY, ARKANSAS, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEASTERLY CORNER OF LOT 13, BLOCK 11 OF GILMORE'S ADDITION, RECORDED IN PLAT BOOK 2012, AT PAGE 12, ALSO BEING THE SOUTHERLY RIGHT-OF-WAY LINE OF SOUTHWEST 6TH STREET; THENCE S87°56'37"E ALONG THE SOUTHERLY RIGHT-OF-WAY LINE OF SAID OF SOUTHWEST 6TH STREET, A DISTANCE OF 12.00 FEET TO THE NORTHWESTERLY CORNER OF LOT 2, BLOCK 11 OF GILMORE'S ADDITION, RECORDED IN PLAT BOOK 4, PAGE 25; THENCE S02°01'20"W ALONG THE WESTERLY LINE OF LOTS 2, 4, 6, 8, & 10, BLOCK 11 OF GILMORE'S ADDITION, RECORDED IN PLAT BOOK 4, PAGE 25, A DISTANCE OF 261.13 FEET TO THE NORTHWESTERLY LINE OF THE ABANDONED ARKANSAS MISSOURI RAILROAD RIGHT-OF-WAY; THENCE S59°06'14"W ALONG SAID ABANDONED RAILROAD RIGHT-OF-WAY LINE, A DISTANCE OF 14.30 FEET TO THE SOUTHEASTERLY CORNER OF SAID LOT 13; THENCE N02°01'20"E ALONG THE EASTERLY LINE OF SAID LOT 13, A DISTANCE OF 268.90 FEET TO THE POINT OF BEGINNING, CONTAINING A TOTAL OF 3,180 SQUARE FEET MORE OR LESS.

EASEMENT 3: UTILITY EASEMENT (PLAT BOOK 2016, PAGE 30281)

A UTILITY EASEMENT RECORDED IN BOOK 2016, PAGE 30281, CITY OF BENTONVILLE, BENTON COUNTY, ARKANSAS, LYING WITHIN BLOCK 14 OF GILMORE'S ADDITION, RECORDED IN PLAT BOOK 4, PAGE 25, CITY OF BENTONVILLE, BENTON COUNTY, ARKANSAS, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHEASTERLY CORNER OF SAID BLOCK 14, SAID POINT BEING LOCATED AT THE NORTHERLY RIGHT-OF-WAY OF SOUTHWEST 8TH STREET AND THE WESTERLY RIGHT-OF-WAY OF SOUTHWEST E STREET; THENCE N87°57'40"W ALONG THE NORTHERLY RIGHT-OF-WAY LINE OF SOUTHWEST 8TH STREET, A DISTANCE OF 11.52 FEET; THENCE N84°42'37"W CONTINUING ALONG THE NORTHERLY LINE OF SAID SOUTHWEST 8TH STREET, A DISTANCE OF 275.53 FEET TO A POINT OF CURVATURE OF A 3044.00 FOOT RADIUS CURVE TO THE LEFT; THENCE NORTHWESTERLY ALONG THE SAID 3044.00 FOOT RADIUS CURVE TO THE LEFT THROUGH A CENTRAL ANGLE OF 00°28'17" FOR A DISTANCE OF 25.04 FEET, WITH SAID CURVE HAVING A CHORD BEARING AND DISTANCE OF N84°56'46"W 25.04 FEET TO THE WESTERLY LINE OF SAID BLOCK 14 AND THE EASTERLY RIGHT-OF-WAY LINE OF SOUTHWEST F STREET; THENCE N02°00'05"E ALONG THE WESTERLY LINE OF SAID BLOCK 14, A DISTANCE OF 30.04 FEET; THENCE S84°43'14"E,A DISTANCE OF 312.13 FEET TO THE EASTERLY LINE OF SAID BLOCK 14 AND THE WESTERLY RIGHT-OF-WAY LINE OF SOUTHWEST E STREET; THENCE S02°02'01"W ALONG THE EASTERLY LINE OF SAID BLOCK 14, A DISTANCE OF 29.33 FEET TO THE POINT OF BEGINNING, CONTAINING A TOTAL OF 9,348 SQUARE FEET OR 0.21 ACRES MORE OR LESS.

EASEMENT 4: 5.0' AT&T EASEMENT (PLAT BOOK 93, PAGE 59351)

A PORTION OF A 5 FOOT WIDE UTILITY EASEMENT RECORDED IN BOOK 93, PAGE 59351, CITY OF BENTONVILLE, BENTON COUNTY, ARKANSAS, LYING WITHIN BLOCK 14 OF GILMORE'S ADDITION, RECORDED IN PLAT BOOK 4, PAGE 25, CITY OF BENTONVILLE, BENTON COUNTY, ARKANSAS, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHEASTERLY CORNER OF SAID BLOCK 14, SAID POINT BEING LOCATED AT THE NORTHERLY RIGHT-OF-WAY OF SOUTHWEST 8TH STREET AND THE WESTERLY RIGHT-OF-WAY OF SOUTHWEST E STREET; THENCE N02°02'01"E ALONG THE EASTERLY LINE OF SAID BLOCK 14 AND THE WESTERLY RIGHT-OF-WAY LINE OF SOUTHWEST E STREET, A DISTANCE OF 55.96 FEET TO THE POINT OF BEGINNING; THENCE N87°51'23"W, A DISTANCE OF 311.64 FEET TO THE WESTERLY LINE OF SAID BLOCK 14 AND THE EASTERLY RIGHT-OF-WAY LINE OF SOUTHWEST F STREET; THENCE N02°00'05"E ALONG THE WESTERLY LINE OF SAID BLOCK 14, A DISTANCE OF 5.00 FEET; THENCE S87°51'23"E, A DISTANCE OF 311.64 FEET TO THE EASTERLY LINE OF SAID BLOCK 14 AND THE WESTERLY RIGHT-OF-WAY LINE OF SOUTHWEST E STREET; THENCE S02°02'01"W ALONG THE EASTERLY LINE OF SAID BLOCK 14, A DISTANCE OF 5.00 FEET TO THE POINT OF BEGINNING, CONTAINING A TOTAL OF 1,558 SQUARE FEET MORE OR LESS.

EASEMENT 5: 5.0' AT&T EASEMENT (PLAT BOOK 93, PAGE 59351)

A PORTION OF A 5 FOOT WIDE UTILITY EASEMENT RECORDED IN BOOK 93, PAGE 59351, CITY OF BENTONVILLE, BENTON COUNTY, ARKANSAS, LYING WITHIN LOT 13, BLOCK 10 OF GILMORE'S ADDITION, RECORDED IN PLAT BOOK 2004, PAGE 727, CITY OF BENTONVILLE, BENTON COUNTY, ARKANSAS, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHEASTERLY CORNER OF SAID LOT 13; THENCE N87°11'25"W ALONG THE SOUTHERLY LINE OF SAID LOT 13, AND THE NORTHERLY RIGHT-OF-WAY LINE OF SOUTHWEST 8TH STREET, A DISTANCE OF 224.55 FEET TO THE POINT OF BEGINNING; THENCE N87°11'25"W ALONG THE NORTHERLY RIGHT-OF-WAY LINE OF SOUTHWEST 8TH STREET, A DISTANCE OF 5.03 FEET; THENCE N03°55'58"W, A DISTANCE OF 42.93 FEET; THENCE N87°51'23"W, A DISTANCE OF 147.49 FEET TO THE WESTERLY LINE OF SAID LOT 13 AND THE EASTERLY RIGHT-OF-WAY LINE OF SOUTHWEST E STREET; THENCE N02°18'13"E ALONG THE WESTERLY LINE OF SAID LOT 13, A DISTANCE OF 5.00 FEET; THENCE S87°51'23"E, A DISTANCE OF 151.97 FEET; THENCE S03°55'58"E, A DISTANCE OF 48.02 FEET TO THE POINT OF BEGINNING, CONTAINING A TOTAL OF 973, SQUARE FEET MORE OR LESS.

EASEMENT 6: 20' UTILITY EASEMENT (PLAT BOOK 2016, PAGE 30239)

A UTILITY EASEMENT RECORDED IN BOOK 2016, PAGE 30239, CITY OF BENTONVILLE, BENTON COUNTY ARKANSAS, LYING WITHIN LOT 13, BLOCK 10 OF GILMORE'S ADDITION, RECORDED IN PLAT BOOK 2004, PAGE 727, CITY OF BENTONVILLE, BENTON COUNTY, ARKANSAS, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHEASTERLY CORNER OF SAID LOT 13; THENCE N87°11'25"W ALONG THE SOUTHERLY LINE OF SAID LOT 13 AND THE NORTHERLY RIGHT-OF-WAY LINE OF SOUTHWEST 8TH STREET, A DISTANCE OF 371.70 FEET TO A POINT ON A 25.00 FOOT RADIUS CURVE TO THE RIGHT; THENCE NORTHWESTERLY ALONG THE SAID 25.00 FOOT RADIUS CURVE TO THE RIGHT THROUGH A CENTRAL ANGLE OF 52°42'27" FOR A DISTANCE OF 23.00 FEET, WITH SAID CURVE HAVING A CHORD BEARING AND DISTANCE OF N24°06'45"W 22.20 FEET; THENCE N02°18'13"E ALONG THE WESTERLY LINE OF SAID LOT 13, A DISTANCE OF 0.31 FEET; THENCE S87°10'31"E, A DISTANCE OF 381.56 FEET TO THE EASTERLY LINE OF SAID LOT 13 AND THE WESTERLY LINE OF PART OF BLOCK 15 OF GILMORE'S ADDITION, RECORDED IN PLAT BOOK U, PAGE 132; THENCE S02°16'23"W ALONG THE EASTERLY LINE OF SAID LOT 13, A DISTANCE OF 20.00 FEET TO THE POINT OF BEGINNING, CONTAINING A TOTAL OF 7,591 SQUARE FEET OR 0.17 ACRES MORE OR LESS.

EASEMENT 7: UTILITY EASEMENT

A UTILITY EASEMENT RECORDED IN THE CITY OF BENTONVILLE, BENTON COUNTY, ARKANSAS, LYING WITHIN LOT 13, BLOCK 10 OF GILMORE'S ADDITION, RECORDED IN PLAT BOOK 2004, PAGE 727, CITY OF BENTONVILLE, BENTON COUNTY, ARKANSAS, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHEASTERLY CORNER OF SAID LOT 13; THENCE N02°16'23"E ALONG THE EASTERLY LINE OF SAID LOT 13, A DISTANCE OF 20.00 FEET TO THE INTERSECTION OF SAID EASTERLY LINE WITH THE NORTHERLY LINE OF AN EXISTING UTILITY EASEMENT, AS DESCRIBED IN BOOK 2016 AT PAGE 30239, AND THE TRUE POINT OF BEGINNING; THENCE N87°11'25"W, A DISTANCE OF 60.76 FEET; THENCE N03°26'53"E, A DISTANCE OF 4.32 FEET; THENCE S86°33'07"E, A DISTANCE OF 24.01 FEET; THENCE N04°17'04"E, A DISTANCE OF 5.12 FEET; THENCE S85°42'48"E, A DISTANCE OF 36.51 FEET TO THE EASTERLY LINE OF SAID LOT 13; THENCE S02°16'23"W ALONG THE EASTERLY LINE OF SAID LOT 13, A DISTANCE OF 8.23 FEET TO THE POINT OF BEGINNING, CONTAINING A TOTAL OF 422 SQUARE FEET MORE OR LESS.

EASEMENT 15: DRAINAGE EASEMENT (L202319186)

A DRAINAGE EASEMENT RECORDED PER DOCUMENT NUMBER L202319186, CITY OF BENTONVILLE, BENTON COUNTY, ARKANSAS, LYING WITHIN LOT 13, BLOCK 10 OF GILMORE'S ADDITION, RECORDED IN PLAT BOOK 2004, PAGE 727, CITY OF BENTONVILLE, BENTON COUNTY, ARKANSAS, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHEASTERLY CORNER OF SAID LOT 13; THENCE N87°09'18"W ALONG THE SOUTHERLY LINE OF SAID LOT 13 AND THE NORTHERLY RIGHT-OF-WAY LINE OF SOUTHWEST 8TH STREET, A DISTANCE OF 23.00 FEET; THENCE N02°58'20"E, A DISTANCE OF 7.77 FEET TO THE POINT OF CURVATURE OF A 85.00 FOOT RADIUS CURVE TO THE LEFT; THENCE NORTHWESTERLY ALONG THE SAID 85.00 FOOT RADIUS CURVE TO THE LEFT THROUGH A CENTRAL ANGLE OF 25°07'45" FOR A DISTANCE OF 37.28 FEET, WITH SAID CURVE HAVING A CHORD BEARING AND DISTANCE OF N09°35'33"W 36.98 FEET; THENCE N22°09'18"W, A DISTANCE OF 11.77 FEET TO THE POINT OF CURVATURE OF A 115.00 FOOT RADIUS CURVE TO THE RIGHT; THENCE NORTHWESTERLY ALONG THE SAID 115.00 FOOT RADIUS CURVE TO THE RIGHT THROUGH A CENTRAL ANGLE OF 25°00'03" FOR A DISTANCE OF 50.18 FEET, WITH SAID CURVE HAVING A CHORD BEARING AND DISTANCE OF N09°39'16"W 49.78 FEET; THENCE N02°50'42"E, A DISTANCE OF 97.00 FEET; THENCE N87°09'19"W, A DISTANCE OF 31.01 FEET; THENCE N02°1650"E, A DISTANCE OF 20.00 FEET, THENCE S87°43'37"E, A DISTANCE OF 22.71 FEET; THENCE N02°16'23"E, A DISTANCE OF 2.98 FEET TO THE SOUTHWESTERLY RIGHT-OF-WAY LINE OF SOUTHWEST 7TH STREET; THENCE S87°12'45"E ALONG THE SOUTHERLY RIGHT-OF-WAY LINE OF SAID SOUTHWEST 7TH STREET, A DISTANCE OF 38.54 FEET; THENCE S02°50'42"W, A DISTANCE OF 120.24 FEET TO THE POINT OF CURVATURE OF A 85.00 FOOT RADIUS CURVE TO THE LEFT; THENCE SOUTHEASTERLY ALONG THE SAID 85.00 FOOT RADIUS CURVE TO THE LEFT THROUGH A CENTRAL ANGLE OF 25°00'04" FOR A DISTANCE OF 37.09 FEET, WITH SAID CURVE HAVING A CHORD BEARING AND DISTANCE OF S09°39'20"E 36.80 FEET; THENCE S22°09'18"E, A DISTANCE OF 11.77 FEET TO THE POINT OF CURVATURE OF A 115.00 FOOT RADIUS CURVE TO THE RIGHT; THENCE SOUTHEASTERLY ALONG THE SAID 115.00 FOOT RADIUS CURVE TO THE RIGHT THROUGH A CENTRAL ANGLE OF 04°11'06" FOR A DISTANCE OF 8.40 FEET, WITH SAID CURVE HAVING A CHORD BEARING AND DISTANCE OF S20°03'45"E 8.40 FEET TO THE EASTERLY LINE OF SAID LOT 13; THENCE S02°16'23"W ALONG THE EASTERLY LINE OF SAID LOT 13, A DISTANCE OF 48.83 FEET TO THE POINT OF BEGINNING, CONTAINING A TOTAL OF 7,216 SQUARE FEET OR 0.17 ACRES MORE OR LESS.

TEMPORARY EASEMENT ZONE DESCRIPTION (MAB EMPRESAS LLC):

EASEMENT 9: UTILITY EASEMENT (L202571336)

A UTILITY EASEMENT RECORDED PER DOCUMENT NUMBER L202571336, CITY OF BENTONVILLE, BENTON COUNTY, ARKANSAS, LYING WITHIN A PART OF BLOCK 15 OF GILMORE'S ADDITION, RECORDED IN PLAT BOOK U, PAGE 132, CITY OF BENTONVILLE, BENTON COUNTY, ARKANSAS, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHEASTERLY CORNER OF LOT 13, BLOCK 10 OF GILMORE'S ADDITION, RECORDED IN PLAT BOOK 2004, PAGE 727; THENCE N02°16'23"E ALONG THE EASTERLY LINE OF SAID LOT 13, A DISTANCE OF 19.85 FEET TO THE INTERSECTION OF SAID EASTERLY LINE WITH THE NORTHERLY LINE OF A UTILITY EASEMENT, AS DESCRIBED IN JUDGEMENT GRANTING EASEMENTS, FILED FOR RECORD IN LAND DOCUMENT L201914039, AND THE TRUE POINT OF BEGINNING; THENCE CONTINUING N02°16'23"E ALONG THE EASTERLY LINE OF SAID LOT 13, A DISTANCE OF 8.38 FEET; THENCE S85°31'00"E, A DISTANCE OF 27.11 FEET; THENCE S04°16'11"W, A DISTANCE OF 7.56 FEET; THENCE N87°15'17"W, A DISTANCE OF 26.83 FEET TO THE POINT OF BEGINNING, CONTAINING A TOTAL OF 215 SQUARE FEET MORE OR LESS.

EASEMENT 10: UTILITY EASEMENT (201914039)

A UTILITY EASEMENT RECORDED PER DOCUMENT NUMBER 201914039, CITY OF BENTONVILLE, BENTON COUNTY, ARKANSAS, LYING WITHIN A PART OF BLOCK 15 OF GILMORE'S ADDITION, RECORDED IN PLAT BOOK U, PAGE 132, CITY OF BENTONVILLE, BENTON COUNTY, ARKANSAS, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING ON THE WESTERLY LINE OF SAID PART OF BLOCK 15 AND THE NORTHERLY RIGHT-OF-WAY LINE OF SOUTHWEST 8TH STREET, PER DOCUMENT NUMBER L201914039; THENCE N02°16'23"E ALONG THE WESTERLY LINE OF SAID PART OF BLOCK 15, A DISTANCE OF 39.31 FEET; THENCE S86°50'20"E, A DISTANCE OF 174.85 FEET TO THE EASTERLY LINE OF SAID PART OF BLOCK 15; THENCE S02°16'23"W, ALONG THE EASTERLY LINE OF SAID PART OF BLOCK 15, A DISTANCE OF 39.31 FEET; THENCE N86°50'20"W ALONG THE NORTHERLY RIGHT-OF-WAY LINE OF SOUTHWEST 8TH STREET, A DISTANCE OF 174.85 TO THE POINT OF BEGINNING, CONTAINING A TOTAL OF 6,872 SQUARE FEET OR 0.16 ACRES MORE OR LESS.

EASEMENT 11: UTILITY EASEMENT (PLAT BOOK 2015, PAGE 68547)

A UTILITY EASEMENT RECORDED IN BOOK 2015, PAGE 68547, CITY OF BENTONVILLE, BENTON COUNTY, ARKANSAS, LYING WITHIN LOT 4A, BLOCK 9, DUNN & DAVIS ADDITION, RECORDED IN PLAT BOOK 23L, PAGE 236, CITY OF BENTONVILLE, BENTON COUNTY, ARKANSAS, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHEASTERLY CORNER OF SAID LOT 4A; THENCE N87°46'34"W ALONG THE SOUTHERLY LINE OF SAID LOT 4A AND THE NORTHERLY RIGHT-OF-WAY LINE OF SOUTHWEST 8TH STREET, A DISTANCE OF 114.40 FEET TO THE EASTERLY LINE OF PART OF BLOCK 15 OF GILMORE'S ADDITION, RECORDED IN BOOK U, PAGE 132; THENCE N02°16'23"E ALONG THE EASTERLY LINE OF SAID PART OF BLOCK 15, A DISTANCE OF 12.15 FEET; THENCE S87°27'02"E, A DISTANCE OF 114.49 FEET TO THE EASTERLY LINE OF SAID LOT 4A AND THE WESTERLY RIGHT-OF-WAY LINE OF SOUTHWEST C STREET; THENCE S02°42'52"W ALONG THE EASTERLY LINE OF SAID LOT 4A, A DISTANCE OF 11.50 FEET TO THE POINT OF BEGINNING, CONTAINING A TOTAL OF 1,353 SQUARE FEET MORE OR LESS.

EASEMENT 12: 20' UTILITY EASEMENT (PLAT BOOK 23L, PAGE 236)

A 20.00 FOOT UTILITY EASEMENT LYING WITHIN LOT 4A, BLOCK 9, DUNN & DAVIS ADDITION, RECORDED IN PLAT BOOK 23L, PAGE 236, CITY OF BENTONVILLE, BENTON COUNTY, ARKANSAS, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHEASTERLY CORNER OF SAID LOT 4A; THENCE N87°46'34"W ALONG THE SOUTHERLY LINE OF SAID LOT 4A AND THE NORTHERLY RIGHT-OF-WAY LINE OF SOUTHWEST 8TH STREET, A DISTANCE OF 102.40 FEET; THENCE N02°16'23"E, A DISTANCE OF 20.00 FEET; THENCE S87°46'34"E, A DISTANCE OF 82.56 FEET; THENCE N02°42'52"E, A DISTANCE OF 63.38 FEET TO THE NORTHERLY LINE OF SAID LOT 4A; THENCE S87°46'28"E, A DISTANCE OF 20.00 FEET TO THE NORTHEASTERLY CORNER OF SAID LOT 4A AND THE WESTERLY RIGHT-OF-WAY LINE OF SOUTHWEST C STREET; THENCE S02°42'52"W ALONG THE EASTERLY LINE OF SAID LOT 4A, A DISTANCE OF 83.38 FEET TO THE POINT OF BEGINNING, CONTAINING A TOTAL OF 3,317 SQUARE FEET MORE OR LESS.

EASEMENT 13: RIGHT-OF-WAY (PLAT BOOK 23L, PAGE 236)

A PART OF A 15.00 FOOT RIGHT-OF-WAY DEDICATION LYING SOUTH OF LOT 4A, BLOCK 9, DUNN & DAVIS ADDITION, RECORDED IN PLAT BOOK 23L, PAGE 236, CITY OF BENTONVILLE, BENTON COUNTY, ARKANSAS, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHEASTERLY CORNER OF SAID LOT 4A AND THE INTERSECTION OF THE NORTHERLY RIGHT-OF-WAY LINE OF SOUTHWEST 8TH STREET AND THE WESTERLY RIGHT-OF-WAY LINE OF SOUTHWEST C STREET; THENCE S02°42'52"W, A DISTANCE OF 10.00 FEET; THENCE N87°36'34"W, A DISTANCE OF 114.33 FEET TO THE EASTERLY LINE OF PART OF BLOCK 15, GILMORE'S ADDITION, RECORDED IN PLAT BOOK U, PAGE 132; THENCE N02°16'23"E ALONG THE EASTERLY LINE OF SAID PART OF BLOCK 15, A DISTANCE OF 10.00 FEET; THENCE S87°46'34"E ALONG THE SOUTHERLY LINE OF SAID LOT 4A, A DISTANCE OF 114.40 FEET TO THE POINT OF BEGINNING, CONTAINING A TOTAL OF 1,143 SQUARE FEET MORE OR LESS.

EASEMENT 14: DRAINAGE EASEMENT (L202358203)

A DRAINAGE EASEMENT RECORDED PER DOCUMENT NUMBER L202358203, CITY OF BENTONVILLE, BENTON COUNTY, ARKANSAS, LYING WITHIN A PART OF BLOCK 15 OF GILMORE'S ADDITION, RECORDED IN PLAT BOOK U, PAGE 132, CITY OF BENTONVILLE, BENTON COUNTY, ARKANSAS, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING ON THE WESTERLY LINE OF SAID PART OF BLOCK 15 AND THE NORTHERLY RIGHT-OF-WAY LINE OF SOUTHWEST 8TH STREET, PER DOCUMENT NUMBER L201914039; THENCE N02°16'23"E ALONG THE WESTERLY LINE OF SAID PART OF BLOCK 15, A DISTANCE OF 68.14 FEET TO THE POINT OF CURVATURE OF A 115.00 FOOT RADIUS CURVE TO THE RIGHT; THENCE NORTHEASTERLY ALONG THE SAID 115.00 FOOT RADIUS CURVE TO THE RIGHT THROUGH A CENTRAL ANGLE OF 20°56'32" FOR A DISTANCE OF 42.03 FEET, WITH SAID CURVE HAVING A CHORD BEARING AND DISTANCE OF N12°44'39"E 41.80 FEET; THENCE S87°20'33"E, A DISTANCE OF 58.19 FEET; THENCE S02°59'08"W, A DISTANCE OF 16.99 FEET; THENCE S02°37'55"W, A DISTANCE OF 92.87 FEET (10.00 FEET RECORD) TO THE NORTHERLY RIGHT-OF-WAY LINE OF SOUTHWEST 8TH STREET; THENCE N86°50'20"W ALONG THE NORTHERLY RIGHT-OF-WAY LINE OF SOUTHWEST 8TH STREET, A DISTANCE OF 65.00 FEET TO THE POINT OF BEGINNING, CONTAINING A TOTAL OF 6,069 SQUARE FEET OR 0.14 ACRES MORE OR LESS.

TEMPORARY EASEMENT ZONE DESCRIPTION (STREET RIGHT-OF-WAY):

EASEMENT 8: STREET RIGHT-OF-WAY (PLAT BOOK 4, PAGE 25 & PLAT BOOK 2004, PAGE 727)

ALL OF SOUTHWEST E STREET, LYING BETWEEN SOUTHWEST 6TH STREET AND SOUTHWEST 8TH STREET AS RECORDED IN PLAT BOOK 4, PAGE 25, CITY OF BENTONVILLE, BENTON COUNTY, ARKANSAS, AND A PART OF SOUTHWEST 8TH STREET, LYING SOUTH OF LOT 13, BLOCK 10 OF GILMORE'S ADDITION, RECORDED IN PLAT BOOK 2004, PAGE 727, CITY OF BENTONVILLE, BENTON COUNTY, ARKANSAS, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHEASTERLY CORNER OF SAID BLOCK 14 OF GILMORE'S ADDITION RECORDED IN PLAT BOOK 4, PAGE 25, SAID POINT BEING LOCATED AT THE NORTHERLY RIGHT-OF-WAY OF SOUTHWEST 8TH STREET AND THE WESTERLY RIGHT-OF-WAY OF SOUTHWEST E STREET; THENCE N02°02'01"E ALONG THE WESTERLY RIGHT-OF-WAY LINE OF SAID SOUTHWEST E STREET, A DISTANCE OF 576.54 FEET TO THE NORTHEASTERLY CORNER OF BLOCK 11 OF GILMORE'S ADDITION RECORDED IN PLAT BOOK 4, PAGE 25, AND THE SOUTHERLY RIGHT-OF-WAY LINE OF SOUTHWEST 6TH STREET; THENCE S87°36'14"E ALONG THE SOUTHERLY RIGHT-OF-WAY LINE OF SAID SOUTHWEST 6TH STREET A DISTANCE OF 60.00 FEET TO THE NORTHWESTERLY CORNER OF LOT 13, BLOCK 10 OF GILMORE'S ADDITION, RECORDED IN PLAT BOOK 2004, PAGE 727, AND THE EASTERLY RIGHT-OF-WAY LINE OF SOUTHWEST E STREET; THENCE S02°18'13"W ALONG THE EASTERLY RIGHT-OF-WAY LINE OF SAID SOUTHWEST E STREET, A DISTANCE OF 562.43 FEET TO A POINT OF CURVATURE OF A 25.00 FOOT RADIUS CURVE TO THE LEFT; THENCE SOUTHEASTERLY ALONG THE SAID 25.00 FOOT RADIUS CURVE TO THE LEFT THROUGH A CENTRAL ANGLE OF 52°42'27" FOR A DISTANCE OF 23.00 FEET, WITH SAID CURVE HAVING A CHORD BEARING AND DISTANCE OF S24°06'45"E 22.20 FEET TO THE NORTHERLY RIGHT-OF-WAY OF SOUTHWEST 8TH STREET; THENCE S87°11'25"E ALONG THE SOUTHERLY LINE OF SAID LOT 13, AND THE NORTHERLY RIGHT-OF-WAY LINE OF SOUTHWEST 8TH STREET, A DISTANCE OF 371.70 FEET TO THE WESTERLY LINE OF A PART OF BLOCK 15 OF GILMORE'S ADDITION, RECORDED IN PLAT BOOK U, PAGE 132; THENCE S02°16'23"W ALONG SAID WESTERLY LINE, A DISTANCE OF 19.31 FEET; THENCE N86°43'10"W A DISTANCE OF 438.82 FEET TO THE POINT OF BEGINNING, CONTAINING A TOTAL OF 41,892 SQUARE FEET OR 0.96 ACRES MORE OR LESS.

EASEMENT 17: STREET RIGHT-OF-WAY (PLAT BOOK A, PAGE 37)

ALL OF SOUTHWEST D STREET LYING BETWEEN SOUTHWEST 6TH STREET AND SOUTHWEST 7TH STREET, AND ALL OF SOUTHWEST 7TH STREET LYING BETWEEN SOUTHWEST C STREET AND SOUTHWEST D STREET, AS RECORDED IN PLAT BOOK A, PAGE 37, CITY OF BENTONVILLE, BENTON COUNTY, ARKANSAS, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEASTERLY CORNER OF LOT 13, BLOCK 10 OF GILMORE'S ADDITION, RECORDED IN PLAT BOOK 2004, PAGE 727, AND THE SOUTHERLY RIGHT-OF-WAY LINE OF SOUTHWEST 6TH STREET; THENCE S87°36'14"E ALONG THE SOUTHERLY RIGHT-OF-WAY OF SAID 6TH STREET, A DISTANCE OF 47.51 FEET TO THE NORTHWESTERLY CORNER OF LOT 13, BLOCK 9 OF GILMORE'S ADDITION, RECORDED IN PLAT BOOK 8, PAGE 72; THENCE S02°31'39"W ALONG THE WESTERLY LINE OF LOT 13 AND LOT 14, BLOCK 9 OF GILMORE'S ADDITION, RECORDED IN PLAT BOOK 8, PAGE 72, A DISTANCE OF 311.73 FEET TO THE SOUTHWESTERLY CORNER OF SAID LOT 14 AND THE NORTHERLY RIGHT-OF-WAY LINE OF SOUTHWEST 7TH STREET; THENCE S87°29'38"E ALONG THE NORTHERLY RIGHT-OF-WAY LINE OF SAID SOUTHWEST 7TH STREET, A DISTANCE OF 293.95 FEET TO THE WESTERLY RIGHT-OF-WAY LINE OF SOUTHWEST C STREET; THENCE S00°21'50"E, ALONG THE WESTERLY RIGHT-OF-WAY OF SOUTHWEST C STREET, A DISTANCE OF 51.00 FEET TO THE NORTHEASTERLY CORNER OF LOT 1A, BLOCK 9, RECORDED IN PLAT BOOK 32, PAGE 52, AND THE SOUTHERLY RIGHT-OF-WAY LINE OF SOUTHWEST 7TH STREET; THENCE N87°23'38"W ALONG THE SOUTHERLY RIGHT-OF-WAY LINE OF SAID SOUTHWEST 7TH STREET, A DISTANCE OF 104.20 FEET TO THE NORTHWESTERLY CORNER OF SAID LOT 1A; THENCE N87°12'45"W ALONG THE SOUTHERLY RIGHT-OF-WAY LINE OF SAID SOUTHWEST 7TH STREET, A DISTANCE OF 239.83 FEET TO THE EASTERLY LINE OF THE AFOREMENTIONED LOT 13, BLOCK 10 OF GILMORE'S ADDITION; THENCE N02°31'39"E ALONG THE EASTERLY LINE OF SAID LOT 13, BLOCK 10, A DISTANCE OF 361.21 FEET TO THE POINT OF BEGINNING, CONTAINING A TOTAL OF 32,032 SQUARE FEET OR 0.74 ACRES MORE OR LESS.

CITY OF BENTONVILLE PROJECT NO.: LSD26-0030

DEVELOPMENT CONSULTANTS INCORPORATED

PROJECT TITLE:
STEM UNIVERSITY
BENTONVILLE, ARKANSAS

SHEET TITLE:
PROPERTY LINE ADJUSTMENT PLAT - TEMPORARY EASEMENT LEGAL DESCRIPTIONS

PROJECT NO:
25-181

SHEET NO:
PLA-2

REVISIONS

DCI
DEVELOPMENT CONSULTANTS INCORPORATED
1 EAST CENTER STREET
SUITE 290
FAYETTEVILLE, AR 72701
479-444-7880

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Walter P. Moore and Associates, Inc.
609 SW 8th St., Suite 600
Bentonville, Arkansas 72712
479.367.3250

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HENDERSON ENGINEERS

STEM UNIVERSITY - PUBLIC IMPROVEMENT PLANS - PHASE 1

NO.	DATE	REVISION
1	02/18/2026	30% SD
2	04/27/2026	60% CD
3	05/17/2026	90% CD
4	06/17/2026	100% CD
5	07/17/2026	100% CD 2ND SUBMISSION

PROJECT NO.	DESIGNED BY	REVIEWED BY	DRAWN BY
M08-25007-00			
ORIGINAL ISSUE			DATE

SURVEY-PLA-(PLAT)

C0.019PH1

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24-Jul-2025 - 6:53 PM - X:\M08\2025\25007-00 stem university - retail village\Civil\3-production\03-sheets\public improvement plans\STEM_PUB_WPM_C-SVY PLAT_M08250070.dwg

PROPERTY LINE ADJUSTMENT PLAT

607 SW F STREET, 408 SW 8TH STREET, 508 SW 8TH STREET, 608 SW 8TH STREET, 704 SW C STREET, 706 SW C STREET, 708 SW C STREET, 604 SW C STREET, 606 SW C STREET, 405 SW 6TH STREET, 406 SW 7TH STREET, 407 SW 6TH STREET, AND 408 SW 7TH STREET
LOCATED IN SECTION 31, TOWNSHIP 20 NORTH, RANGE 30 WEST
BENTONVILLE, BENTON COUNTY, ARKANSAS 72712

TEMPORARY EASEMENT ZONE DESCRIPTION (EHBV HOLDINGS LLC):

EASEMENT 16: 20' UTILITY EASEMENT (PLAT BOOK 32, PAGE 52)

A 20.00 FOOT UTILITY EASEMENT LYING WITHIN LOT 1A, BLOCK 9, RECORDED IN PLAT BOOK 32, PAGE 52, CITY OF BENTONVILLE, BENTON COUNTY, ARKANSAS, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWESTERLY CORNER OF SAID LOT 1A; THENCE S87°23'38"E ALONG THE NORTHERLY LINE OF SAID LOT 1A AND THE SOUTHERLY RIGHT-OF-WAY LINE OF SOUTHWEST 7TH STREET, A DISTANCE OF 104.20 FEET TO THE NORTHEAST CORNER OF SAID LOT 1A AND THE WESTERLY RIGHT-OF-WAY LINE OF SOUTHWEST C STREET; THENCE S02°42'52"W ALONG THE EASTERLY LINE OF SAID LOT 1A, A DISTANCE OF 76.22 FEET TO THE SOUTHEAST CORNER OF SAID LOT 1A; THENCE S87°17'18"E ALONG THE SOUTHERLY LINE OF SAID LOT 1A, A DISTANCE OF 20.00 FEET; THENCE N02°42'52"E, A DISTANCE OF 56.18 FEET; THENCE N87°23'38"W, A DISTANCE OF 84.05 FEET TO THE WESTERLY LINE OF SAID LOT 1A; THENCE N02°16'23"E ALONG THE WESTERLY LINE OF SAID LOT 1A, A DISTANCE OF 20.00 FEET TO THE POINT OF BEGINNING, CONTAINING A TOTAL OF 3,203 SQUARE FEET MORE OR LESS.

TEMPORARY EASEMENT ZONE DESCRIPTION (302 NE B STREET LLC):

EASEMENT 18: UTILITY EASEMENT (PLAT BOOK 8, PAGE 72)

A UTILITY EASEMENT RECORDED IN PLAT BOOK 8, PAGE 72, CITY OF BENTONVILLE, BENTON COUNTY, ARKANSAS, LYING WITHIN LOTS 12, 13, 14, & 15, BLOCK 9 OF GILMORE'S ADDITION, RECORDED IN PLAT BOOK 8, PAGE 72, CITY OF BENTONVILLE, BENTON COUNTY, ARKANSAS, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHWESTERLY CORNER OF SAID LOT 14, BLOCK 9 AND THE EASTERLY RIGHT-OF-WAY LINE OF SOUTHWEST D STREET; THENCE N02°31'39"E ALONG THE WESTERLY LINE OF SAID LOT 14, A DISTANCE OF 20.00 FEET; THENCE S87°29'38"E, A DISTANCE OF 180.28 FEET; THENCE N02°28'27"E, A DISTANCE OF 126.05 FEET; THENCE N87°25'48"W, A DISTANCE OF 180.17 FEET TO THE WESTERLY LINE OF SAID LOT 14; THENCE N02°31'39"E ALONG THE WESTERLY LINE OF LOT S 14 & 13 OF SAID BLOCK 9, A DISTANCE OF 20.00 FEET; THENCE S87°25'48"W, A DISTANCE OF 180.15 FEET; THENCE N02°28'27"E, A DISTANCE OF 146.03 FEET TO THE NORTHERLY LINE OF SAID LOT 12, BLOCK 9; THENCE S87°36'14"E ALONG THE NORTHERLY LINE OF SAID LOT 12, A DISTANCE OF 10.00 FEET TO THE NORTHEASTERLY CORNER OF SAID LOT 12; THENCE S02°28'27"W ALONG THE EASTERLY LINE OF SAID LOT 12 & 15 OF SAID BLOCK 9, A DISTANCE OF 312.10 FEET TO THE POINT OF BEGINNING, CONTAINING A TOTAL OF 6,724 SQUARE FEET MORE OR LESS.

TEMPORARY EASEMENT ZONE DESCRIPTION (1002 & 1010 SW C STREET LLC):

EASEMENT 19: UTILITY EASEMENT (PLAT BOOK 8, PAGE 71)

A UTILITY EASEMENT RECORDED IN PLAT BOOK 8, PAGE 71, CITY OF BENTONVILLE, BENTON COUNTY, ARKANSAS, LYING WITHIN LOT 3, BLOCK 4, DUNN & DAVIS ADDITION, RECORDED IN PLAT BOOK 8, PAGE 71, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHWESTERLY CORNER OF SAID LOT 3, BLOCK 4, AND THE NORTHERLY RIGHT-OF-WAY LINE OF SOUTHWEST 7TH STREET; THENCE N02°28'27"E ALONG THE WESTERLY LINE OF SAID LOT 3, A DISTANCE OF 104.18 FEET TO THE NORTHERLY LINE OF SAID LOT 3; THENCE S87°30'15"E ALONG THE NORTHERLY LINE OF SAID LOT 3, A DISTANCE OF 10.00 FEET; THENCE S02°28'27"W, A DISTANCE OF 84.18 FEET; THENCE S87°29'38"W, A DISTANCE OF 93.72 FEET TO THE EASTERLY LINE OF SAID LOT 3 AND THE WESTERLY RIGHT-OF-WAY LINE OF SOUTHWEST C STREET; THENCE S02°41'49"W ALONG THE EASTERLY LINE OF SAID LOT 3, A DISTANCE OF 20.00 FEET TO THE SOUTHEASTERLY CORNER OF SAID LOT 3 AND THE NORTHERLY RIGHT-OF-WAY LINE OF SOUTHWEST 7TH STREET; THENCE N87°29'38"W ALONG THE SOUTHERLY LINE OF SAID LOT 3, A DISTANCE OF 103.64 FEET TO THE POINT OF BEGINNING, CONTAINING A TOTAL OF 2,915 SQUARE FEET MORE OR LESS.

TEMPORARY EASEMENT ZONE DESCRIPTION (1010 SE 4TH STREET LLC):

EASEMENT 20: UTILITY EASEMENT (PLAT BOOK 8, PAGE 71)

A UTILITY EASEMENT RECORDED IN PLAT BOOK 8, PAGE 71, CITY OF BENTONVILLE, BENTON COUNTY, ARKANSAS, LYING WITHIN LOT 2, BLOCK 4, DUNN & DAVIS ADDITION, RECORDED IN PLAT BOOK 8, PAGE 71, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWESTERLY CORNER OF LOT 3, BLOCK 4, DUNN & DAVIS ADDITION, RECORDED IN PLAT BOOK 8, PAGE 71, AND THE NORTHERLY RIGHT-OF-WAY LINE OF SOUTHWEST 7TH STREET; THENCE N02°28'27"E ALONG THE WESTERLY LINE OF SAID LOT 3, A DISTANCE OF 104.18 FEET TO THE POINT OF BEGINNING; THENCE N02°28'27"E ALONG THE WESTERLY LINE OF LOT 2, BLOCK 4, A DISTANCE OF 103.84 FEET TO THE NORTHWESTERLY CORNER OF SAID LOT 2; THENCE S87°33'09"E ALONG THE NORTHERLY LINE OF SAID LOT 2, A DISTANCE OF 10.00 FEET; THENCE S02°28'27"W, A DISTANCE OF 103.85 FEET TO THE SOUTHERLY LINE OF SAID LOT 2; THENCE N87°30'15"W ALONG THE SOUTHERLY LINE OF SAID LOT 2, A DISTANCE OF 10.00 FEET TO THE POINT OF BEGINNING, CONTAINING A TOTAL OF 1,038 SQUARE FEET MORE OR LESS.

PERMANENT PUBLIC UTILITY EASEMENT #1 DESCRIPTION (P.N. 01-02422-001, 01-02422-002, 01-02446-000, 01-02447-000, 01-02448-000, 01-02742-000, 01-0278-001, 01-2728-002):

A PUBLIC UTILITY EASEMENT LYING WITHIN A PORTION OF PART OF BLOCK 15 OF GILMORE'S ADDITION RECORDED IN PLAT BOOK U, PAGE 132, CITY OF BENTONVILLE, BENTON COUNTY ARKANSAS, A PORTION OF LOT 4A, BLOCK 9 OF DUNN AND DAVIS ADDITION RECORDED IN PLAT BOOK 23L, PAGE 236, CITY OF BENTONVILLE, BENTON COUNTY ARKANSAS, A PORTION OF LOTS 1 & 2, BLOCK 9 OF DUNN AND DAVIS ADDITION RECORDED IN PLAT BOOK Y, PAGE 59, CITY OF BENTONVILLE, BENTON COUNTY ARKANSAS, A PORTION OF LOT 1A, BLOCK 9, RECORDED IN PLAT BOOK 32, PAGE 52, CITY OF BENTONVILLE, BENTON COUNTY ARKANSAS, A PORTION OF LOTS 2 & 3, BLOCK 4 OF DUNN AND DAVIS ADDITION RECORDED IN PLAT BOOK 8, PAGE 71, CITY OF BENTONVILLE, BENTON COUNTY ARKANSAS, AND A PORTION OF LOTS 13 & 14, BLOCK 9 OF GILMORE'S ADDITION RECORDED IN PLAT BOOK 8, PAGE 72, CITY OF BENTONVILLE, BENTON COUNTY ARKANSAS, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF SAID LOT 2, BLOCK 4 OF DUNN AND DAVIS ADDITION AND THE WESTERLY RIGHT-OF-WAY LINE OF SOUTHWEST C STREET; THENCE S02°41'49"W ALONG THE WESTERLY RIGHT-OF-WAY LINE OF SAID SOUTHWEST C STREET, A DISTANCE OF 222.39 FEET; THENCE S02°41'49"W, A DISTANCE OF 14.27 FEET; THENCE S08°12'59"W, A DISTANCE OF 24.16 FEET; THENCE S02°42'54"W, A DISTANCE OF 53.25 FEET; THENCE S16°10'29"W, A DISTANCE OF 51.56 FEET; THENCE S02°42'59"W, A DISTANCE OF 133.85 FEET TO A POINT OF CURVATURE OF A 17.39 FOOT RADIUS CURVE TO THE RIGHT; THENCE SOUTHWESTERLY ALONG THE SAID 17.39 FOOT RADIUS CURVE TO THE RIGHT THROUGH A CENTRAL ANGLE OF 84°23'33" FOR A DISTANCE OF 25.61 FEET, WITH SAID CURVE HAVING A CHORD BEARING AND DISTANCE OF N47°42'22"E 23.36 FEET; THENCE N89°20'03"W, A DISTANCE OF 80.80 FEET TO THE SOUTHEAST CORNER OF SAID PART OF BLOCK 15 OF GILMORE'S ADDITION AND THE NORTHERLY RIGHT-OF-WAY LINE OF SOUTHWEST 8TH STREET; THENCE N86°50'20"W ALONG THE NORTHERLY RIGHT-OF-WAY LINE OF SAID SOUTHWEST 8TH STREET, A DISTANCE OF 174.85 FEET; THENCE N87°28'36"W ALONG THE NORTHERLY RIGHT-OF-WAY LINE OF SAID SOUTHWEST 8TH STREET, A DISTANCE OF 5.21 FEET; THENCE N02°31'01"E, A DISTANCE OF 604.29 FEET TO THE NORTHERLY LINE OF SAID LOT 13, BLOCK 9 OF GILMORE'S ADDITION AND THE SOUTHERLY RIGHT-OF-WAY LINE OF SOUTHWEST 6TH STREET; THENCE S87°36'14"E ALONG THE SOUTHERLY RIGHT-OF-WAY LINE OF SAID SOUTHWEST 6TH STREET, A DISTANCE OF 165.05 FEET; THENCE S84°57'51"W, A DISTANCE OF 31.61 FEET; THENCE N87°33'27"W, A DISTANCE OF 111.58 FEET; THENCE S34°32'01"W, A DISTANCE OF 25.81 FEET; THENCE S02°33'02"W, A DISTANCE OF 17.89 FEET; THENCE S42°57'16"E, A DISTANCE OF 12.18 FEET; THENCE S02°31'40"W, A DISTANCE OF 66.58 FEET; THENCE S02°50'46"W, A DISTANCE OF 153.19 FEET; THENCE S02°46'28"W, A DISTANCE OF 192.78 FEET; THENCE S02°29'49"W, A DISTANCE OF 126.90 FEET; THENCE S87°30'16"E, A DISTANCE OF 224.73 FEET; THENCE N47°37'05"E, A DISTANCE OF 33.61 FEET; THENCE N02°43'45"E, A DISTANCE OF 115.52 FEET; THENCE N08°56'35"E, A DISTANCE OF 159.52 FEET; THENCE N02°33'15"E, A DISTANCE OF 190.30 FEET TO THE NORTHERLY LINE OF SAID LOT 2, BLOCK 4 OF DUNN AND DAVIS ADDITION; THENCE S87°33'09"E ALONG THE NORTHERLY LINE OF SAID LOT 2, BLOCK 4, A DISTANCE OF 10.95 FEET TO THE POINT OF BEGINNING, CONTAINING A TOTAL OF 20,207 SQUARE FEET OR 0.46 ACRES MORE OR LESS.

PERMANENT PUBLIC UTILITY AND ACCESS EASEMENT #2 DESCRIPTION (PRIVATE ROAD):

AN ACCESS, DRAINAGE, AND UTILITY EASEMENT IN THE CITY OF BENTONVILLE, BENTON COUNTY, ARKANSAS, LYING WITHIN A PART OF GILMORE'S ADDITION, RECORDED IN PLAT BOOK 2004, PAGE 727, AND IN PLAT BOOK A, PAGE 37, CITY OF BENTONVILLE, BENTON COUNTY, ARKANSAS, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE SOUTHERLY RIGHT-OF-WAY LINE OF SOUTHWEST 6TH STREET AND THE NORTHERLY LINE OF LOT 13, BLOCK 10 OF SAID GILMORE'S ADDITION THAT IS LOCATED 50.00 FEET WEST OF THE NORTHEAST CORNER OF SAID LOT 13; THENCE S87°36'14"E ALONG THE SOUTHERLY RIGHT-OF-WAY LINE OF SAID SOUTHWEST 6TH STREET, A DISTANCE OF 604.29 FEET; THENCE N87°28'36"W, A DISTANCE OF 47.68 FEET; THENCE N87°29'00"W, A DISTANCE OF 2.32 FEET; THENCE N02°31'01"E, A DISTANCE OF 604.18 FEET TO THE POINT OF BEGINNING, CONTAINING A TOTAL OF 30,212 SQUARE FEET OR 0.69 ACRES MORE OR LESS.

PERMANENT PUBLIC UTILITY EASEMENT #3 DESCRIPTION (P.N. 01-02735-001):

A PUBLIC UTILITY EASEMENT LYING WITHIN LOT 13, BLOCK 10, OF GILMORES ADDITION, RECORDED IN PLAT BOOK 2004, PAGE 727, CITY OF BENTONVILLE, BENTON COUNTY, ARKANSAS, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE SOUTHERLY RIGHT-OF-WAY LINE OF SOUTHWEST 6TH STREET AND THE NORTHERLY LINE OF LOT 13, BLOCK 10 OF SAID GILMORE'S ADDITION THAT IS LOCATED 1.24 FEET WEST OF THE NORTHEAST CORNER OF SAID LOT 13; THENCE S02°31'01"W, A DISTANCE OF 40.66 FEET; THENCE N27°23'09"W, A DISTANCE OF 43.97 FEET; THENCE N87°36'14"W, A DISTANCE OF 274.82 FEET; THENCE S62°06'33"W, A DISTANCE OF 36.80 FEET; THENCE N02°10'07"E, A DISTANCE OF 21.06 FEET TO THE NORTHERLY LINE OF SAID LOT 13, BLOCK 10 AND THE SOUTHERLY RIGHT-OF-WAY LINE OF SOUTHWEST 6TH STREET; THENCE S87°36'14"E ALONG THE NORTHERLY LINE OF SAID LOT 13, A DISTANCE OF 328.61 FEET TO THE POINT OF BEGINNING, CONTAINING A TOTAL OF 1,535 SQUARE FEET MORE OR LESS.

PERMANENT PUBLIC UTILITY AND ACCESS EASEMENT #4 DESCRIPTION (PRIVATE ROAD):

AN ACCESS, DRAINAGE, AND UTILITY EASEMENT IN THE CITY OF BENTONVILLE, BENTON COUNTY, ARKANSAS, LYING IN GILMORE'S ADDITION AS RECORDED IN PLAT BOOK A, PAGE 37, AND IN BOOK 4, PAGE 25, AND IN BOOK 2004, PAGE 727, CITY OF BENTONVILLE, BENTON COUNTY, ARKANSAS, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF BLOCK 11 OF GILMORE'S ADDITION RECORDED IN PLAT BOOK 4, PAGE 25, SAID POINT BEING LOCATED AT THE SOUTHERLY RIGHT-OF-WAY LINE OF SOUTHWEST 6TH STREET AND THE WESTERLY RIGHT-OF-WAY LINE OF SOUTHWEST E STREET; THENCE S87°36'14"E ALONG THE SOUTHERLY RIGHT-OF-WAY LINE OF SAID SOUTHWEST 6TH STREET, A DISTANCE OF 60.00 FEET TO THE NORTHWEST CORNER OF LOT 13, BLOCK 10 OF GILMORE'S ADDITION, RECORDED IN PLAT BOOK 2004, PAGE 727; THENCE S02°10'07"W, A DISTANCE OF 600.17 FEET; THENCE N86°43'10"W, A DISTANCE OF 58.66 FEET TO THE SOUTHEAST CORNER OF BLOCK 14 OF GILMORE'S ADDITION RECORDED IN PLAT BOOK 4, PAGE 25; THENCE N87°57'40"W ALONG THE SOUTHERLY LINE OF SAID BLOCK 14, A DISTANCE OF 1.41 FEET; THENCE N02°10'07"E ALONG THE WESTERLY RIGHT-OF-WAY LINE OF SOUTHWEST E STREET, A DISTANCE OF 597.54 FEET TO THE POINT OF BEGINNING, CONTAINING A TOTAL OF 35,929 SQUARE FEET OR 0.83 ACRES MORE OR LESS.

PERMANENT PUBLIC UTILITY EASEMENT #5 DESCRIPTION (P.N. 01-02734-000 & 01-2735-000):

A PUBLIC UTILITY EASEMENT LYING WITHIN LOT 13, BLOCK 11, OF GILMORES ADDITION, RECORDED IN PLAT BOOK 2012, PAGE 12, CITY OF BENTONVILLE, BENTON COUNTY, ARKANSAS, AND LYING WITHIN BLOCK 11 OF GILMORES ADDITION, RECORDED IN PLAT BOOK 4, PAGE 25, CITY OF BENTONVILLE, BENTON COUNTY, ARKANSAS, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE THE NORTHWEST CORNER OF SAID LOT 13, BLOCK 11 AND THE SOUTHERLY RIGHT-OF-WAY LINE OF SAID SOUTHWEST 6TH STREET; THENCE S87°56'37"E ALONG THE SOUTHERLY RIGHT-OF-WAY LINE OF SAID SOUTHWEST 6TH STREET, A DISTANCE OF 311.94 FEET TO THE NORTHEAST CORNER OF SAID BLOCK 11; THENCE S02°10'07"W ALONG THE EASTERLY LINE OF SAID BLOCK 11, A DISTANCE OF 18.60 FEET; THENCE N39°29'33"W, A DISTANCE OF 7.18 FEET; THENCE N88°34'14"W, A DISTANCE OF 19.67 FEET; THENCE S02°22'06"W, A DISTANCE OF 33.61 FEET; THENCE N87°54'18"W, A DISTANCE OF 14.75 FEET; THENCE N02°22'06"E, A DISTANCE OF 32.25 FEET; THENCE N87°25'35"W, A DISTANCE OF 34.61 FEET; THENCE N69°36'48"W, A DISTANCE OF 18.63 FEET; THENCE N87°54'36"W, A DISTANCE OF 25.55 FEET; THENCE S02°05'24"W, A DISTANCE OF 8.04 FEET; THENCE N87°54'36"W, A DISTANCE OF 20.00 FEET; THENCE N02°05'24"E, A DISTANCE OF 8.04 FEET; THENCE N87°54'36"W, A DISTANCE OF 69.94 FEET; THENCE S51°49'05"W, A DISTANCE OF 16.93 FEET; THENCE S02°00'05"W, A DISTANCE OF 282.72 FEET; THENCE N87°59'55"W, A DISTANCE OF 2.00 FEET TO THE EASTERLY RIGHT-OF-WAY LINE OF SOUTHWEST F STREET; THENCE N02°00'05"E ALONG THE EASTERLY RIGHT-OF-WAY LINE OF SAID SOUTHWEST F STREET, A DISTANCE OF 303.24 FEET TO THE POINT OF BEGINNING, CONTAINING A TOTAL OF 5,087 SQUARE FEET OR 0.13 ACRES MORE OR LESS.

PERMANENT PUBLIC UTILITY EASEMENT #6 DESCRIPTION (P.N. 01-02734-000 & 01-2735-000):

A PUBLIC UTILITY EASEMENT LYING WITHIN LOT 13, BLOCK 11, OF GILMORES ADDITION, RECORDED IN PLAT BOOK 2012, PAGE 12, CITY OF BENTONVILLE, BENTON COUNTY, ARKANSAS, AND LYING WITHIN BLOCK 11 & 14 OF GILMORES ADDITION, RECORDED IN PLAT BOOK 4, PAGE 25, CITY OF BENTONVILLE, BENTON COUNTY, ARKANSAS, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHWEST CORNER OF SAID BLOCK 14 AND THE EASTERLY RIGHT-OF-WAY LINE OF SOUTHWEST F STREET; THENCE N02°00'05"E ALONG THE EASTERLY RIGHT-OF-WAY LINE OF SAID SOUTHWEST F STREET, A DISTANCE OF 180.68 FEET; THENCE S09°36'18"E, A DISTANCE OF 14.09 FEET; THENCE S12°56'54"E, A DISTANCE OF 42.40 FEET; THENCE S02°34'28"W, A DISTANCE OF 25.32 FEET; THENCE S87°25'32"E, A DISTANCE OF 8.76 FEET; THENCE S02°34'28"W, A DISTANCE OF 20.00 FEET; THENCE N87°49'32"W, A DISTANCE OF 10.93 FEET; THENCE S02°07'44"W, A DISTANCE OF 42.36 FEET; THENCE S34°50'08"E, A DISTANCE OF 18.13 FEET; THENCE S84°27'08"E, A DISTANCE OF 258.92 FEET; THENCE N41°27'02"E, A DISTANCE OF 47.28 FEET; THENCE S02°10'07"W, A DISTANCE OF 61.31 FEET TO THE NORTHERLY RIGHT-OF-WAY LINE OF SOUTHWEST 8TH STREET; THENCE N87°57'40"W ALONG THE NORTHERLY RIGHT-OF-WAY LINE OF SAID SOUTHWEST 8TH STREET, A DISTANCE OF 10.12 FEET; THENCE N84°42'37"W ALONG THE NORTHERLY RIGHT-OF-WAY LINE OF SAID SOUTHWEST 8TH STREET, A DISTANCE OF 275.53 FEET TO A POINT OF CURVATURE OF A 3044.00 FOOT RADIUS CURVE TO THE LEFT; THENCE NORTHWESTERLY ALONG THE SAID 3044.00 FOOT RADIUS CURVE TO THE LEFT THROUGH A CENTRAL ANGLE OF 00°28'17" FOR A DISTANCE OF 25.04 FEET, WITH SAID CURVE HAVING A CHORD BEARING AND DISTANCE OF N84°56'46"W 25.04 FEET TO THE POINT OF BEGINNING, CONTAINING A TOTAL OF 9,803 SQUARE FEET OR 0.23 ACRES MORE OR LESS.

PERMANENT PUBLIC UTILITY EASEMENT #7 DESCRIPTION (P.N. 01-2735-001):

A PUBLIC UTILITY EASEMENT LYING WITHIN LOT 13, BLOCK 10 OF GILMORES ADDITION, RECORDED IN PLAT BOOK 2004, PAGE 727, AND LYING WITHIN SOUTHWEST 8TH STREET RIGHT-OF-WAY, SOUTH OF SAID LOT 13, BLOCK 10, CITY OF BENTONVILLE, BENTON COUNTY, ARKANSAS, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE SOUTHERLY LINE OF SAID LOT 13, BLOCK 10 AND THE NORTHERLY RIGHT-OF-WAY LINE OF SOUTHWEST 8TH STREET THAT IS LOCATED A DISTANCE OF 55.21 FEET WEST FROM THE SOUTHEAST CORNER OF SAID LOT 13; THENCE N87°29'00"W ALONG THE SOUTHERLY RIGHT-OF-WAY LINE OF SAID SOUTHWEST 8TH STREET, A DISTANCE OF 208.69 FEET; THENCE N86°43'34"W ALONG THE SOUTHERLY RIGHT-OF-WAY LINE OF SAID SOUTHWEST 8TH STREET, A DISTANCE OF 51.85 FEET; THENCE N85°17'55"W ALONG THE SOUTHERLY RIGHT-OF-WAY LINE OF SAID SOUTHWEST 8TH STREET, A DISTANCE OF 45.85 FEET; THENCE N84°28'40"W ALONG THE SOUTHERLY RIGHT-OF-WAY LINE OF SAID SOUTHWEST 8TH STREET, A DISTANCE OF 214.28 FEET; THENCE S87°49'53"E, A DISTANCE OF 7.17 FEET; THENCE S02°28'03"W, A DISTANCE OF 27.98 FEET; THENCE N87°57'08"W, A DISTANCE OF 1.86 FEET; THENCE S02°05'50"W, A DISTANCE OF 121.39 FEET; THENCE S87°54'10"E, A DISTANCE OF 2.50 FEET; THENCE S02°05'50"W, A DISTANCE OF 45.05 FEET; THENCE S85°46'15"E, A DISTANCE OF 21.58 FEET; THENCE S44°48'44"W, A DISTANCE OF 21.88 FEET; THENCE S87°37'36"E, A DISTANCE OF 261035 FEET; THENCE N54°17'53"E, A DISTANCE OF 6.71 FEET; THENCE S87°30'16"E, A DISTANCE OF 12.94 FEET; THENCE S02°31'01"W, A DISTANCE OF 12.56 FEET TO THE POINT OF BEGINNING, CONTAINING A TOTAL OF 4,220 SQUARE FEET OR 0.10 ACRES MORE OR LESS.

RIGHT-OF-WAY DEDICATION DESCRIPTION (P.N. 01-2446-000, 01-2447-000, 01-2448-000):

A RIGHT-OF-WAY DEDICATION LYING WITHIN LOT 4A, BLOCK 9 OF DUNN & DAVIS ADDITION, RECORDED IN PLAT BOOK 23L, PAGE 236, LYING WITHIN LOT 1 & 2, BLOCK 9 OF DUNN & DAVIS ADDITION, RECORDED IN PLAT BOOK Y, PAGE 59, AND LYING WITHIN LOT 1A, BLOCK 9 OF DUNN & DAVIS ADDITION, RECORDED IN PLAT BOOK 32, PAGE 52, ALL IN THE CITY OF BENTONVILLE, BENTON COUNTY, ARKANSAS, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHEAST CORNER OF SAID LOT 4A, BLOCK 9 AND THE NORTHERLY RIGHT-OF-WAY LINE OF SOUTHWEST 8TH STREET; THENCE N87°46'34"W ALONG THE SOUTHERLY RIGHT-OF-WAY LINE OF SAID SOUTHWEST 8TH STREET, A DISTANCE OF 114.33 FEET; THENCE S89°20'03"E, A DISTANCE OF 80.80 FEET TO A POINT OF CURVATURE OF A 17.39 FOOT RADIUS CURVE TO THE LEFT; THENCE NORTHEASTERLY ALONG THE SAID 17.39 FOOT RADIUS CURVE TO THE LEFT THROUGH A CENTRAL ANGLE OF 84°23'33" FOR A DISTANCE OF 25.61 FEET, WITH SAID CURVE HAVING A CHORD BEARING AND DISTANCE OF N47°42'22"E 23.36 FEET; THENCE N02°42'59"E, A DISTANCE OF 133.85 FEET; THENCE N16°10'29"E, A DISTANCE OF 51.56 FEET; THENCE N02°42'54"E, A DISTANCE OF 53.25 FEET; THENCE N08°12'59"E, A DISTANCE OF 24.16 FEET; THENCE N02°41'49"E, A DISTANCE OF 14.27 FEET TO THE WESTERLY RIGHT-OF-WAY LINE OF SOUTHWEST C STREET; THENCE S02°42'52"W ALONG THE WESTERLY RIGHT-OF-WAY LINE OF SAID SOUTHWEST C STREET, A DISTANCE OF 243.07 FEET TO THE POINT OF BEGINNING, CONTAINING A TOTAL OF 3,672 SQUARE FEET MORE OR LESS.

DEVELOPMENT CONSULTANTS INCORPORATED

PROJECT TITLE:
STEM UNIVERSITY
BENTONVILLE, ARKANSAS

SHEET TITLE:
PROPERTY LINE ADJUSTMENT PLAT - TEMPORARY AND PERMANENT EASEMENT LEGAL DESCRIPTIONS

PROJECT NO:
25-181

SHEET NO:
PLA-3

DCI DEVELOPMENT CONSULTANTS INCORPORATED
1 EAST CENTER STREET
SUITE 290
FAYETTEVILLE, AR 72701
479-444-7880

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STEM UNIVERSITY - PUBLIC IMPROVEMENT PLANS - PHASE 1

NO.	DATE	REVISION
1	02/18/2026	30% SD
2	04/27/2026	60% CD
3	05/17/2026	90% CD
4	06/17/2026	100% CD
5	07/17/2026	100% CD 2ND SUBMISSION

PROJECT NO.	DESIGNED BY	REVIEWED BY	DRAWN BY
M08-25007-00			
ORIGINAL ISSUE			DATE

SURVEY-PLA-(PLAT)

C0.020PH1

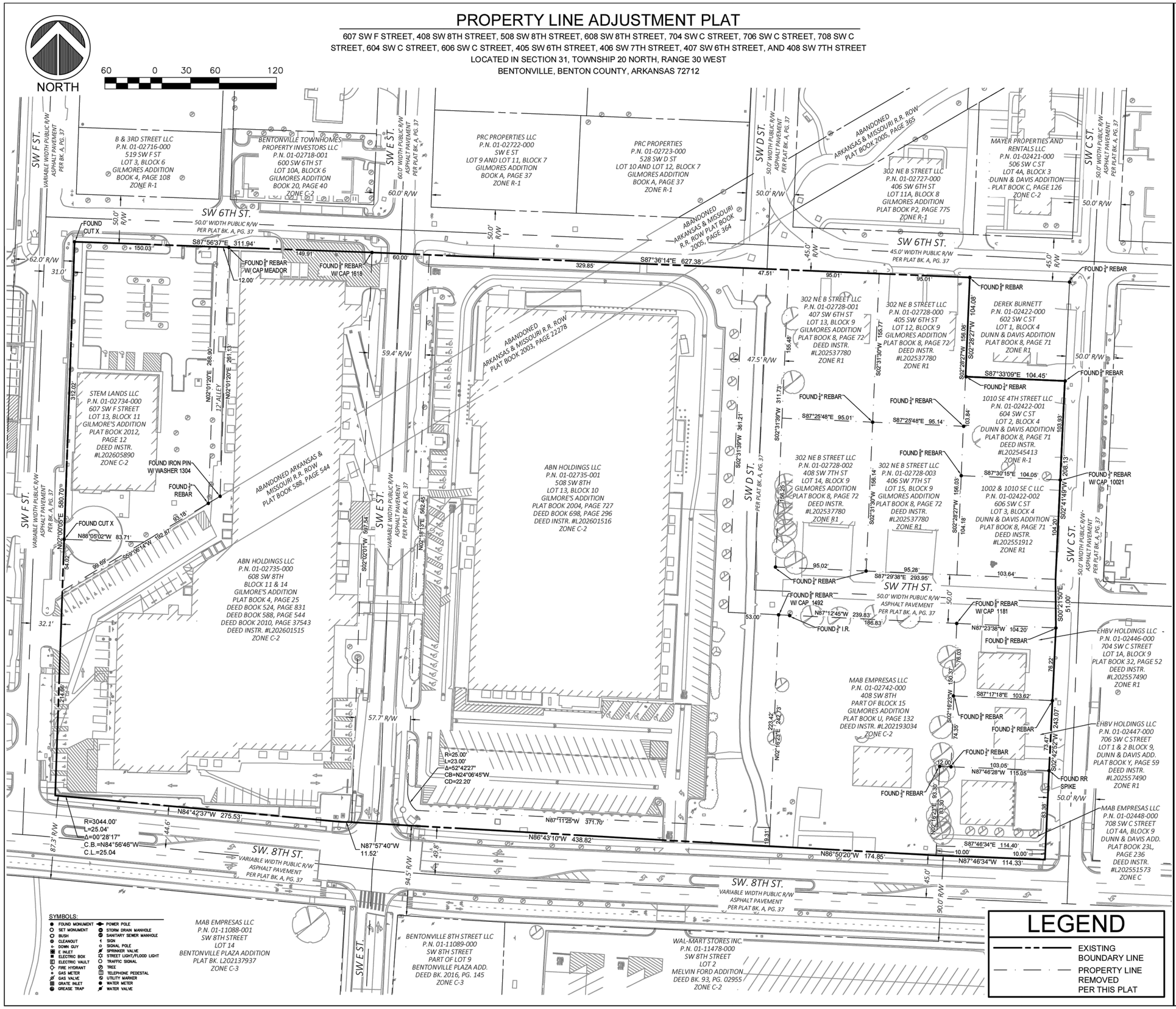
CITY OF BENTONVILLE PROJECT NO.: LSD26-0030

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PROPERTY LINE ADJUSTMENT PLAT

607 SW F STREET, 408 SW 8TH STREET, 508 SW 8TH STREET, 608 SW 8TH STREET, 704 SW C STREET, 706 SW C STREET, 708 SW C STREET, 604 SW C STREET, 606 SW C STREET, 405 SW 6TH STREET, 406 SW 7TH STREET, 407 SW 6TH STREET, AND 408 SW 7TH STREET
LOCATED IN SECTION 31, TOWNSHIP 20 NORTH, RANGE 30 WEST
BENTONVILLE, BENTON COUNTY, ARKANSAS 72712



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PROJECT TITLE: STEM UNIVERSITY BENTONVILLE, ARKANSAS

SHEET TITLE: PROPERTY LINE ADJUSTMENT PLAT - EXISTING PROP LINES

PROJECT NO: 25-181

SHEET NO: PLA-4

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NO.	DATE	REVISION
1	02/18/2026	30% SD
2	04/27/2026	60% CD
3	05/17/2026	90% CD
4	06/17/2026	100% CD
5	07/17/2026	100% CD 2ND SUBMISSION

PROJECT NO.	DESIGNED BY	REVIEWED BY	DRAWN BY
M08-25007-00			
ORIGINAL ISSUE			DATE

SURVEY-PLA-(PLAT)

C0.021PH1

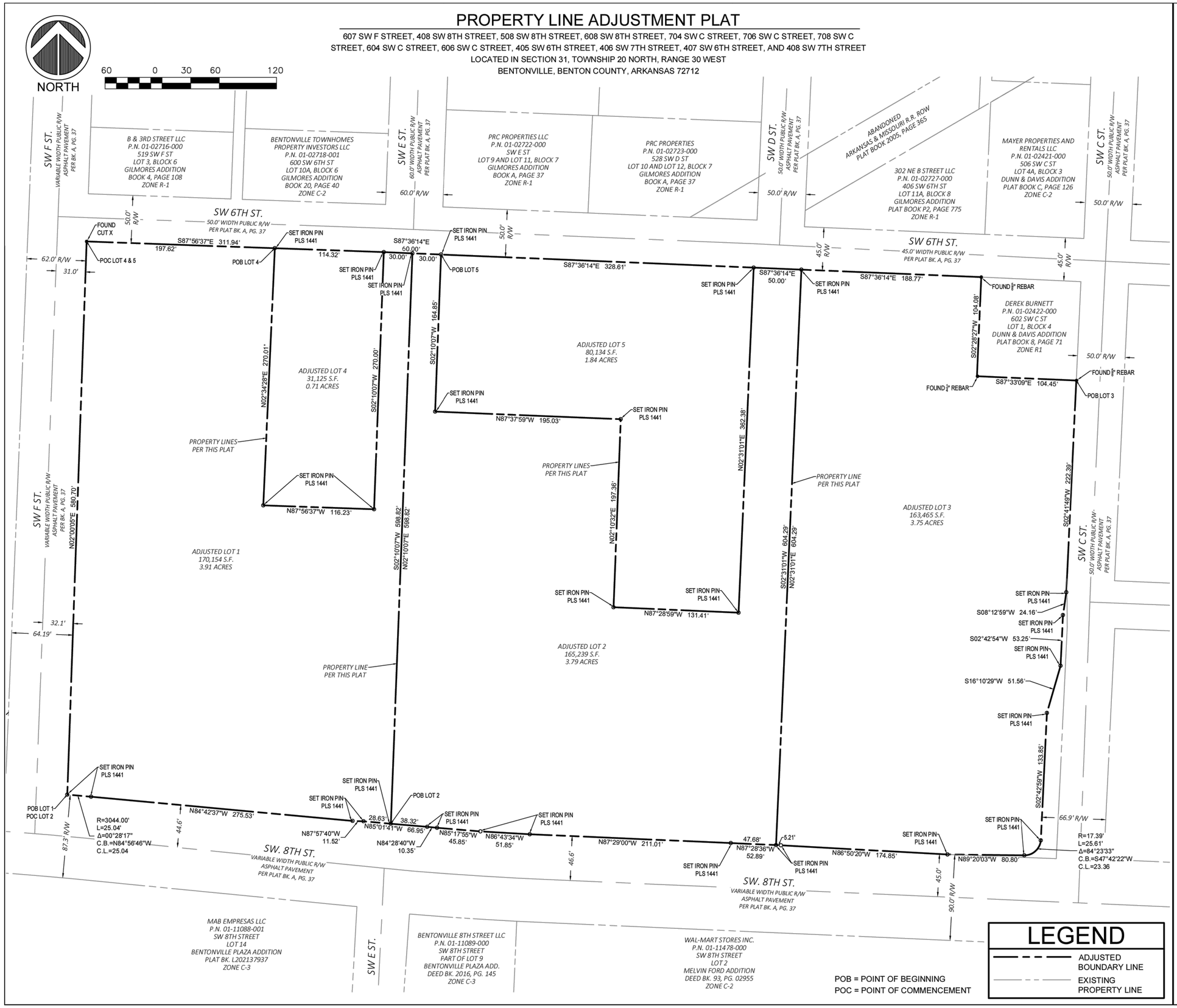
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PROPERTY LINE ADJUSTMENT PLAT

607 SW F STREET, 408 SW 8TH STREET, 508 SW 8TH STREET, 608 SW 8TH STREET, 704 SW C STREET, 706 SW C STREET, 708 SW C STREET, 604 SW C STREET, 606 SW C STREET, 405 SW 6TH STREET, 406 SW 7TH STREET, 407 SW 6TH STREET, AND 408 SW 7TH STREET
LOCATED IN SECTION 31, TOWNSHIP 20 NORTH, RANGE 30 WEST
BENTONVILLE, BENTON COUNTY, ARKANSAS 72712



CITY OF BENTONVILLE PROJECT NO.: LSD26-0030

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PROJECT TITLE: STEM UNIVERSITY
BENTONVILLE, ARKANSAS

SHEET TITLE: PROPERTY LINE ADJUSTMENT PLAT - ADJUSTED PROP LINES

PROJECT NO: 25-181

SHEET NO: PLA-5

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STEM UNIVERSITY - PUBLIC IMPROVEMENT PLANS - PHASE 1

NO.	DATE	REVISION
1	02/18/2026	30% SD
2	04/27/2026	60% CD
3	05/17/2026	90% CD
4	06/17/2026	100% CD
5	07/17/2026	100% CD 2ND SUBMISSION

PROJECT NO.	DESIGNED BY	REVIEWED BY	DRAWN BY
M08-25007-00			
ORIGINAL ISSUE			DATE

SURVEY-PLA-(PLAT)

C0.022PH1

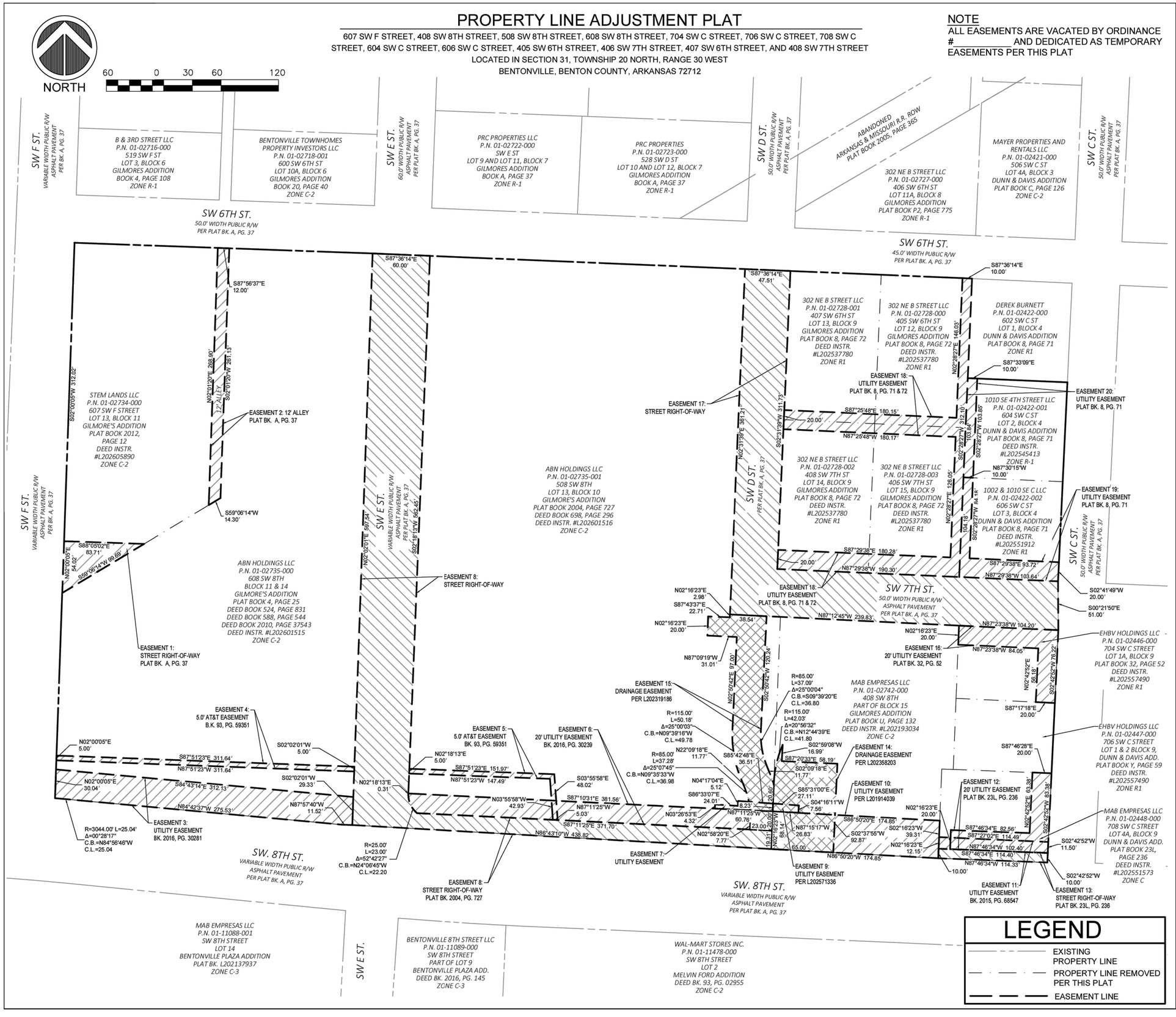
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PROPERTY LINE ADJUSTMENT PLAT

607 SW F STREET, 408 SW 8TH STREET, 508 SW 8TH STREET, 608 SW 8TH STREET, 704 SW C STREET, 706 SW C STREET, 708 SW C STREET, 604 SW C STREET, 606 SW C STREET, 405 SW 6TH STREET, 406 SW 7TH STREET, 407 SW 6TH STREET, AND 408 SW 7TH STREET
LOCATED IN SECTION 31, TOWNSHIP 20 NORTH, RANGE 30 WEST
BENTONVILLE, BENTON COUNTY, ARKANSAS 72712

NOTE
ALL EASEMENTS ARE VACATED BY ORDINANCE #_____ AND DEDICATED AS TEMPORARY EASEMENTS PER THIS PLAT



LEGEND

- EXISTING PROPERTY LINE
- PROPERTY LINE REMOVED PER THIS PLAT
- EASEMENT LINE

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1 EAST CENTER STREET
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PROJECT TITLE:
STEM UNIVERSITY
BENTONVILLE, ARKANSAS

SHEET TITLE:
PROPERTY LINE ADJUSTMENT PLAT - TEMPORARY EASEMENTS

PROJECT NO: 25-181

SHEET NO: PLA-6

Walter P. Moore and Associates, Inc.
609 SW 8th St., Suite 600
Bentonville, Arkansas 72712
479.367.3250

STEM UNIVERSITY - PUBLIC IMPROVEMENT PLANS - PHASE 1

NO.	DATE	REVISION
1	02/18/2026	30% SD
2	04/27/2026	60% CD
3	05/17/2026	90% CD
4	06/17/2026	100% CD
5	07/17/2026	100% CD 2ND SUBMISSION

PROJECT NO.	DESIGNED BY	REVIEWED BY	DRAWN BY
M08-25007-00			
ORIGINAL ISSUE			DATE

SURVEY-PLA-(PLAT)

C0.023PH1

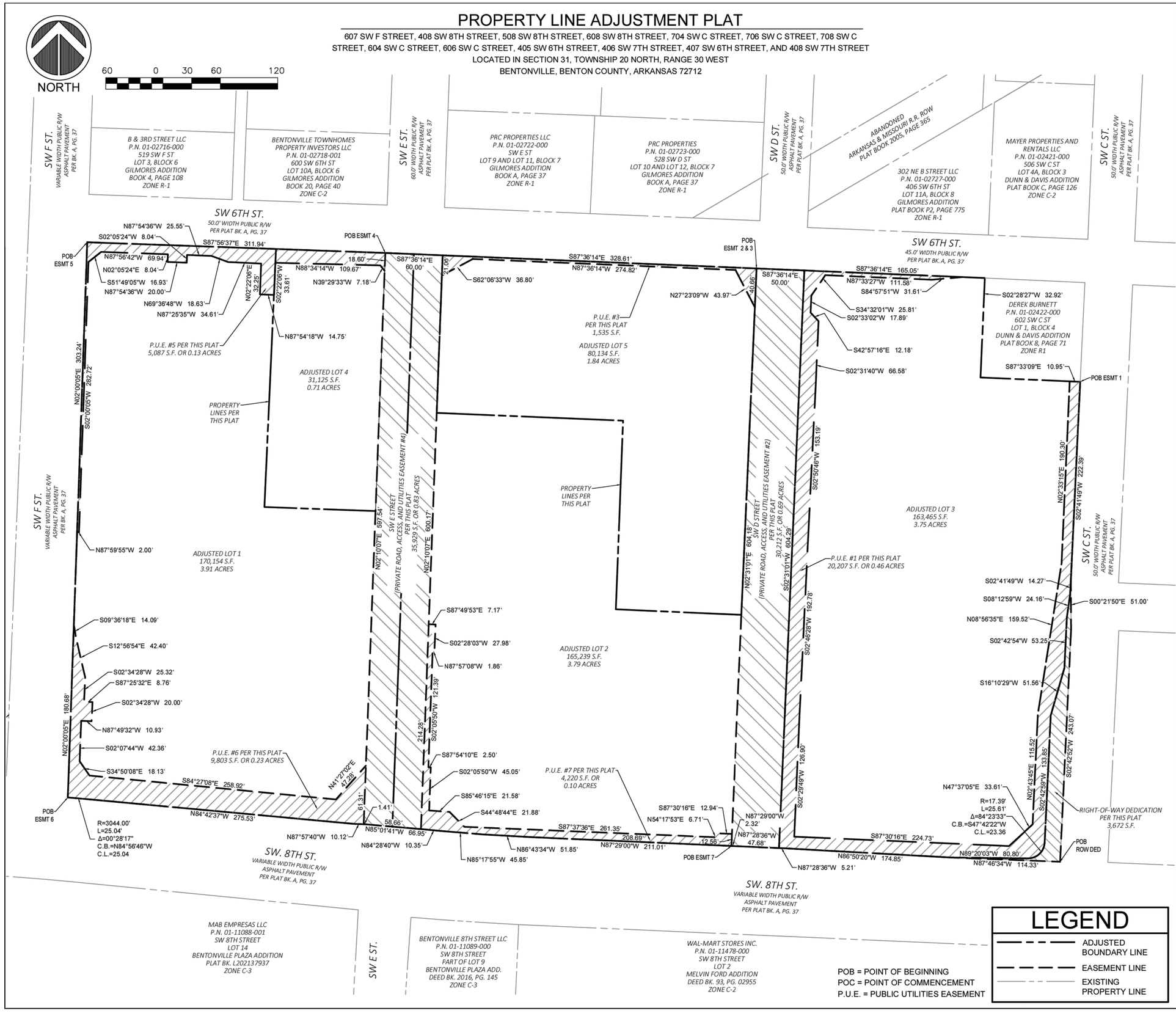
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24-Jul-2026 - 6:53 PM - X:\M08\2025\25007-00 stem university - retail village\Civil\3-production\03-sheets\public improvement plan\STEM_PUB_WPM_C-SVY PLAT_M08250700.dwg

PROPERTY LINE ADJUSTMENT PLAT

607 SW F STREET, 408 SW 8TH STREET, 508 SW 8TH STREET, 608 SW 8TH STREET, 704 SW C STREET, 706 SW C STREET, 708 SW C STREET, 604 SW C STREET, 606 SW C STREET, 405 SW 6TH STREET, 406 SW 7TH STREET, 407 SW 6TH STREET, AND 408 SW 7TH STREET
LOCATED IN SECTION 31, TOWNSHIP 20 NORTH, RANGE 30 WEST
BENTONVILLE, BENTON COUNTY, ARKANSAS 72712



CITY OF BENTONVILLE PROJECT NO.: LSD26-0030

DCI
DEVELOPMENT CONSULTANTS INCORPORATED
1 EAST CENTER STREET
SUITE 290
FAYETTEVILLE, AR 72701
479-444-7880

COPYRIGHT: 2026

SCALE: 1" = 60'

DATE: 07-13-2026

REVISIONS

DEVELOPMENT CONSULTANTS INCORPORATED

PROJECT TITLE: STEM UNIVERSITY
BENTONVILLE, ARKANSAS

SHEET TITLE: PROPERTY LINE ADJUSTMENT PLAT - PERMANENT EASEMENTS

PROJECT NO: 25-181

SHEET NO: PLA-7

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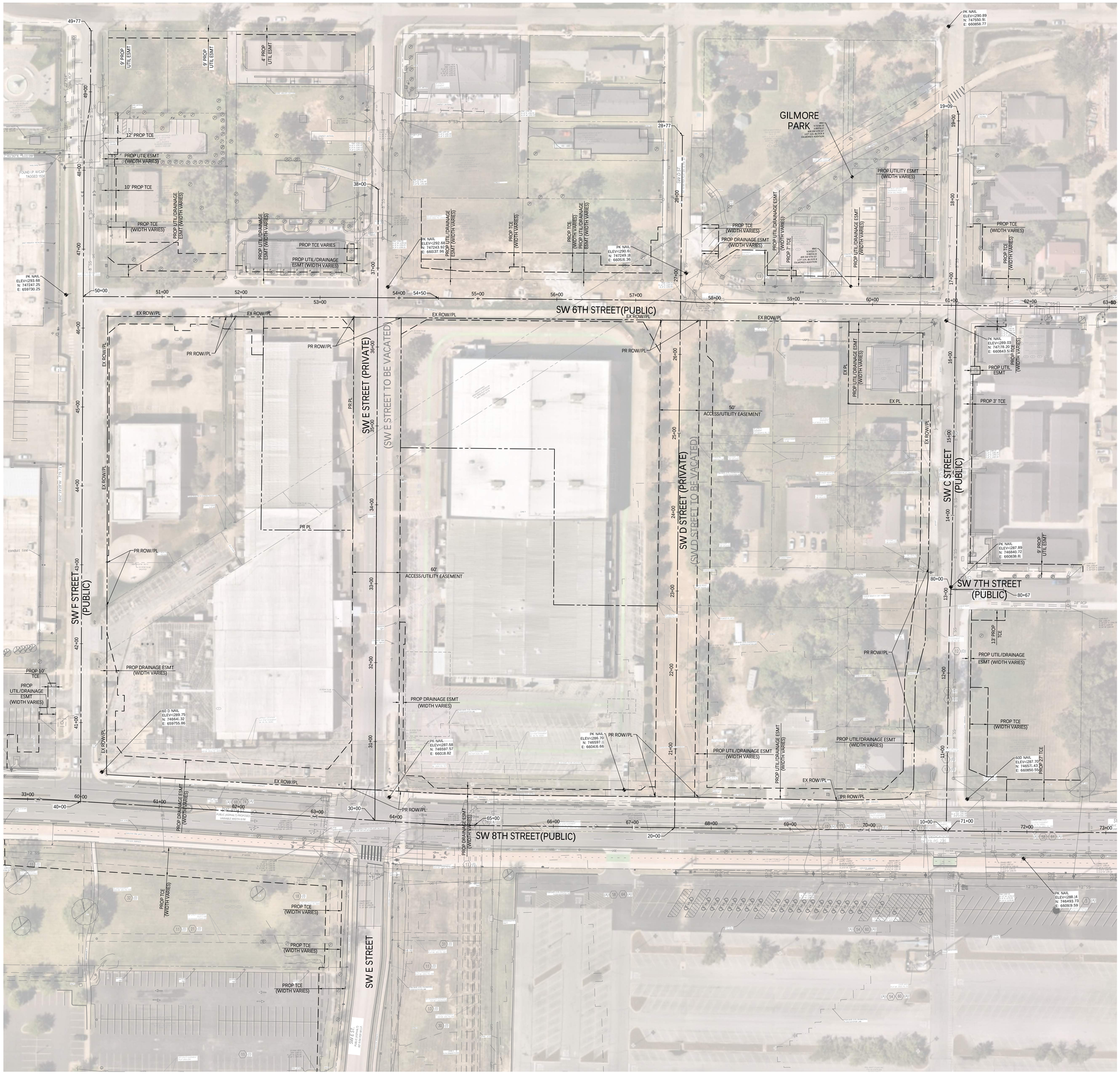
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SURVEY-PLA-(PLAT)

C0.024PH1

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N

40 20 0 40

SCALE: 1" = 40'

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SURVEY CONTROL PLAN

C0.025PH1

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MATCHLINE SEE SHEET - C0.027PH1

N

40 20 0 40
SCALE: 1" = 40'

HATCH LEGENDS:
SEPARATE PACKAGE

GILMORE PARK

SW 6TH STREET (PUBLIC)

SW 8TH STREET (PUBLIC)

SW C STREET (PUBLIC)

SW E STREET (PUBLIC)

SW E STREET (PRIVATE) (SW E STREET TO BE VACATED)

SW D STREET (PRIVATE) (SW D STREET TO BE VACATED)

SW 7TH ST (PUBLIC)

SW E ST

PRIVATE IMPROVEMENT PLANS PH2 (RE: SEPARATE PACKAGE)

PRIVATE IMPROVEMENT PLANS PH2 (RE: SEPARATE PACKAGE)

PRIVATE IMPROVEMENT PLANS PH2 (RE: SEPARATE PACKAGE)

C1.002PH1 C5.102PH1 C5.002PH1 C1.003PH1 C1.001PH1 C5.001PH1 C5.003PH1 C1.004PH1 C4.301PH1

END SW F ST CONSTRUCTION STA: 49+00.00

BEGIN SW 6TH ST CONSTRUCTION STA: 50+00.00

END E ST CONSTRUCTION STA: 37+34.14

END D ST CONSTRUCTION STA: 27+54.77

END SW C ST CONSTRUCTION STA: 17+53.87

END SW 6TH ST CONSTRUCTION STA: 61+69.51

BEGIN SW F ST CONSTRUCTION STA: 40+00.00

BEGIN SW E ST CONSTRUCTION STA: 30+00.13

BEGIN SW D ST CONSTRUCTION STA: 20+00.00

BEGIN SW C ST CONSTRUCTION STA: 10+00.00

BEGIN SW 7TH ST CONSTRUCTION STA: 80+00.00

END SW 7TH ST CONSTRUCTION STA: 80+66.57

ALIGNMENT=SW 8TH ST
STATION=32+00.00
OFFSET=0.00' T.
NORTHING=746614.83
EASTING=659560.95

PROP UTIL ESMT (WIDTH VARIES)

PROP UTILITY ESMT (WIDTH VARIES)

PROP DRAINAGE ESMT (WIDTH VARIES)

PROP UTIL/DRAINAGE ESMT (WIDTH VARIES)

PROP TCE (WIDTH VARIES)

PROP 10' TCE

PROP 7' TCE

PROP 27' TCE

PROP 5' TCE

9' PROP UTIL ESMT

4' PROP UTIL ESMT

12' PROP TCE

10' PROP TCE

50' ACCESS/UTILITY EASEMENT

60' ACCESS/UTILITY EASEMENT

EX ROW/PL

PR ROW/PL

EX PL

PR PL

PUBLIC

PRIVATE

PK NAIL ELEV=1290.89 N: 747550.91 E: 660858.77

PK NAIL ELEV=1290.89 N: 747249.18 E: 660936.36

PK NAIL ELEV=1289.09 N: 747078.20 E: 660843.54

PK NAIL ELEV=1288.14 N: 746493.73 E: 660019.59

FOUND I.P. W/CAP TAGGED 1534

10' UTILITY EASEMENT REB BK. 2010, PG. 023773

S87°41'50"E 113.09'

S02°19'04"W 11.99'

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STEM UNIVERSITY - PUBLIC IMPROVEMENT PLANS - PHASE 1

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Engineer: TED T. VLONG, P.E.
P.E. Serial No.: 18208
Date: 07/17/2026

ASBL COA NO. 719

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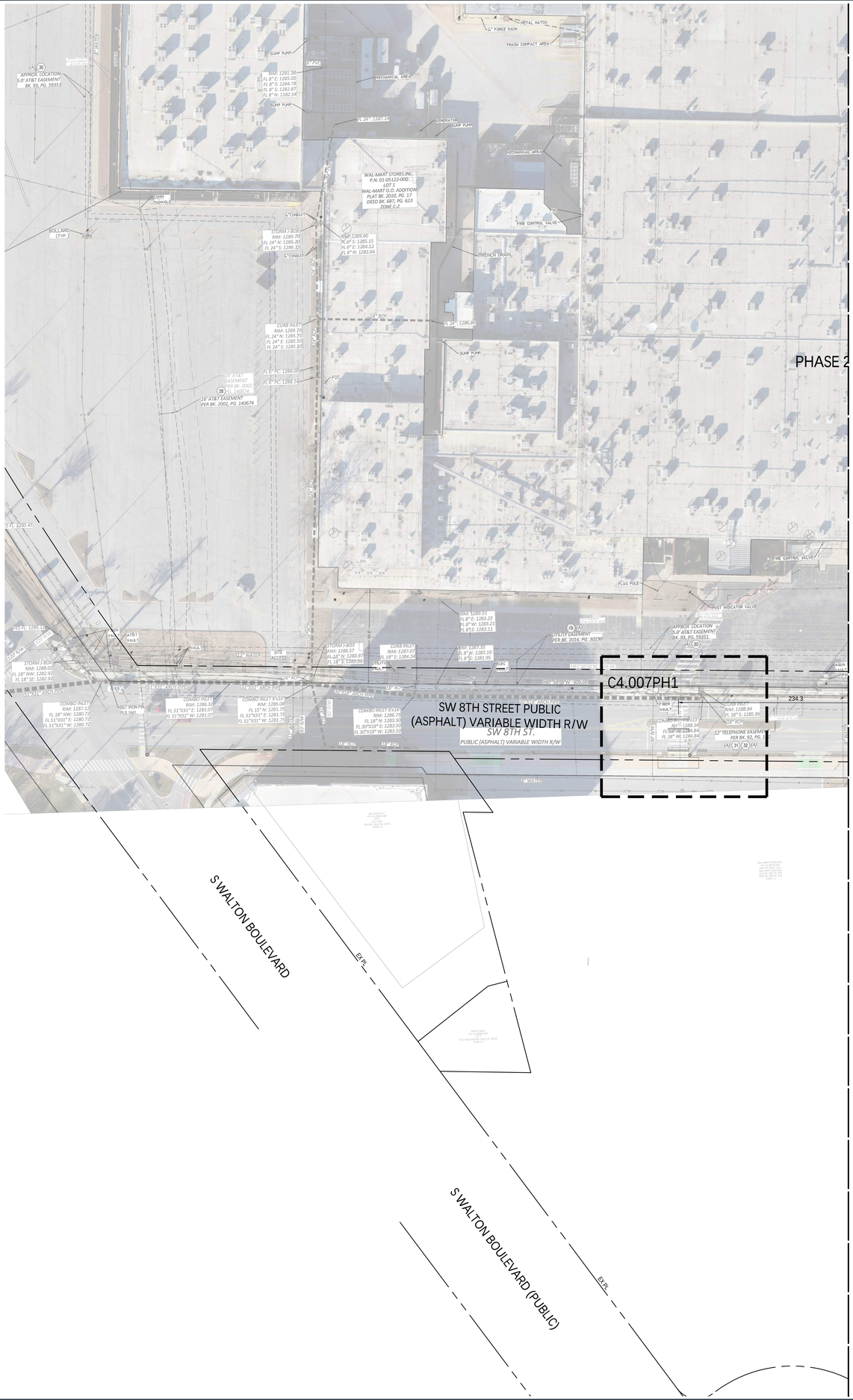
GENERAL LAYOUT

C0.026PH1

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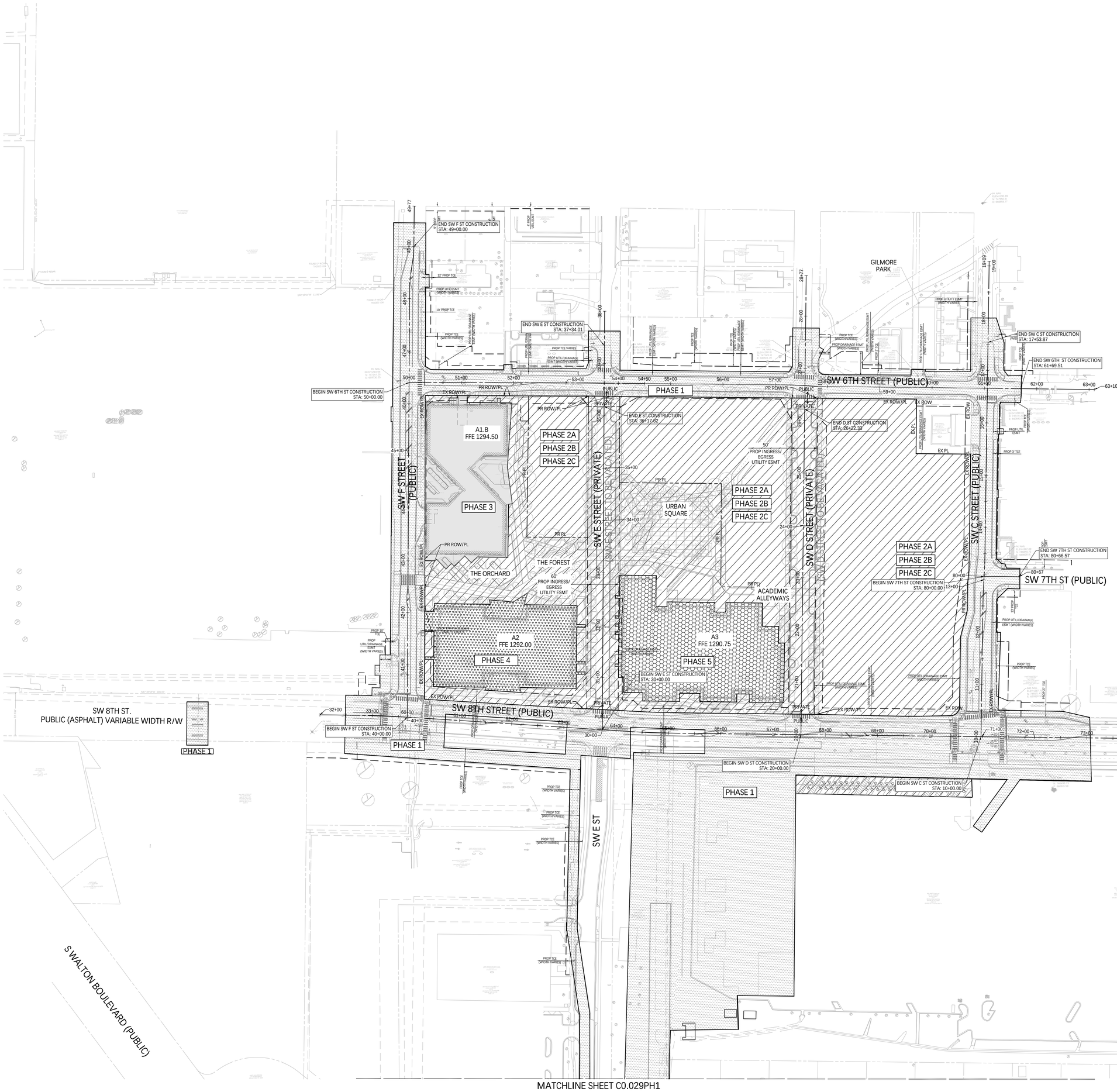
GENERAL LAYOUT

C0.027PH1

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HATCH LEGENDS:

- PHASE 1 - PUBLIC IMPROVEMENTS
- PHASE 2 - PRIVATE IMPROVEMENTS
- PHASE 3 - A1B DORMS
- PHASE 4 - A2 ACADEMIC
- PHASE 5 - A3 CRUCIBLE

PHASING SCHEDULE:

PH 1	SEPT 2026 TO SEPT 2028	
PH 2A	PRIVATE RDS AND UTILS	SEPT 2026 TO MAR 2028
PH 2B	HARDSCAPE	JUNE 2028 TO MAR 2029
PH 2C	SOFTSCAPE	OCT 2028 TO MAR 2029
PH 3	OCT 2026 TO MAR 2029	
PH 4	OCT 2026 TO MAR 2029	
PH 5	OCT 2026 TO MAR 2029	

NOTES:

1. EACH PHASE SHALL BE STABILIZED BEFORE FINAL APPROVAL ACCEPTANCE IS ISSUED.
2. FOR ALL RIGHTS-OF-WAY OPEN TO VEHICULAR TRAFFIC, CONTRACTOR SHALL PROVIDE A PEDESTRIAN AND BICYCLE ACCESSIBLE ROUTE DURING ALL PHASES OF CONSTRUCTION.
3. EXISTING BENCH NORTH OF SW F ST AND SW 6TH STREET, REMOVED AND RELOCATED BACK TO EXISTING CONDITION. PROPOSED BENCH WILL BE VICTOR STANLEY "CLASSIC" (MODEL #C-10) OR APPROVED EQUAL.
4. EXISTING BIKE RACK NORTH OF SW F ST AND SW 6TH ST, REMOVED AND RELOCATED BACK TO EXISTING CONDITION. BIKE RACKS WILL BE A DERO SWERVE STYLE OR APPROVED EQUAL. REFERENCE APBP MANUAL FOR DESIGN REQUIREMENTS AND PROVIDE DETAIL DRAWINGS OF BIKE PARKING AREA(S).

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PHASING PLAN

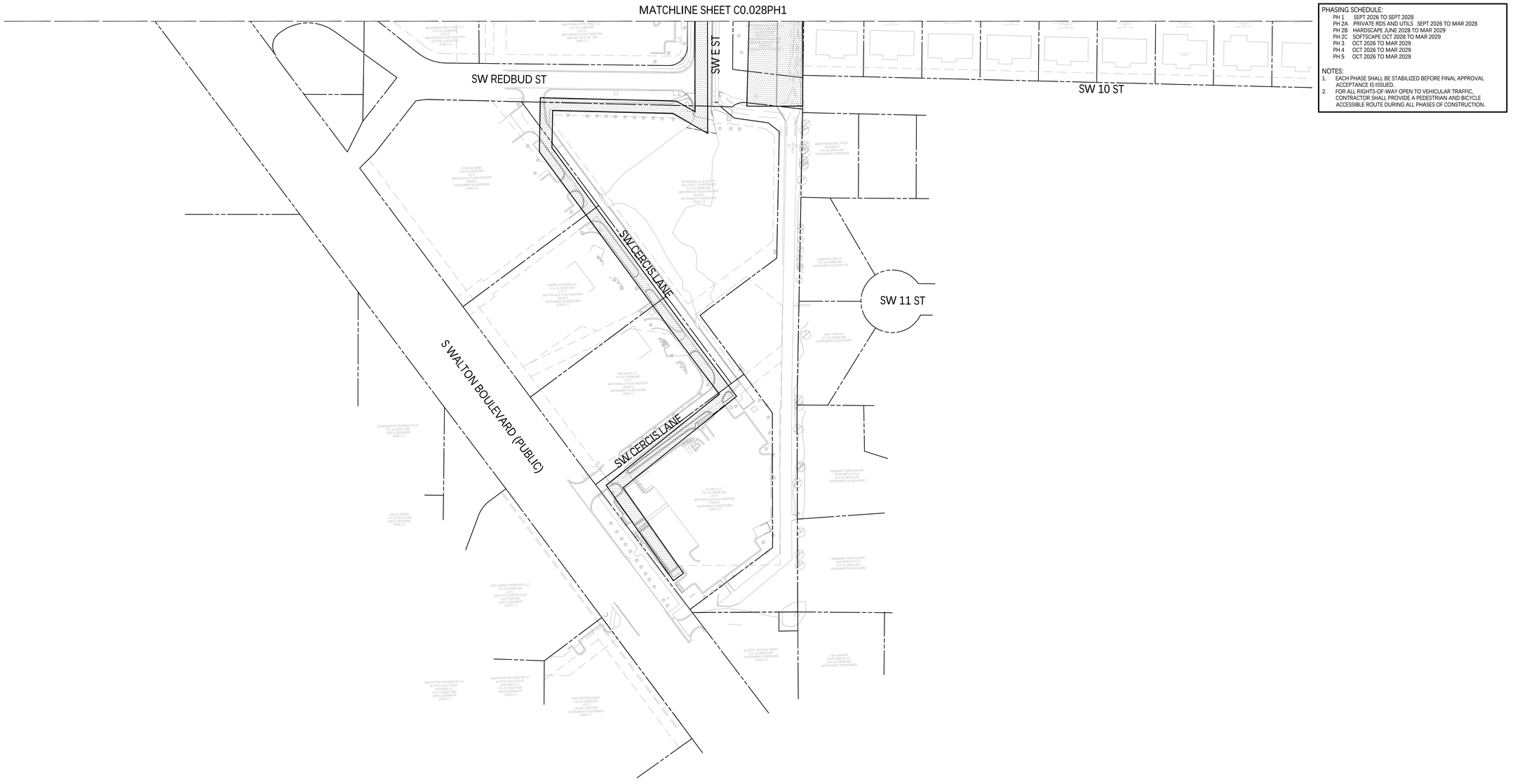
C0.028PH1

MATCHLINE SHEET C0.029PH1

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N

60 30 0 60

SCALE: 1" = 60'

HATCH LEGENDS:

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- PHASE 2 - PRIVATE IMPROVEMENTS
- PHASE 3 - A1B DORMS
- PHASE 4 - A2 ACADEMIC
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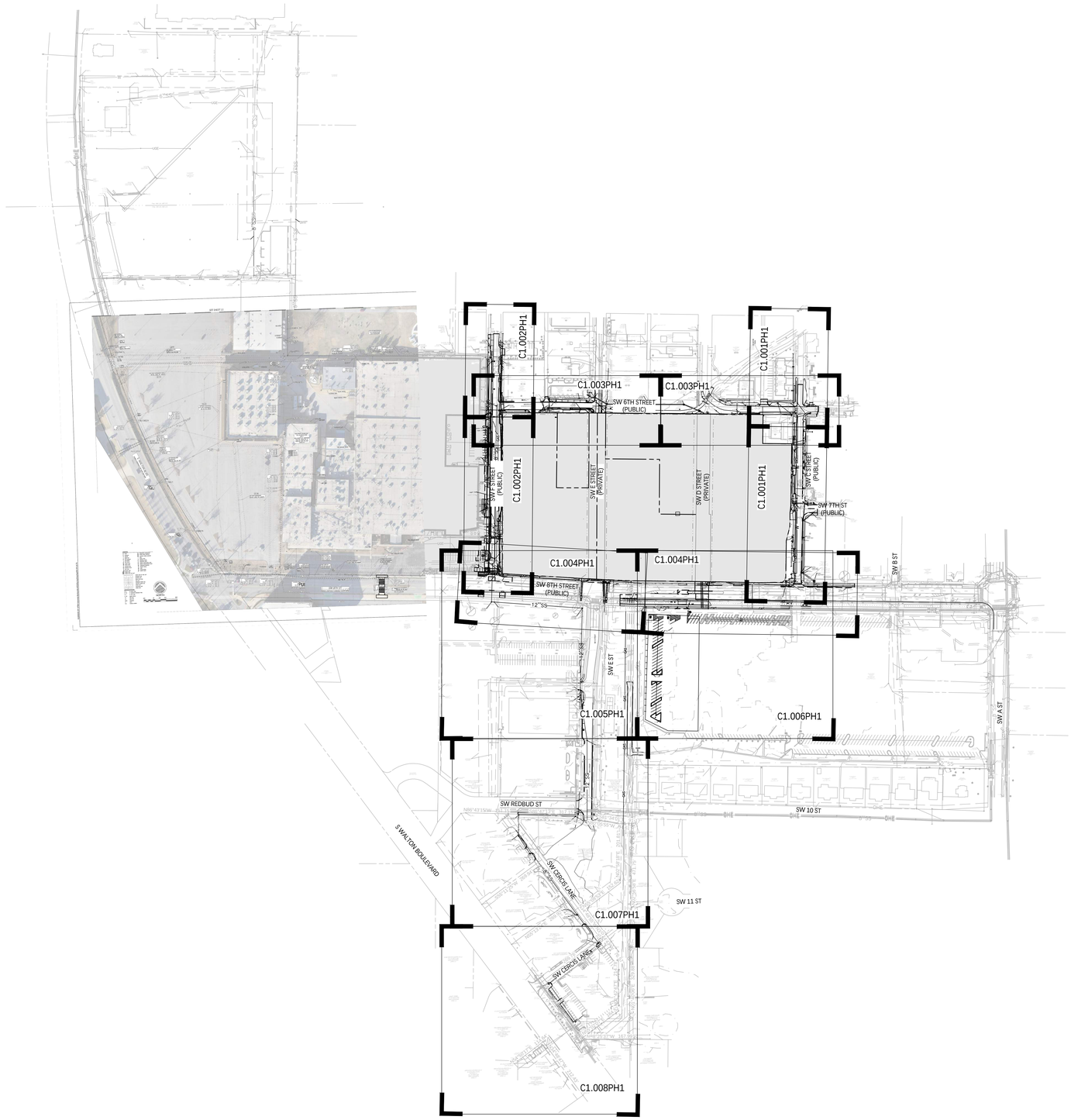
PHASING PLAN

C0.029PH1

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N

150 75 0 150

SCALE: 1" = 150'

HATCH LEGEND:

- LIMITS OF DISTURBANCE
- FEMA BASE LEVEL ENGINEERING
- RE: LANDSCAPE ARCHITECT PLANS FOR ALL REMOVAL AND/OR RELOCATION OF TREE AND BUSHES
- SEPARATE PACKAGE
- REMOVE ASPHALT PAVEMENT
- REMOVE CONCRETE SIDEWALK
- REMOVE ASPHALT DRIVEWAY
- REMOVE CONCRETE DRIVEWAY
- REMOVE CONCRETE PAVEMENT
- REMOVE GRAVEL PAVEMENT
- REMOVE RIP RAP
- REMOVE EXISTING LANDSCAPING

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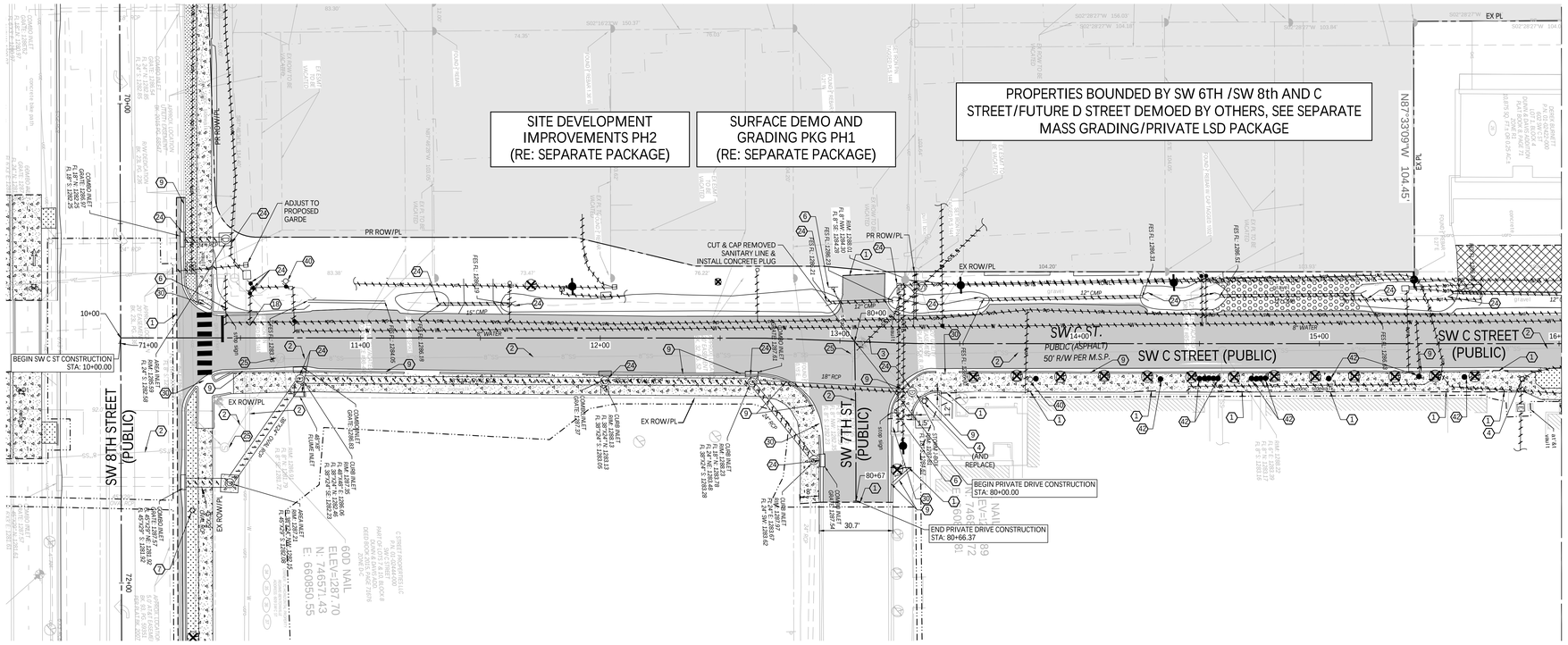
OVERALL CIVIL SITE DEMOLITION PLAN

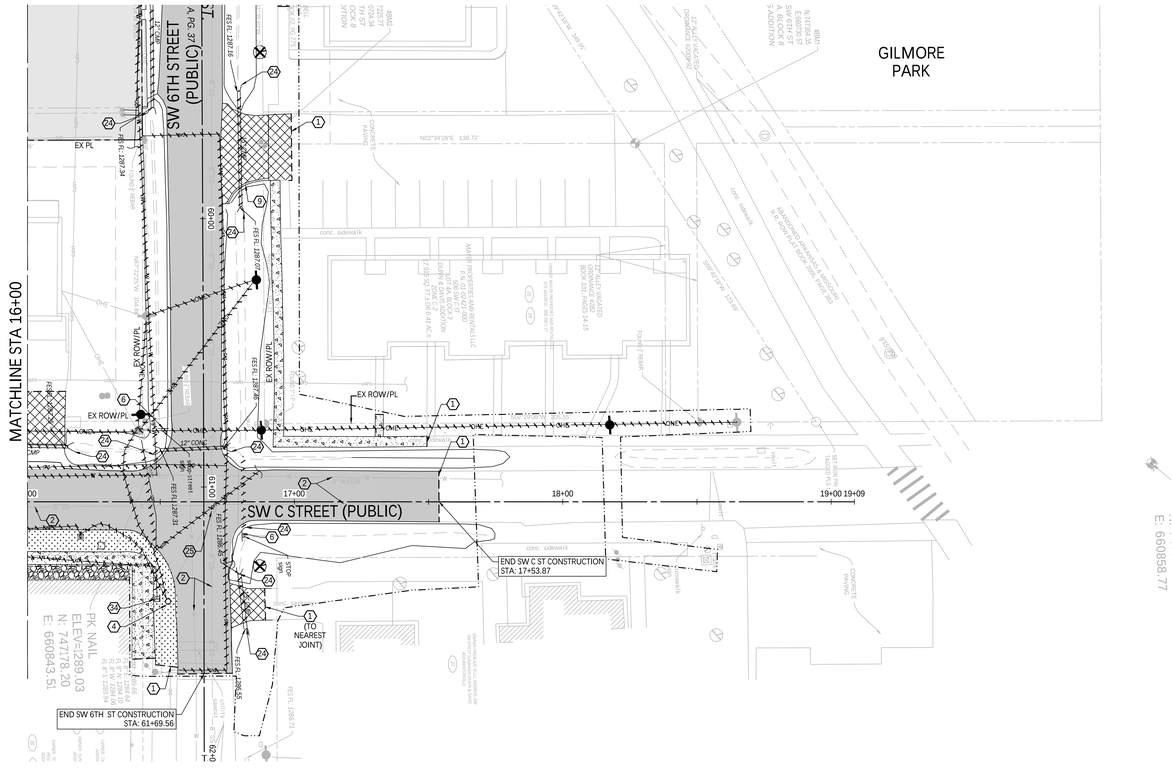
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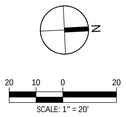
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HATCH LEGEND:

- LIMITS OF DISTURBANCE
- FEMA BASE LEVEL ENGINEERING
- RE: LANDSCAPE ARCHITECT PLANS FOR ALL REMOVAL AND/OR RELOCATION OF TREE AND BUSHES
- SEPARATE PACKAGE
- REMOVE ASPHALT PAVEMENT
- REMOVE CONCRETE SIDEWALK
- REMOVE ASPHALT DRIVEWAY
- REMOVE CONCRETE DRIVEWAY
- REMOVE CONCRETE PAVEMENT
- REMOVE GRAVEL PAVEMENT
- REMOVE RIP RAP
- REMOVE EXISTING LANDSCAPING

SHEET NOTES:

A. CONTRACTOR TO FIELD VERIFY EXISTING UTILITIES AND NOTIFY ENGINEER OF ANY DISCREPANCIES.

B. ALL EXISTING UTILITIES TO BE PROTECTED IN PLACE UNLESS NOTED TO BE REMOVED.

C. CONTRACTOR TO COORDINATE WITH EDSA FOR ALL TREE PROTECTION OR REMOVAL ON SITE (RE: LANDSCAPE ARCH FOR REMOVAL AND PROTECTION OF EXISTING TREES) ANY TREES ONSITE NOT SPECIFICALLY NOTED FOR PROTECTION BY EDSA ON SITE SHALL BE REMOVED.

D. CONTRACTOR TO COORDINATE WITH FRANCHISE UTILITY PROVIDER FOR REMOVAL OF THEIR UTILITIES PRIOR TO STARTING CONSTRUCTION.

E. CONTRACTOR TO COORDINATE WITH BENTONVILLE ELECTRIC UTILITY DEPARTMENT FOR REMOVAL/RELOCATION OF EXISTING ELECTRICAL SERVICE.

F. ALL EXISTING SIGNS, UTILITY APURTENANCES, OR ANY OTHER MISC SITE INSTALLATIONS WITHIN PUBLIC ROW TO REMAIN IN PLACE UNLESS OTHERWISE CALLED OUT FOR REMOVAL.

KEY NOTES:

1. FULL-DEPTH SAWCUT
2. PROTECT IN PLACE EXISTING UTILITY
3. REMOVE EXISTING UTILITY
4. REMOVE EXISTING LIGHTPOLE
5. REMOVE EXISTING WALL
6. REMOVE EXISTING SIGN
7. POWER POLE TO BE RELOCATED BY BEUD OR THEIR CONSULTANT. SEE BEUD DRAWINGS FOR FRANCHISE UTILITY RELOCATION ALONG WITH THE POWER POLE (N/A)
8. PROTECT IN PLACE EXISTING POWER POLE
9. REMOVE EXISTING CONCRETE CURB & GUTTER
10. PROTECT EXISTING FIRE HYDRANT
11. PROTECT IN PLACE EXISTING PAVEMENT
12. PROTECT IN PLACE EXISTING CONCRETE CURB & GUTTER
13. PROTECT EXISTING STORM STRUCTURE
14. ABANDON IN PLACE EXISTING UTILITY
15. CUT AND CAP EXISTING SANITARY SEWER LINE
16. REMOVE EXISTING FENCE
17. PROTECT IN PLACE EXISTING SIGN
18. CUT AND CAP EXISTING WL AS PER CITY DETAIL (3/C1.005)
19. REMOVE EXISTING DITCH (N/A)
20. COORDINATE WITH CITY OF BENTONVILLE ELECTRIC UTILITY DEPARTMENT FOR DEMOLITION OF EXISTING ELECTRIC
21. COORDINATE W/ BWU FOR METER TO BE ABANDONED AT MAIN LINE. CONTRACTOR TO EXCAVATE TO MAIN LINE. CORP STOP TO BE SHUT OFF BY BWU INSPECTOR CONTRACTOR TO PLACE CAP IN CORP STOP.
22. PROTECTING EXISTING FENCE / PROPERTY IN PLACE
23. COORDINATE WITH STREET DEPARTMENT ON STREET CUTS AND TRAFFIC CONTROL. TRENCH AND BACKFILL PER CITY OF BENTONVILLE WATER UTILITIES DETAILS AND SPECIFICATIONS. IF PAVEMENT CUT IS IN THE STREET, PATCH STREET CUT PER CITY OF BENTONVILLE WATER UTILITIES DETAILS AND SPECIFICATIONS
24. EXISTING STRUCTURE TO BE REMOVED
25. PROTECT EXISTING SANITARY STRUCTURE
26. REMOVE BOLLARDS
27. PROTECT EXISTING WALL
28. REMOVE RAIL
29. REMOVE AC/ELECTRICAL UNIT
30. REMOVE RAMP/STAIR
31. REMOVE BIKE RACK
32. REMOVE CANOPY STRUCTURE
33. REMOVE AND CAP SANITARY SEWER SERVICE AT MANHOLE (WORK TO BE COMPLETED BY UTILITY CONTRACTOR)
34. REMOVE EXISTING WALMART FIBER SERVICE (WORK TO BE COMPLETED BY UTILITY CONTRACTOR)
35. REMOVE GAS METER/MARKER (WORK TO BE COMPLETED BY UTILITY CONTRACTOR)
36. PLUG REMOVED CONNECTION IN RCB, DRILL AND EPOXY W/#4 REBAR OC EW
37. PROTECT PUSH BUTTON POLE
38. REMOVE AND REPLACE EXISTING BENCH
39. RELOCATE EXISTING UTILITY STRUCTURE
40. REMOVE FIRE HYDRANT
41. REMOVE EXISTING STRIPING
42. REMOVE IRRIGATION METER
43. PROTECT EXISTING VALVES

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STEM UNIVERSITY - PUBLIC IMPROVEMENT PLANS - PHASE 1

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Document Incomplete: Not intended for permit or construction.
Engineer: TED T. VUONG, P.E.
P.E. Serial No.: 18208
Date: 07/17/2026
ASBL COA NO. 719

NO.	DATE	REVISION
1	02/18/2026	30% SD
2	04/27/2026	60% CD
3	05/17/2026	90% CD
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M08-25007-00			
ORIGINAL ISSUE		DATE	

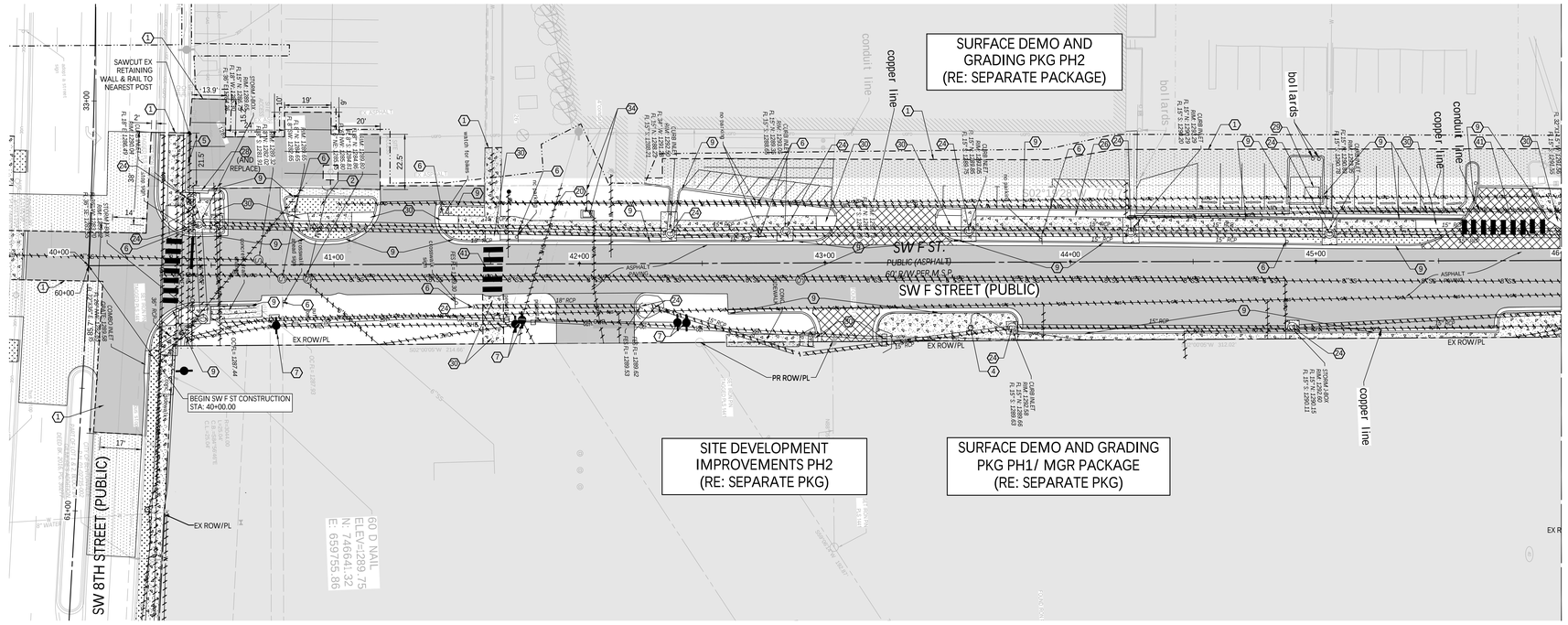
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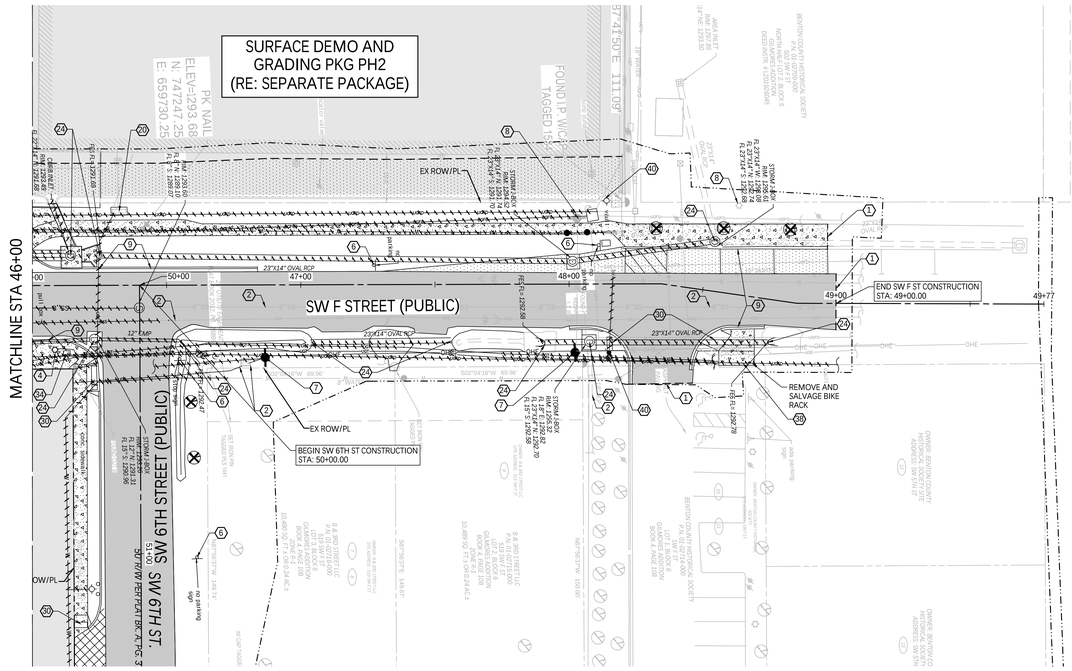
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SCALE: 1" = 20'

HATCH LEGEND:

- LIMITS OF DISTURBANCE
- FEMA BASE LEVEL ENGINEERING
- RE: LANDSCAPE ARCHITECT PLANS FOR ALL REMOVAL AND/OR RELOCATION OF TREE AND BUSHES
- SEPARATE PACKAGE
- REMOVE ASPHALT PAVEMENT
- REMOVE CONCRETE SIDEWALK
- REMOVE ASPHALT DRIVEWAY
- REMOVE CONCRETE DRIVEWAY
- REMOVE CONCRETE PAVEMENT
- REMOVE GRAVEL PAVEMENT
- REMOVE RIP RAP
- REMOVE EXISTING LANDSCAPING

SHEET NOTES:

A. CONTRACTOR TO FIELD VERIFY EXISTING UTILITIES AND NOTIFY ENGINEER OF ANY DISCREPANCIES.

B. ALL EXISTING UTILITIES TO BE PROTECTED IN PLACE UNLESS NOTED TO BE REMOVED.

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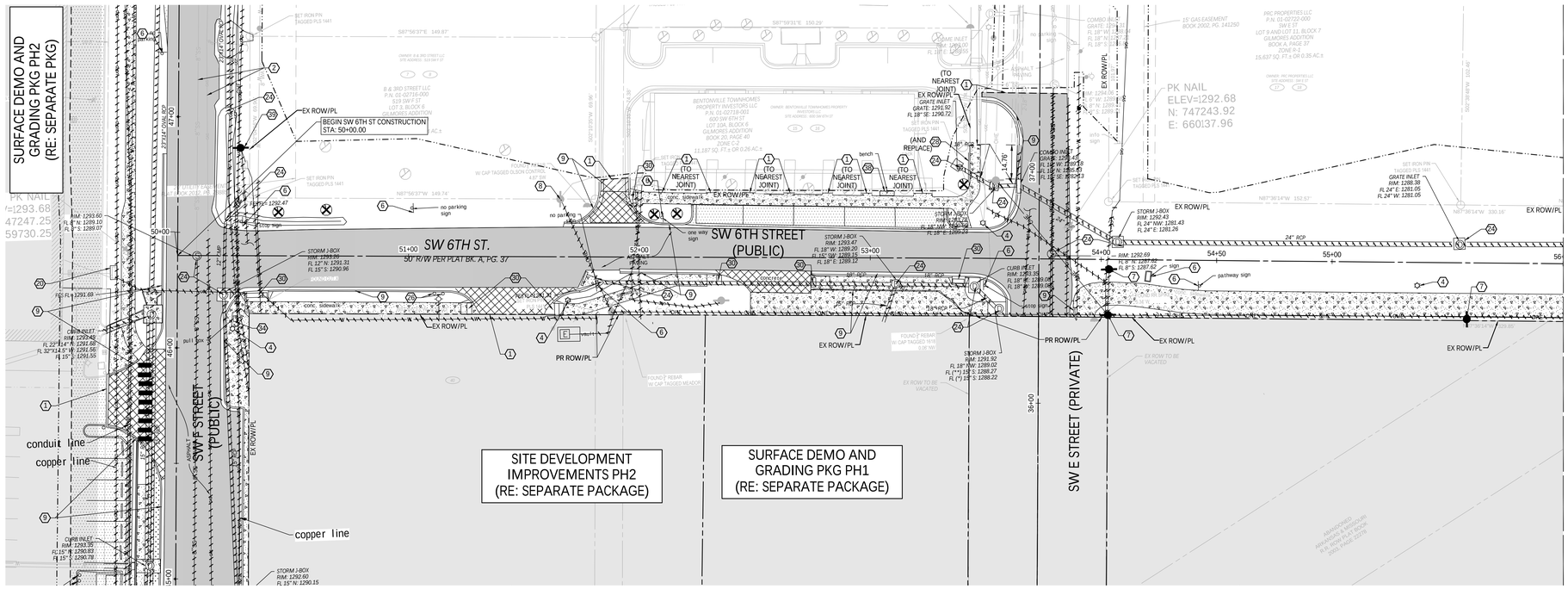
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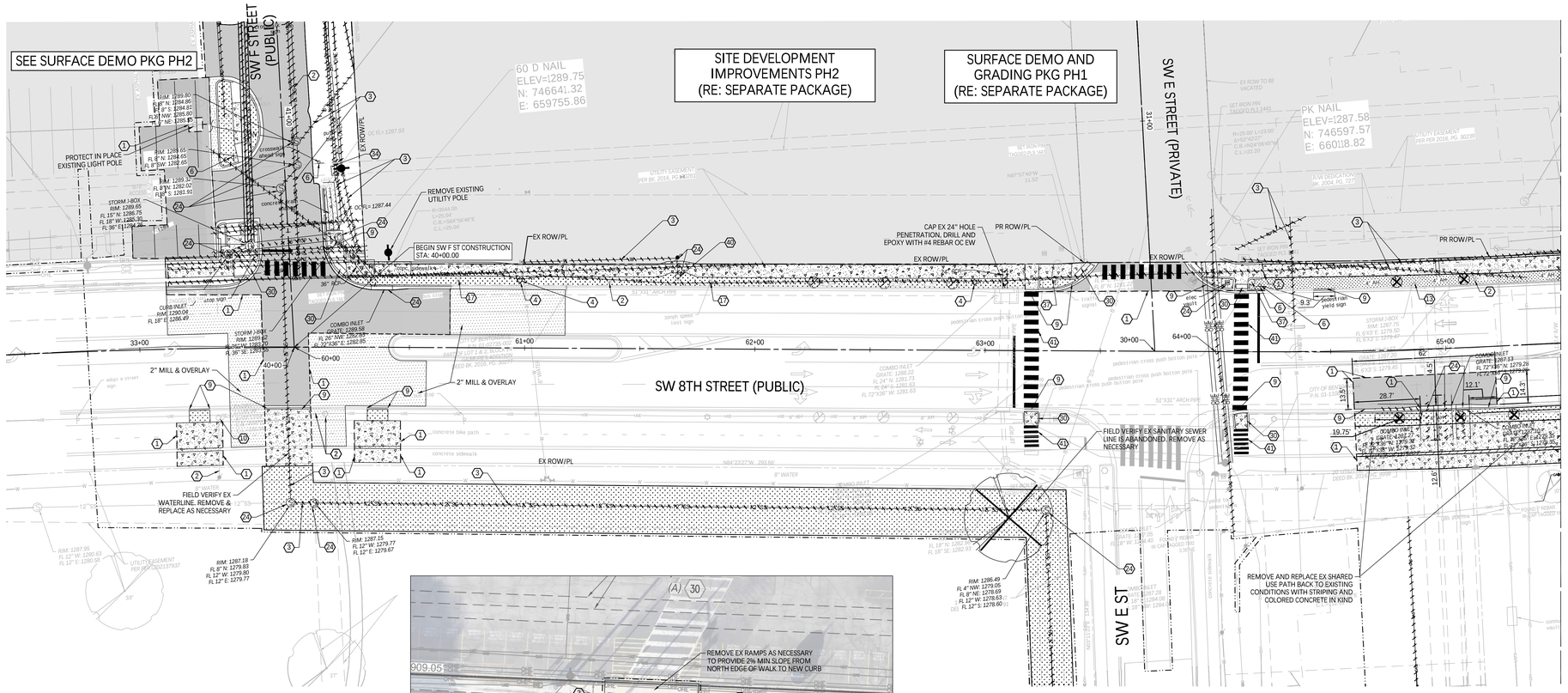
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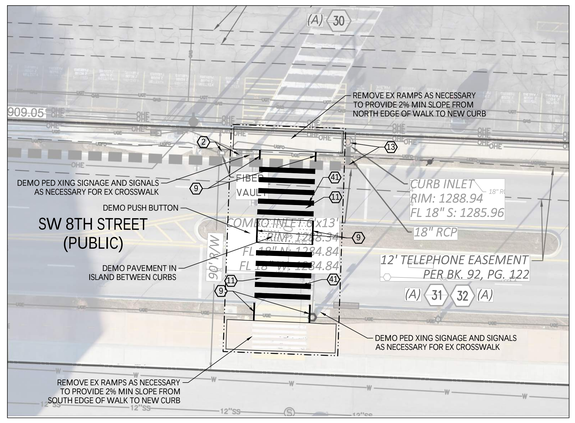
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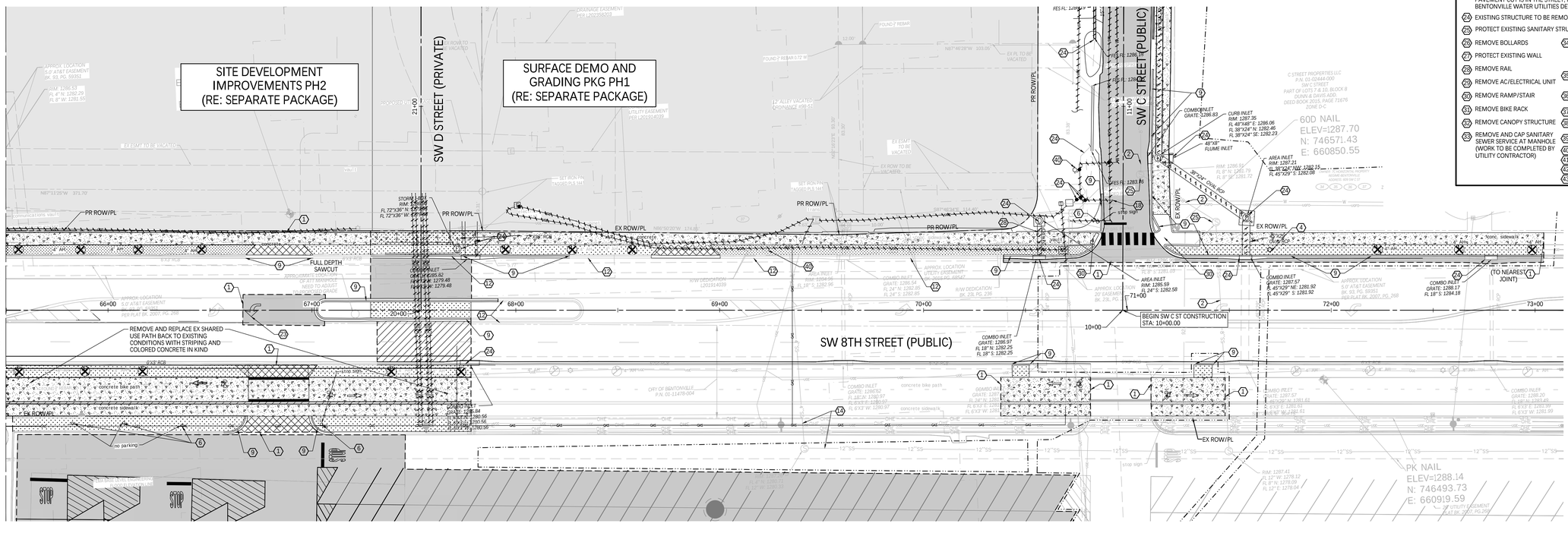
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SW 8TH ST. HAWK SIGNAL REMOVAL



CITY OF BENTONVILLE PROJECT NO.: LSD26-0030

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SCALE: 1" = 20'

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DEMOLITION PLAN-SW 8TH ST- PUBLIC

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SITE DEVELOPMENT IMPROVEMENTS PH2 (RE: SEPARATE PACKAGE)

SURFACE DEMO AND GRADING PKG PH1 (RE: SEPARATE PACKAGE)

SW 8TH STREET (PUBLIC)

SW E ST

MATCHLINE SHEET C1.006PH1

MATCHLINE SHEET C1.007PH1

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STEM UNIVERSITY - PUBLIC IMPROVEMENT PLANS - PHASE 1

INTERIM REVIEW ONLY
Document Incomplete: Not intended for permit or construction.
Engineer: TED T. VUONG, P.E.
P.E. Serial No.: 18208
Date: 07/17/2026

ASBL COA NO. 719

NO.	DATE	REVISION
1	02/18/2026	30% SD
2	04/27/2026	60% CD
3	05/17/2026	90% CD
4	06/17/2026	100% CD
5	07/17/2026	100% CD 2ND SUBMISSION

PROJECT NO.	DESIGNED BY	REVIEWED BY	DRAWN BY
M08-25007-00			
ORIGINAL ISSUE			DATE

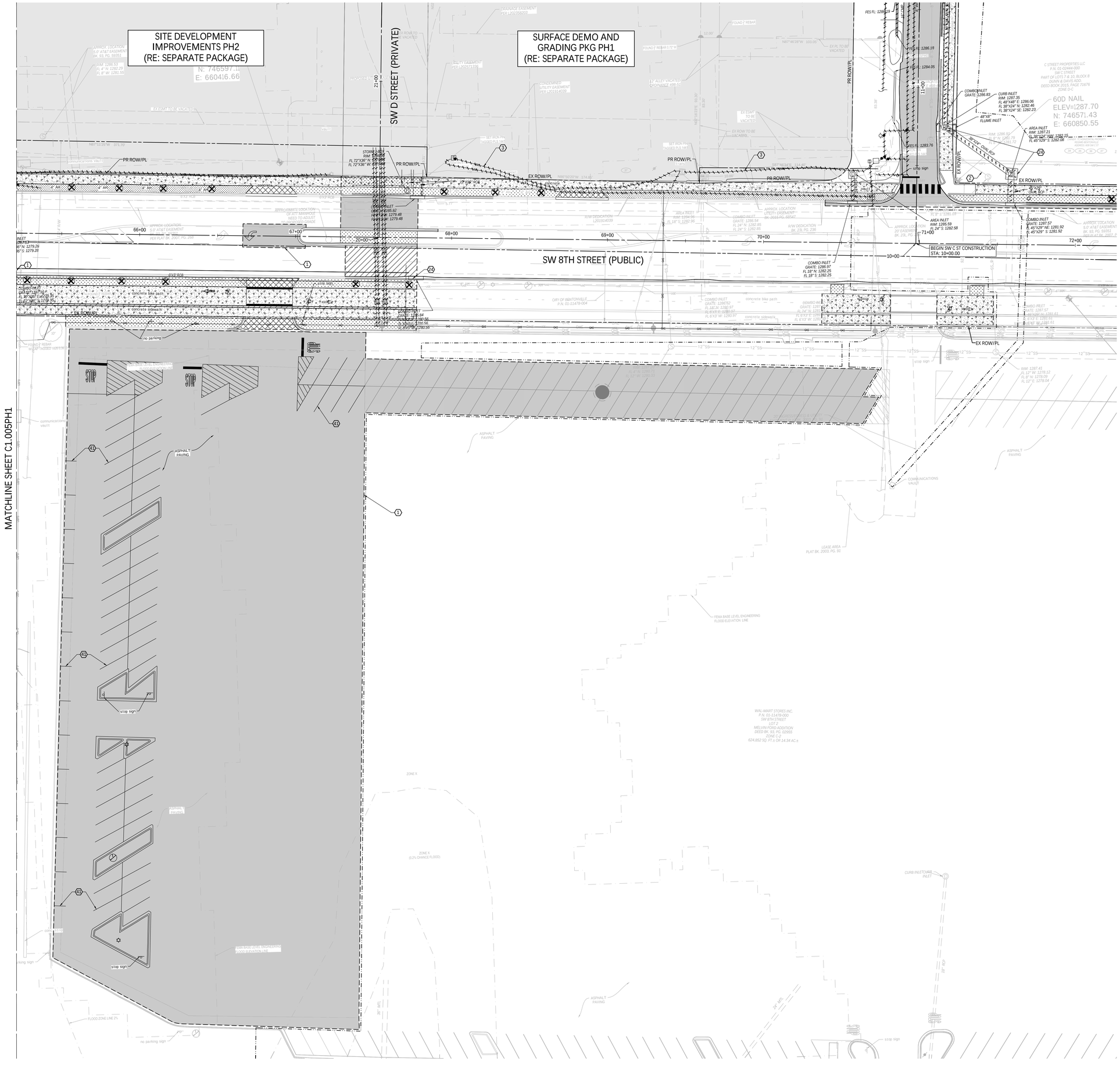
OFFSITE DEMOLITION PLAN-PUBLIC

C1.005PH1

CITY OF BENTONVILLE PROJECT NO.: LSD26-0030

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24-Jul-2026 - 8:55 PM - X:\M08\2025\25007-00 STEM University - Retail Village\Civil\3-Production\03-Sheets\Public Improvement Plans\STEM_PUB_MPM_C-DM_M08250070D.dwg



HATCH LEGEND:

- LIMITS OF DISTURBANCE
- FEMA BASE LEVEL ENGINEERING
- RE: LANDSCAPE ARCHITECT PLANS FOR ALL REMOVAL AND/OR RELOCATION OF TREE AND BUSHES
- SEPARATE PACKAGE
- REMOVE ASPHALT PAVEMENT
- REMOVE CONCRETE SIDEWALK
- REMOVE ASPHALT DRIVEWAY
- REMOVE CONCRETE DRIVEWAY
- REMOVE CONCRETE PAVEMENT
- REMOVE GRAVEL PAVEMENT
- REMOVE RIP RAP
- REMOVE EXISTING LANDSCAPING

SHEET NOTES:

A. CONTRACTOR TO FIELD VERIFY EXISTING UTILITIES AND NOTIFY ENGINEER OF ANY DISCREPANCIES.

B. ALL EXISTING UTILITIES TO BE PROTECTED IN PLACE UNLESS NOTED TO BE REMOVED.

C. CONTRACTOR TO COORDINATE WITH EDSA FOR ALL TREE PROTECTION OR REMOVAL ON SITE (RE: LANDSCAPE ARCH FOR REMOVAL AND PROTECTION OF EXISTING TREES) ANY TREES ONSITE NOT SPECIFICALLY NOTED FOR PROTECTION BY EDSA ON SITE SHALL BE REMOVED.

D. CONTRACTOR TO COORDINATE WITH FRANCHISE UTILITY PROVIDER FOR REMOVAL OF THEIR UTILITIES PRIOR TO STARTING CONSTRUCTION.

E. CONTRACTOR TO COORDINATE WITH BENTONVILLE ELECTRIC UTILITY DEPARTMENT FOR REMOVAL/RELOCATION OF EXISTING ELECTRICAL SERVICE.

F. ALL EXISTING SIGNS, UTILITY APURTENANCES, OR ANY OTHER MISC SITE INSTALLATIONS WITHIN PUBLIC ROW TO REMAIN IN PLACE UNLESS OTHERWISE CALLED OUT FOR REMOVAL.

KEY NOTES:

1. FULL-DEPTH SAWCUT
2. PROTECT IN PLACE EXISTING UTILITY
3. REMOVE EXISTING UTILITY
4. REMOVE EXISTING LIGHTPOLE
5. REMOVE EXISTING WALL
6. REMOVE EXISTING SIGN
7. POWER POLE TO BE RELOCATED BY BEUD OR THEIR CONSULTANT. SEE BEUD DRAWINGS FOR FRANCHISE UTILITY RELOCATION ALONG WITH THE POWER POLE (N/A)
8. PROTECT IN PLACE EXISTING POWER POLE
9. REMOVE EXISTING CONCRETE CURB & GUTTER
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11. PROTECT IN PLACE EXISTING PAVEMENT
12. PROTECT IN PLACE EXISTING CONCRETE CURB & GUTTER
13. PROTECT EXISTING STORM STRUCTURE
14. ABANDON IN PLACE EXISTING UTILITY
15. CUT AND CAP EXISTING SANITARY SEWER LINE
16. REMOVE EXISTING FENCE
17. PROTECT IN PLACE EXISTING SIGN
18. CUT AND CAP EXISTING WL AS PER CITY DETAIL (3/C1.005)
19. REMOVE EXISTING DITCH (N/A)
20. COORDINATE WITH CITY OF BENTONVILLE ELECTRIC UTILITY DEPARTMENT FOR DEMOLITION OF EXISTING ELECTRIC
21. COORDINATE W/ BWU FOR METER TO BE ABANDONED AT MAIN LINE. CONTRACTOR TO EXCAVATE TO MAIN LINE. CORP STOP TO BE SHUT OFF BY BWU INSPECTOR CONTRACTOR TO PLACE CAP IN CORP STOP.
22. PROTECTING EXISTING FENCE / PROPERTY IN PLACE
23. COORDINATE WITH STREET DEPARTMENT ON STREET CUTS AND TRAFFIC CONTROL. TRENCH AND BACKFILL PER CITY OF BENTONVILLE WATER UTILITIES DETAILS AND SPECIFICATIONS. IF PAVEMENT CUT IS IN THE STREET, PATCH STREET CUT PER CITY OF BENTONVILLE WATER UTILITIES DETAILS AND SPECIFICATIONS
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37. PROTECT PUSH BUTTON POLE
38. REMOVE AND REPLACE EXISTING BENCH
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C1.006PH1

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N

20 10 0 20

SCALE: 1" = 20'

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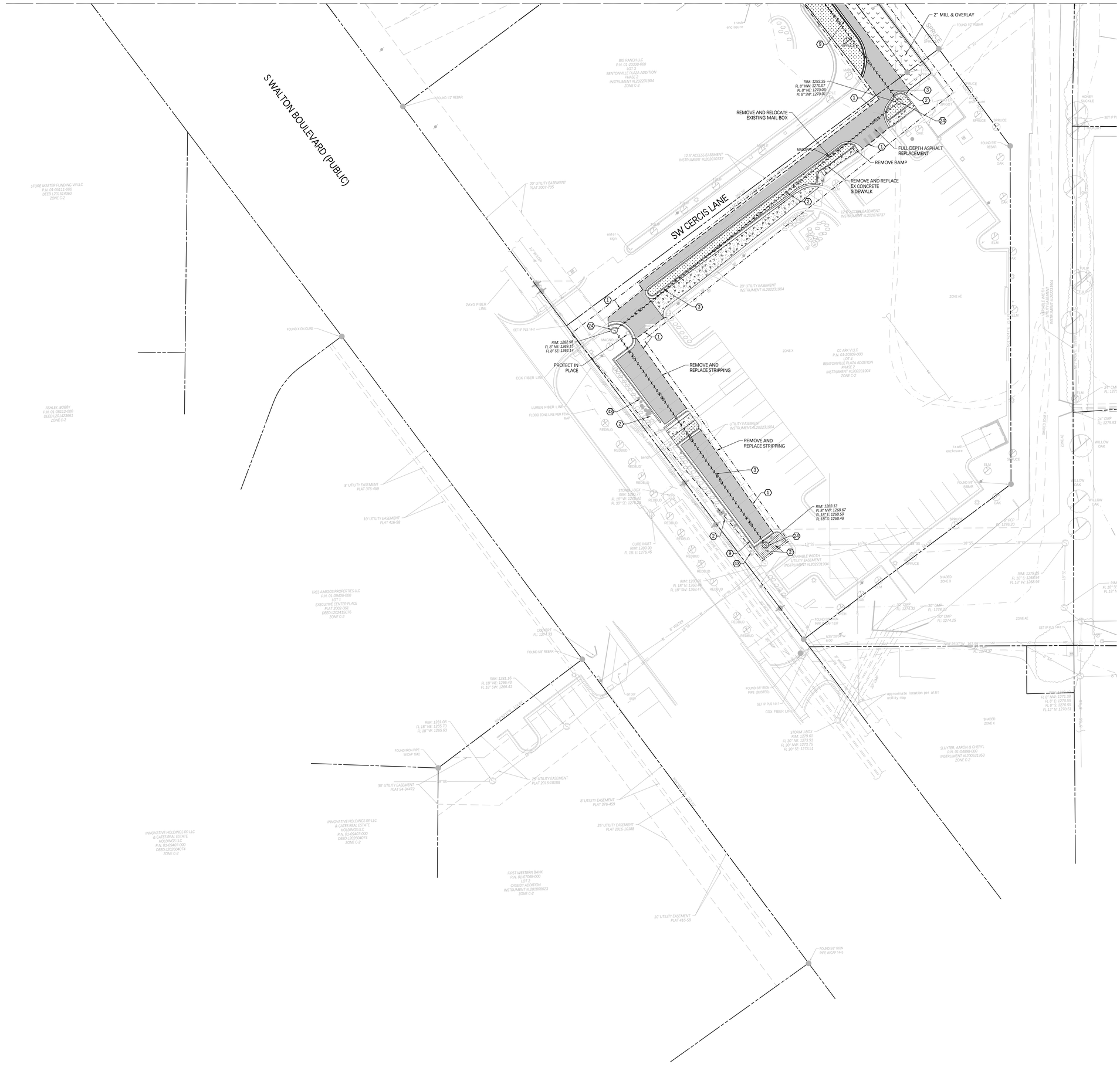
OFFSITE DEMOLITION PLAN-PUBLIC

C1.007PH1

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N

40 20 0 40

SCALE: 1" = 40'

HATCH LEGENDS:

SEPARATE PACKAGE

BEGIN CONSTRUCTION SW 6TH ST STA 50+00 N: 747244.3958 E: 659751.9464

END CONSTRUCTION SW F ST STA 49+00 N: 747503.4395 E: 659769.3989

INTERSECTION ALIGNMENT SW 6TH STREET STA 50+00 SW F STREET STA 46+39.94 N: 747244.4097 E: 659751.9403

INTERSECTION ALIGNMENT SW 6TH STREET STA 53+73 SW E STREET STA 36+62.39 N: 747230.7343 E: 660124.6997

END CONSTRUCTION SW E ST STA 37+34 N: 747302.3078 E: 660127.4140

END CONSTRUCTION SE 6TH ST STA 57+53 N: 747301.2408 E: 660512.0174

INTERSECTION ALIGNMENT SW 6TH STREET STA 57+57 SW D STREET STA 26+67.06 N: 747213.6157 E: 660508.0800

INTERSECTION ALIGNMENT SE 6TH STREET STA 61+06 SW C STREET STA16+66.24 N: 747197.4329 E: 660856.3898

END CONSTRUCTION SW C STREET STA 17+53.87 N: 747284.9704 E: 660860.5240

END CONSTRUCTION SW 6TH STREET STA 61+69.51 N: 747194.5288 E: 660920.3300

BEGIN CONSTRUCTION SW 7TH ST STA 90+00 N: 746837.8065 E: 660838.5084

END CONSTRUCTION SW 7TH ST STA 80+67 N: 746835.1953 E: 660905.0209

END CONSTRUCTION SW 8TH ST EX STA 73+04 N: 746546.5699 E: 661030.0674

BEGIN CONSTRUCTION SW 8TH STREET PR STA 60+00.00 EX STA 33+13.10 N: 746634.7727 E: 659675.6589

INTERSECTION ALIGNMENT SW 8TH STREET STA 40+00.00 SW F STREET STA 60+00 N: 746604.9176 E: 659727.7012

INTERSECTION ALIGNMENT SW 8TH STREET STA 63+73.68 SW E STREET STA 30+00 N: 746568.8183 E: 660099.6345

INTERSECTION ALIGNMENT SW 8TH STREET STA 67+53.44 SW D STREET STA 20+00 N: 746547.1583 E: 660478.7105

INTERSECTION ALIGNMENT SW 8TH STREET STA 70+97.70 SW C STREET STA 10+00 N: 746532.0889 E: 660822.6350

BEGIN CONSTRUCTION SW C STREET STA 10+24 N: 746556.2403 E: 660823.7809

PRIVATE IMPROVEMENT PLANS PH2 (RE: SEPARATE PACKAGE)

GILMORE PARK

SW 6TH STREET(PUBLIC)

SW E STREET (PRIVATE) (SW E STREET TO BE VACATED)

SW D STREET (PRIVATE) (SW D STREET TO BE VACATED)

SW C STREET (PUBLIC)

SW 7TH ST (PUBLIC)

SW 8TH STREET(PUBLIC)

SW E ST

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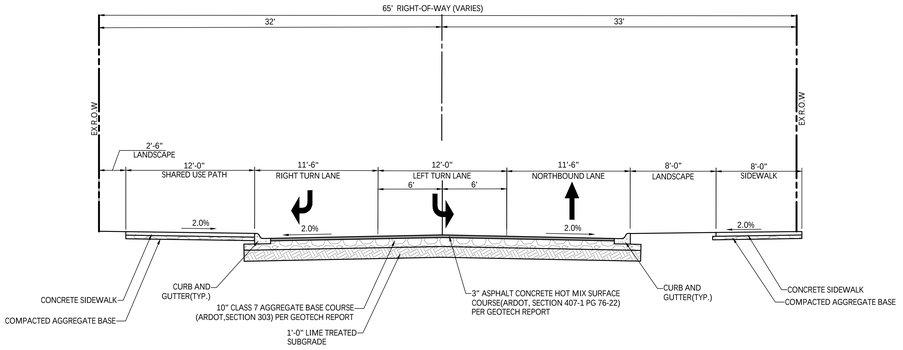
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ALIGNMENT AND CONTROL PLAN

C2.000PH1

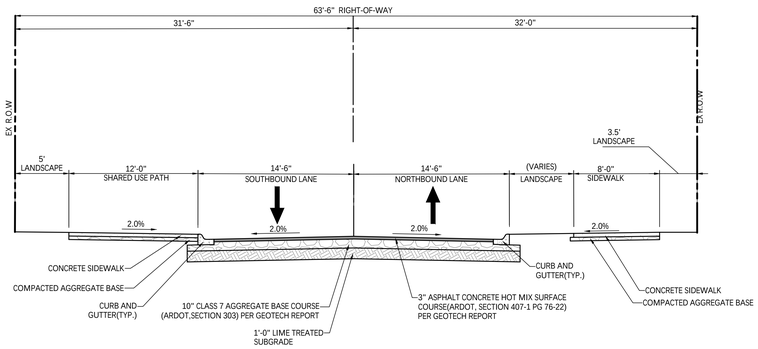
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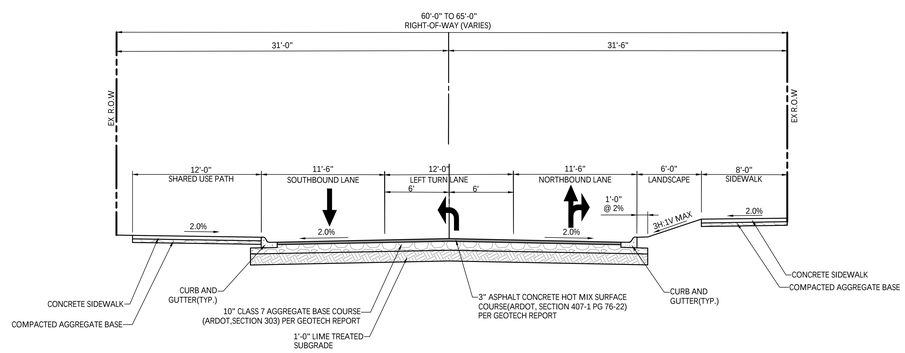
SW F STREET TYPICAL SECTION (PUBLIC)
FROM STA 40+54.00 TO STA 42+18.00
(EXCEPT STA 41+06.00 TO STA 42+18.00 FOR DRIVEWAYS)

1 NTS



SW F STREET TYPICAL SECTION(PUBLIC)
FROM STA 42+18.00 TO STA 44+19.50
(EXCEPT STA 43+29.00 TO STA 44+19.50 FOR DRIVEWAY)

2 NTS



SW F STREET TYPICAL SECTION (PUBLIC)
FROM STA 44+19.00 TO STA 45+95.00

3 NTS

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STEM UNIVERSITY - PUBLIC IMPROVEMENT PLANS - PHASE 1

INTERIM REVIEW ONLY
Document Incomplete: Not intended for permit or construction.
Engineer: TED T. VUONG, P.E.
P.E. Serial No.: 18208
Date: 07/17/2026
ASBL COA NO. 719

NO.	DATE	REVISION
1	02/18/2026	30% SD
2	04/27/2026	60% CD
3	05/17/2026	90% CD
4	06/17/2026	100% CD
5	07/17/2026	100% CD 2ND SUBMISSION

PROJECT NO.	DESIGNED BY	REVIEWED BY	DRAWN BY
M08-25007-00			
ORIGINAL ISSUE			DATE

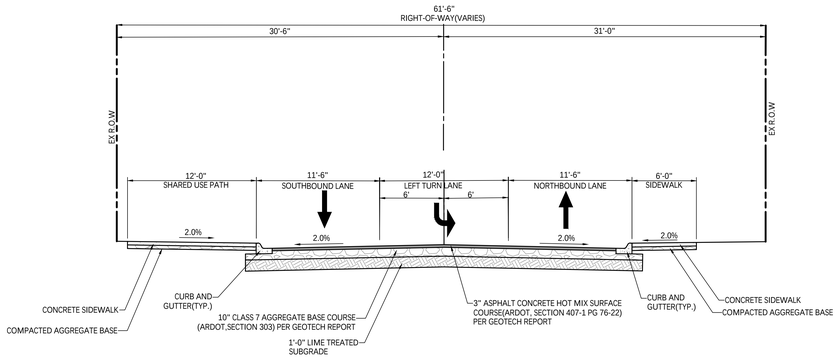
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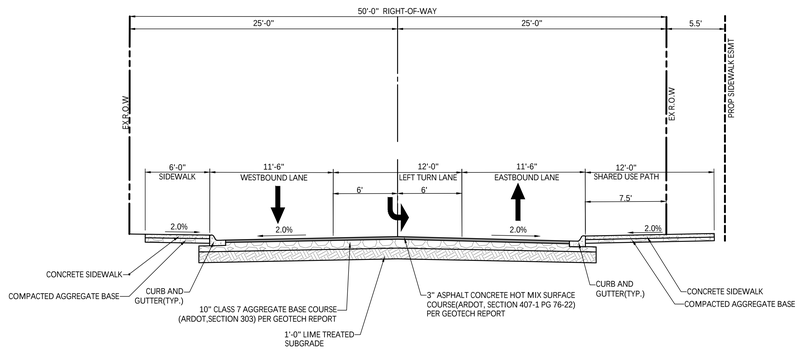
CITY OF BENTONVILLE PROJECT NO.: LSD26-0030

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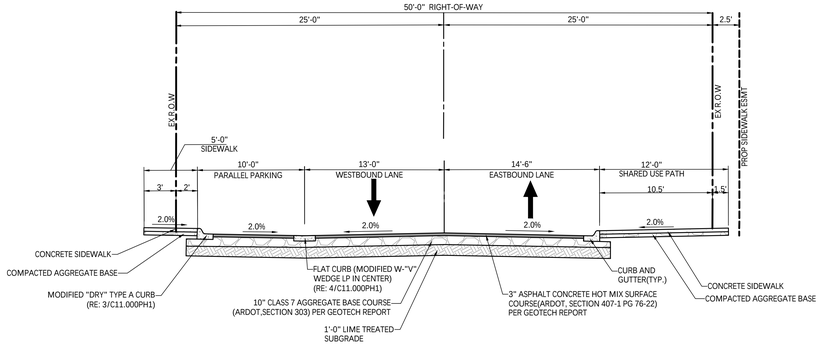
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1 SW F STREET TYPICAL SECTION (PUBLIC)
FROM STA 46+87.00 TO STA 48+07.00
NTS



2 SW 6TH STREET TYPICAL SECTION(PUBLIC)
FROM STA 50+47.00 TO STA 51+95.00
(EXCEPT STA 51+67.00 TO STA 51+95.00 FOR DRIVEWAYS)
NTS



3 SW 6TH STREET TYPICAL SECTION(PUBLIC)
FROM STA 52+15.00 TO STA 53+24.00
NTS

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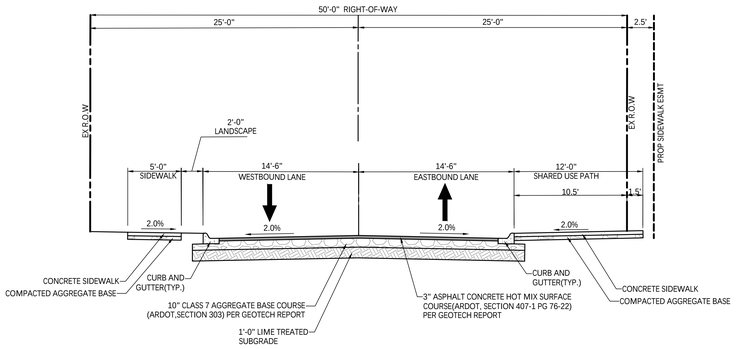
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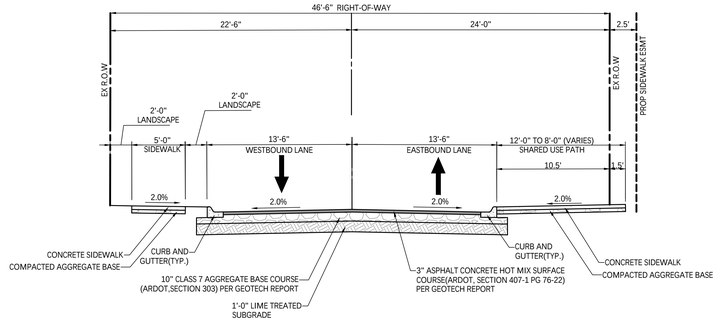
CITY OF BENTONVILLE PROJECT NO.: LSD26-0030

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FROM STA 54+11.00 TO STA 57+13.00
NTS



2 SW 6TH STREET TYPICAL SECTION(PUBLIC)
FROM STA 58+00.00 TO STA 60+75.00
FROM STA 61+50.00 TO 61+69.50
NTS

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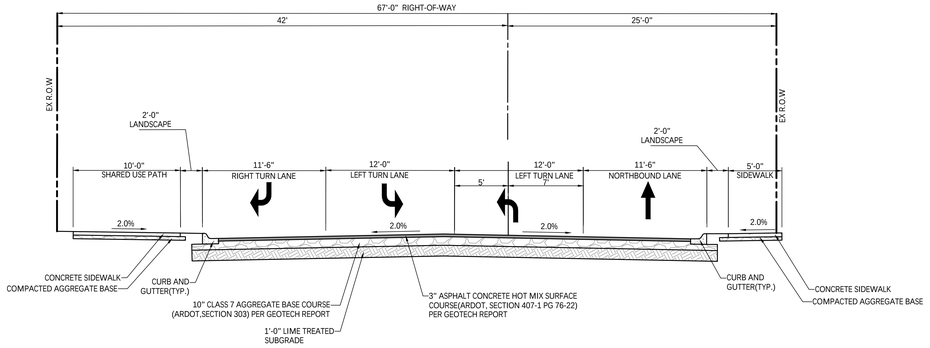
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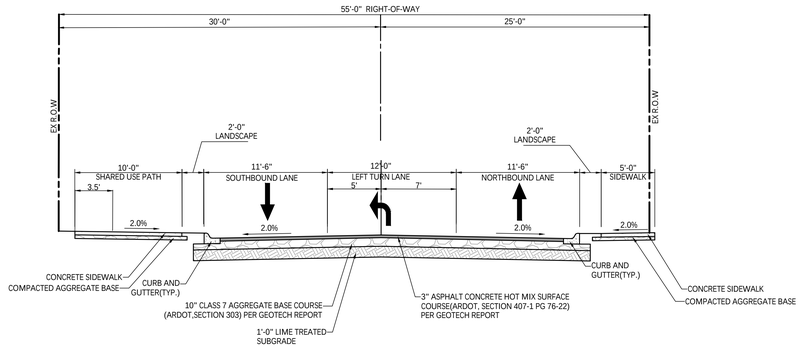
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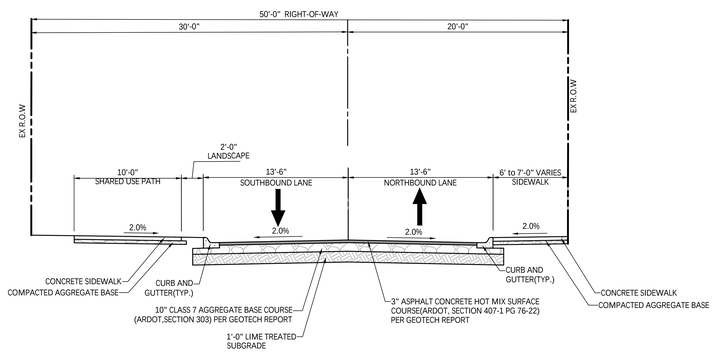
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FROM STA 10+66.00 TO STA 11+88.00

1 NTS



SW C STREET TYPICAL SECTION (PUBLIC)
FROM STA 12+38.00 TO STA 12+66.10

2 NTS



SW C STREET TYPICAL SECTION (PUBLIC)
FROM STA 13+47.00 TO STA 16+22.00
(EXCEPT STA 15+49.00 TO STA 16+11.00 FOR DRIVEWAYS)

3 NTS

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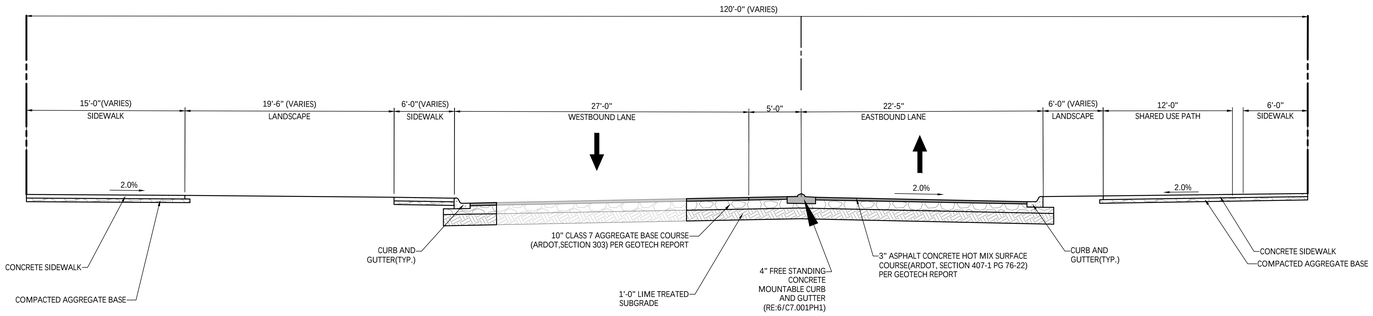
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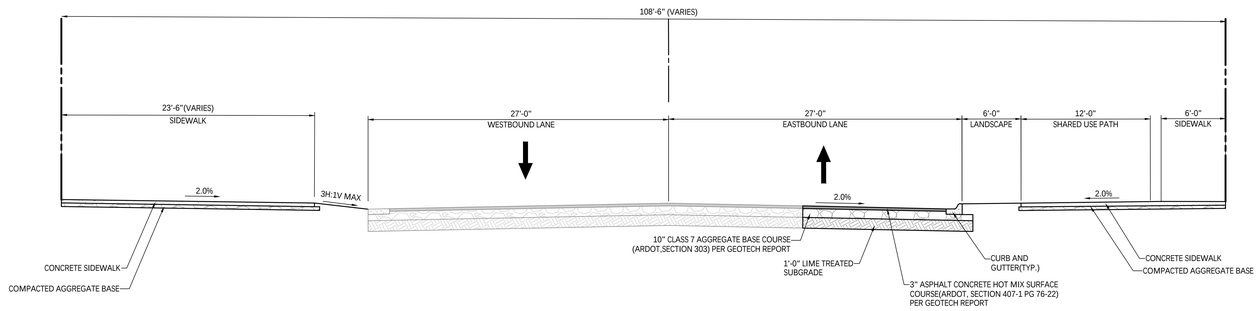
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1 SW 8 STREET NON-TYPICAL SECTION (PUBLIC)
FROM STA 66+62.70 TO STA 67+24.25
NTS



2 SW 8 STREET NON-TYPICAL SECTION (PUBLIC)
FROM STA 65+63.20 TO STA 66+30.00
NTS

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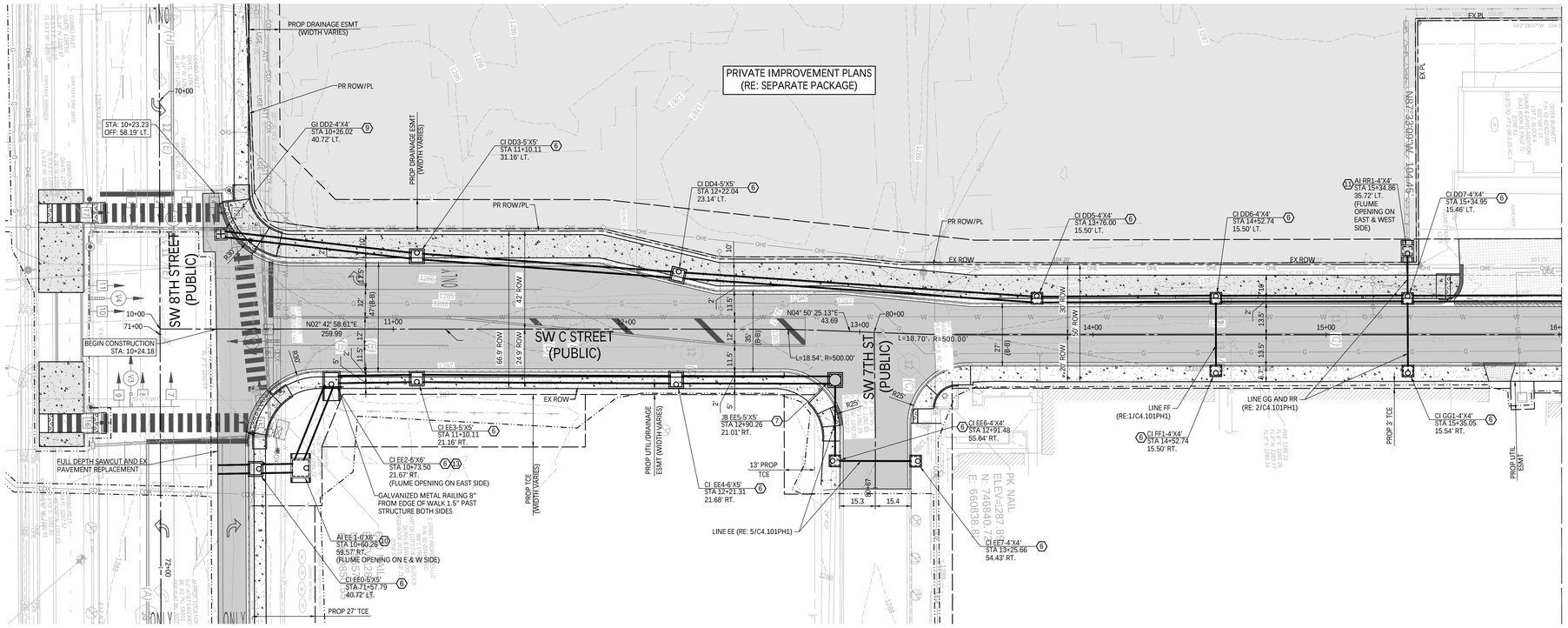
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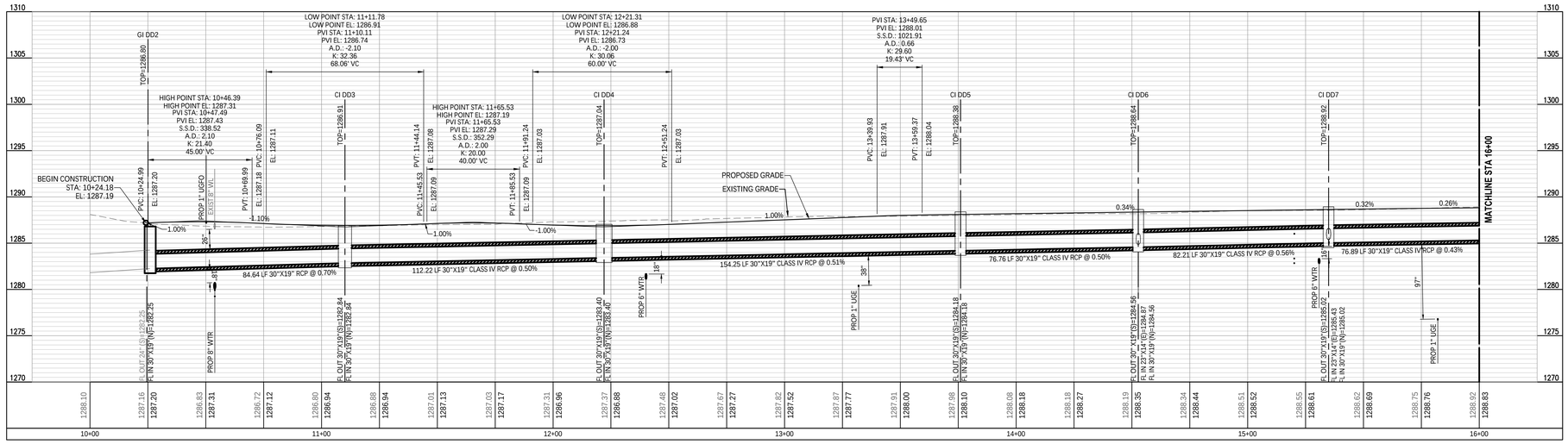
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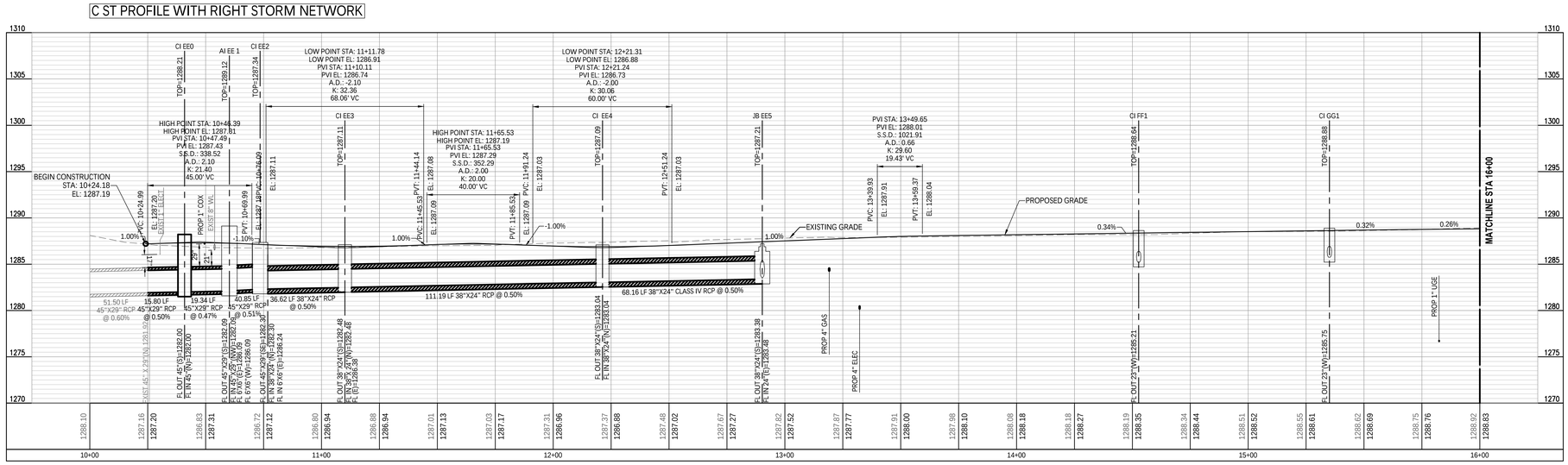
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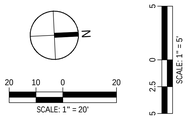


C ST PROFILE WITH LEFT STORM NETWORK



C ST PROFILE WITH RIGHT STORM NETWORK





SHEET NOTES:

A. ALL DIMENSIONS ARE FROM EITHER FACE OF CURB OR EDGE OF PAVEMENT

B. REFER TO ARCHITECT PLANS FOR BUILDING LAYOUT

C. REFER TO LANDSCAPE ARCHITECT FOR LANDSCAPED AREAS

KEY NOTES:

- LIMITS OF DISTURBANCE
- (1) ROADWAY PAVEMENT (FLEXIBLE HEAVY DUTY) (RE: 3B/C7.002PH1)
- (2) COMMERCIAL DRIVE ENTRANCE (RE:13/C7.001PH1)
- (3) CONCRETE SIDEWALK (RE:1/C7.002PH1)
- (4) LANDSCAPE AREA
- (5) PAVEMENT MARKINGS
- (6) TYPE MO INLET (RE:8/C7.005PH1)
- (7) JUNCTION BOX (RE:6/C7.005PH1)
- (9) GRATE INLET (RE:4/C7.005PH1)
- (10) DOUBLE AREA INLET (RE:3/C7.005PH1)
- (11) AREA INLET (RE:3/C7.005PH1)
- (12) SPECIAL CURB INLET (RE:6/C7.005PH1)
- (13) SIDEWALK FLUME (RE:8/C7.005PH1)
- (14) RE: MEP FOR TIE-IN DETAILS
- (15) SEPARATE PACKAGE
- (16) TAPERED CURB TERMINATION (RE: 8/C7.001PH1)
- (17) RIBBON CURB PVMT EDGE (RE: 10/C7.001PH1)
- (18) FLAT CURB (RE: 4/C7.001PH1)
- (19) TURNDOWN CURB (RE: 7/C7.001PH1)
- (20) MODIFIED "DRY" TYPE A CURB (RE: 3/C7.001PH1)
- (21) TRANSITIONAL CURB
- (22) 4" FREE STANDING CONCRETE MOUNTABLE CURB AND GUTTER (RE:6/C7.001PH1)
- (23) CORE DRILL WITH RUBBER GASKET AND GROUTING STORM PENETRATION
- (24) CONTROL AREA INLET (RE:8/C7.005PH1)
- (25) RCB INLET CONNECTION (RE:11/C7.005PH1)
- (26) TYPE "A" CONC CURB AND GUTTER (RE: 1/C7.001PH1)
- (27) SHARED USE PATH (RE: 2/C7.002PH1)
- (28) MILL AND OVERLAY
- (29) MODIFIED CURB AT DRIVE
- (30) FREE STANDING CURB AND GUTTER (RE: 2/C7.001PH1)
- (31) DETECTABLE WARNING DEVICE
- (32) 100YR FLOOD PLAIN ZONE X
- (33) RESIDENTIAL DRIVE ENTRANCE
- (34) GRAVEL (RE: LANDSCAPE PLANS FOR DETAILS)
- (35) PAVERS (RE: LANDSCAPE PLANS FOR DETAILS)

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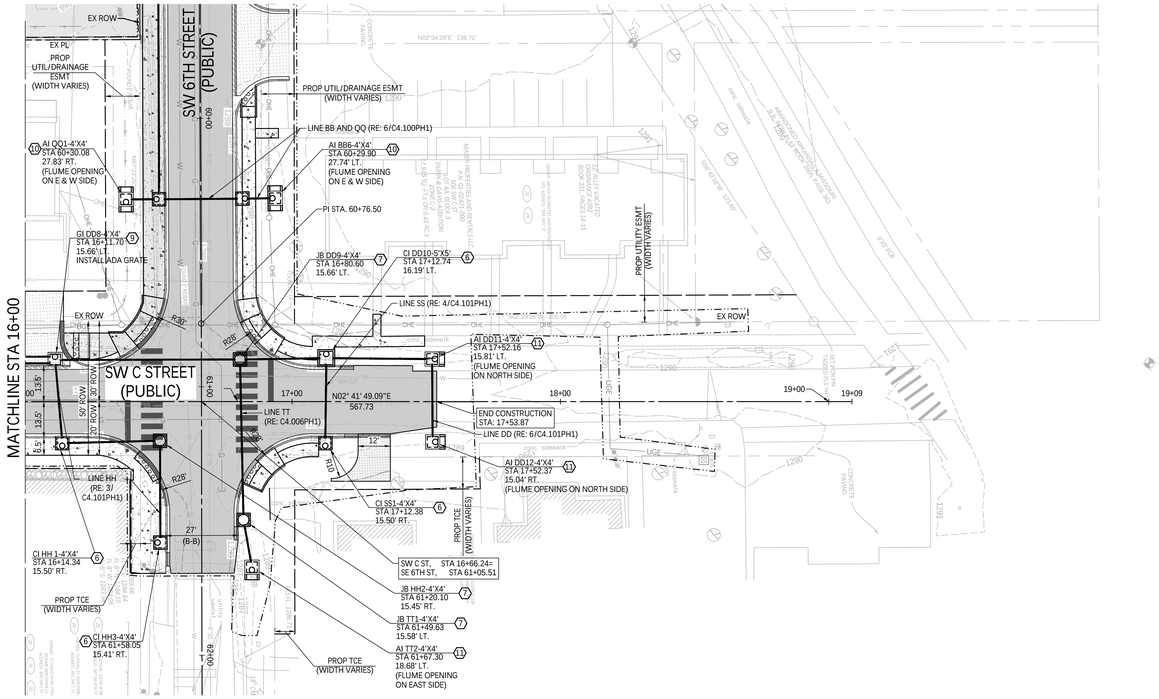
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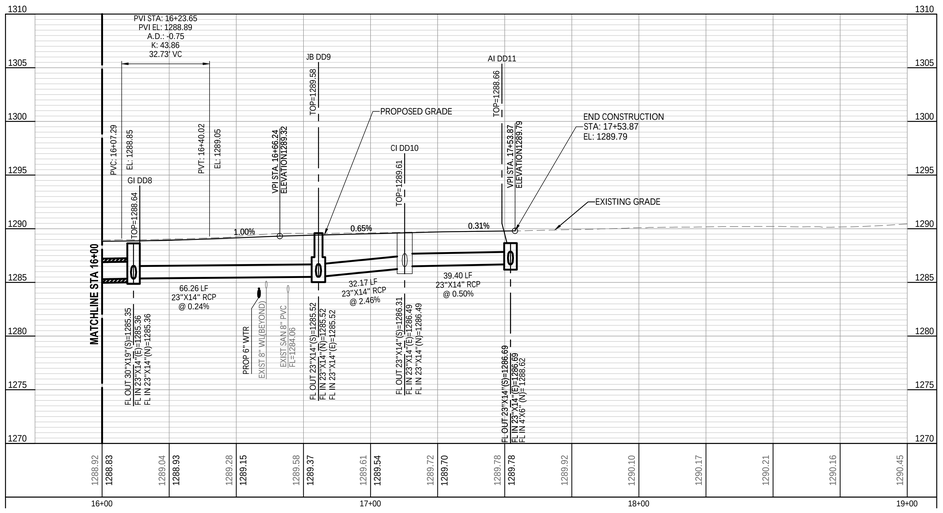
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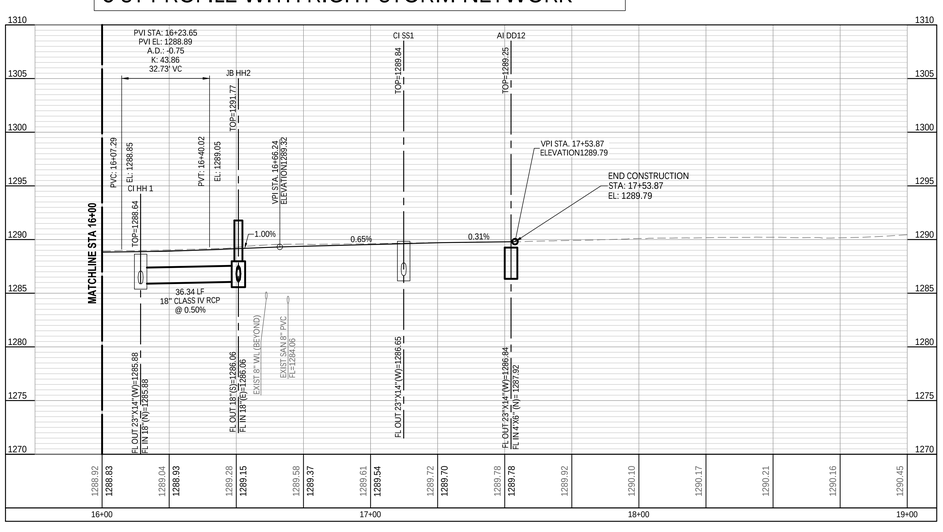
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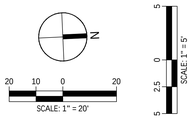


C ST PROFILE WITH LEFT STORM NETWORK



C ST PROFILE WITH RIGHT STORM NETWORK





SHEET NOTES:

A. ALL DIMENSIONS ARE FROM EITHER FACE OF CURB OR EDGE OF PAVEMENT

B. REFER TO ARCHITECT PLANS FOR BUILDING LAYOUT

C. REFER TO LANDSCAPE ARCHITECT FOR LANDSCAPED AREAS

KEY NOTES:

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2. COMMERCIAL DRIVE ENTRANCE (RE:13/C7.001PH1)
3. CONCRETE SIDEWALK (RE:1/C7.002PH1)
4. LANDSCAPE AREA
5. PAVEMENT MARKINGS
6. TYPE MO INLET (1 / C8.008PH1)
7. JUNCTION BOX (6 / C8.005PH1)
8. GRATE INLET (4 / C8.005PH1)
9. DOUBLE AREA INLET (5 / C8.009PH1)
10. AREA INLET (3 / C8.009PH1)
11. SPECIAL CURB INLET (6 / C8.009PH1)
12. SIDEWALK FLUME (8 / C8.009PH1)
13. RE: MEP FOR TIE-IN DETAILS
14. SEPARATE PACKAGE
15. TAPERED CURB TERMINATION (RE: 8/C7.001PH1)
16. RIBBON CURB PVMT EDGE (RE: 10/C7.001PH1)
17. FLAT CURB (RE: 4/C7.001PH1)
18. TURNDOWN CURB (RE: 7/C7.001PH1)
19. MODIFIED "DRY"TYPE A CURB (RE: 3/C7.001PH1)
20. TRANSITIONAL CURB
21. 4" FREE STANDING CONCRETE MOUNTABLE CURB AND GUTTER (RE:6/C7.001PH1)
22. CORE DRILL WITH RUBBER GASKET AND GROUTING STORM PENETRATION
23. CONTROL AREA INLET (1 / C8.009PH1)
24. RCB INLET CONNECTION (11 / C8.009PH1)
25. TYPE "A" CONC CURB AND GUTTER (RE: 1/C7.001PH1)
26. SHARED USE PATH (RE: 2/C7.002PH1)
27. MILL AND OVERLAY
28. MODIFIED CURB AT DRIVE
29. FREE STANDING CURB AND GUTTER (RE: 2/C7.001PH1)
30. DETECTABLE WARNING DEVICE
31. 100YR FLOOD PLAIN ZONE X
32. RESIDENTIAL DRIVE ENTRANCE
33. GRAVEL (RE: LANDSCAPE PLANS FOR DETAILS)
34. PAVERS (RE: LANDSCAPE PLANS FOR DETAILS)

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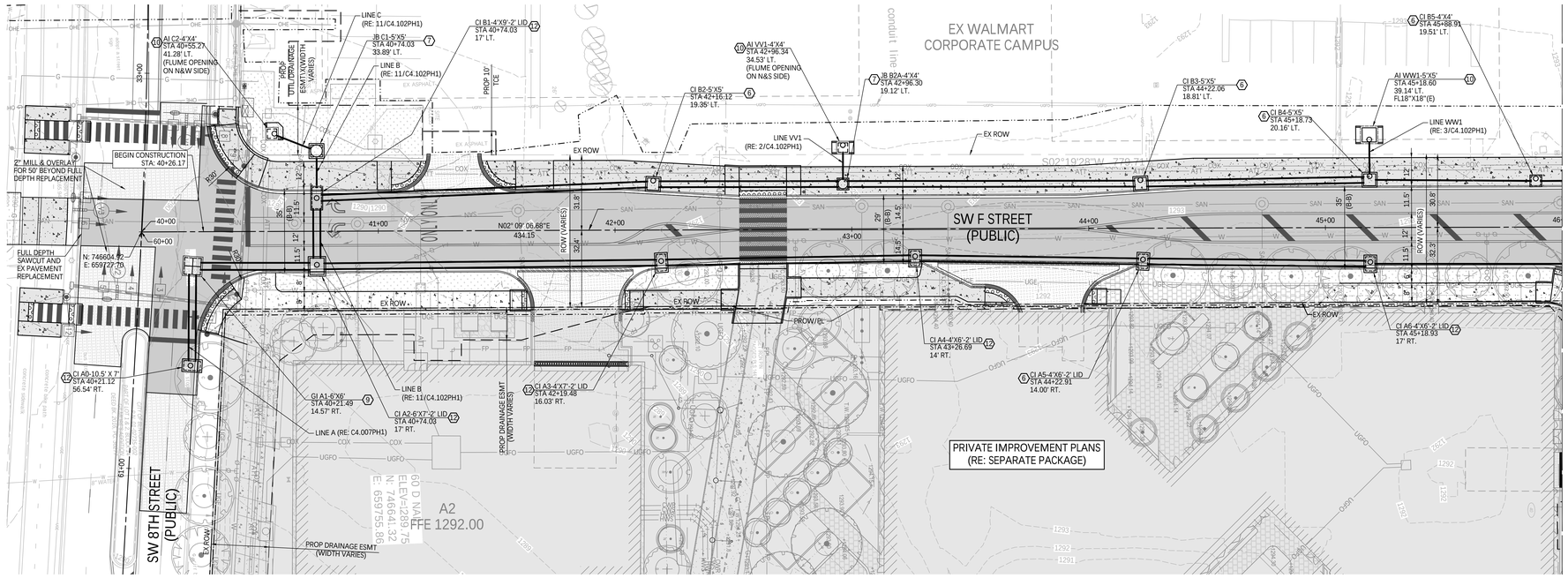
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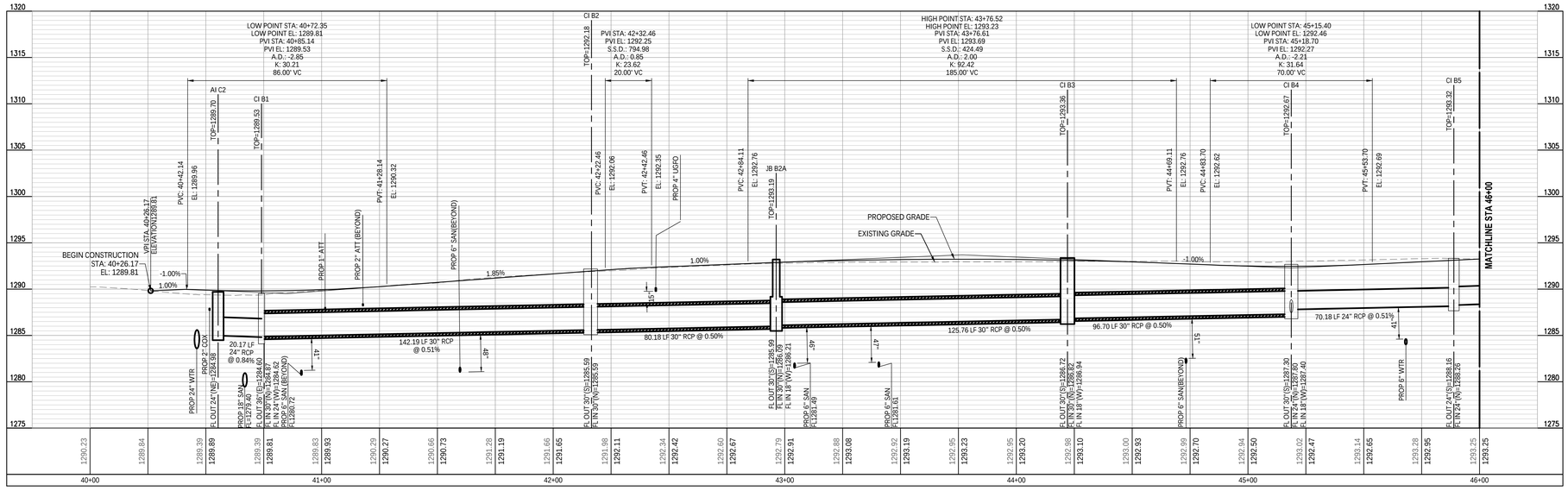
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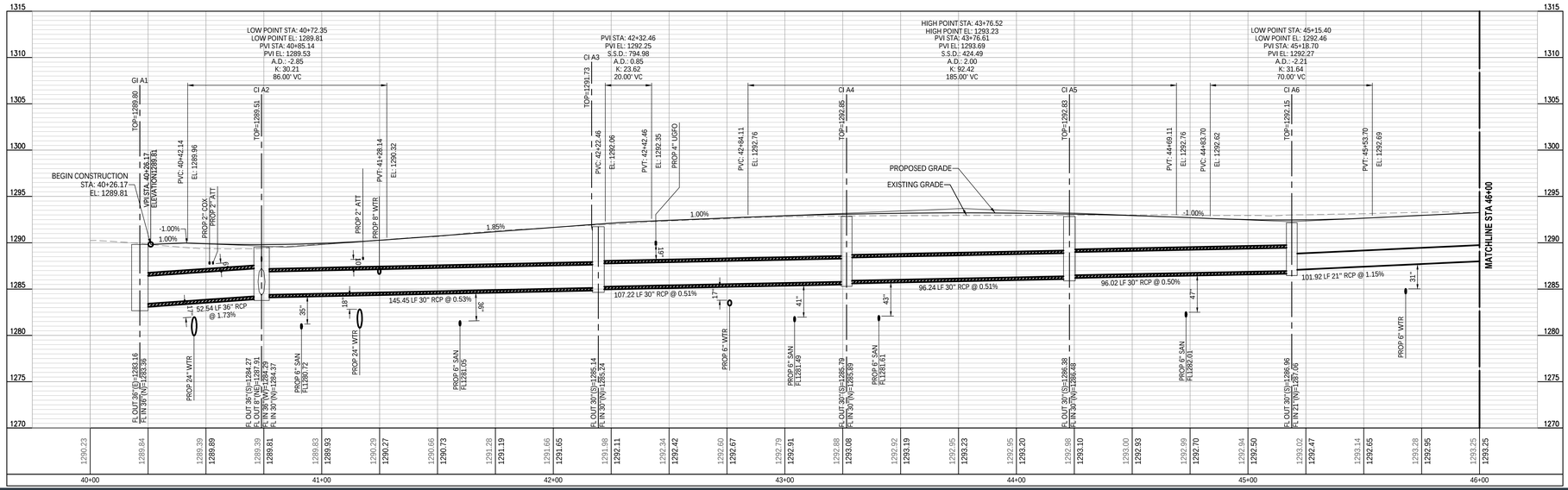
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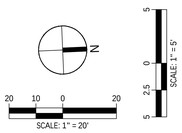


F ST PROFILE WITH LEFT STORM NETWORK



F ST PROFILE WITH RIGHT STORM NETWORK





SHEET NOTES:

A. ALL DIMENSIONS ARE FROM EITHER FACE OF CURB OR EDGE OF PAVEMENT

B. REFER TO ARCHITECT PLANS FOR BUILDING LAYOUT

C. REFER TO LANDSCAPE ARCHITECT FOR LANDSCAPED AREAS

KEY NOTES:

- LIMITS OF DISTURBANCE
- (1) ROADWAY PAVEMENT (FLEXIBLE HEAVY DUTY) (RE: 3B/C7.002PH1)
- (2) COMMERCIAL DRIVE ENTRANCE (RE:13/C7.001PH1)
- (3) CONCRETE SIDEWALK (RE:1/C7.002PH1)
- (4) LANDSCAPE AREA
- (5) PAVEMENT MARKINGS
- (6) CB.008PH1 TYPE MO INLET
- (7) CB.009PH1 JUNCTION BOX
- (8) CB.009PH1 GRATE INLET
- (10) CB.009PH1 DOUBLE AREA INLET
- (11) CB.009PH1 AREA INLET
- (12) CB.009PH1 SPECIAL CURB INLET
- (13) CB.009PH1 SIDEWALK FLUME
- (14) RE: MEP FOR TIE-IN DETAILS
- (15) SEPARATE PACKAGE
- (16) TAPERED CURB TERMINATION (RE: 8/C7.001PH1)
- (17) RIBBON CURB PVMT EDGE (RE: 10/C7.001PH1)
- (18) FLAT CURB (RE: 4/C7.001PH1)
- (19) TURNDOWN CURB (RE: 7/C7.001PH1)
- (20) MODIFIED "DRY"TYPE A CURB (RE: 3/C7.001PH1)
- (21) TRANSITIONAL CURB
- (22) 4" FREE STANDING CONCRETE MOUNTABLE CURB AND GUTTER (RE:6/C7.001PH1)
- (23) CORE DRILL WITH RUBBER GASKET AND GROUTING STORM PENETRATION
- (24) CB.008PH1 CONTROL AREA INLET
- (25) CB.009PH1 RCB INLET CONNECTION
- (26) TYPE "A" CONC CURB AND GUTTER (RE: 1/C7.001PH1)
- (27) SHARED USE PATH (RE: 2/C7.002PH1)
- (28) MILL AND OVERLAY
- (29) MODIFIED CURB AT DRIVE
- (30) FREE STANDING CURB AND GUTTER (RE: 2/C7.001PH1)
- (31) DETECTABLE WARNING DEVICE
- (32) 100YR FLOOD PLAIN ZONE X
- (33) RESIDENTIAL DRIVE ENTRANCE
- (34) GRAVEL (RE: LANDSCAPE PLANS FOR DETAILS)
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STEM UNIVERSITY - PUBLIC IMPROVEMENT PLANS - PHASE 1

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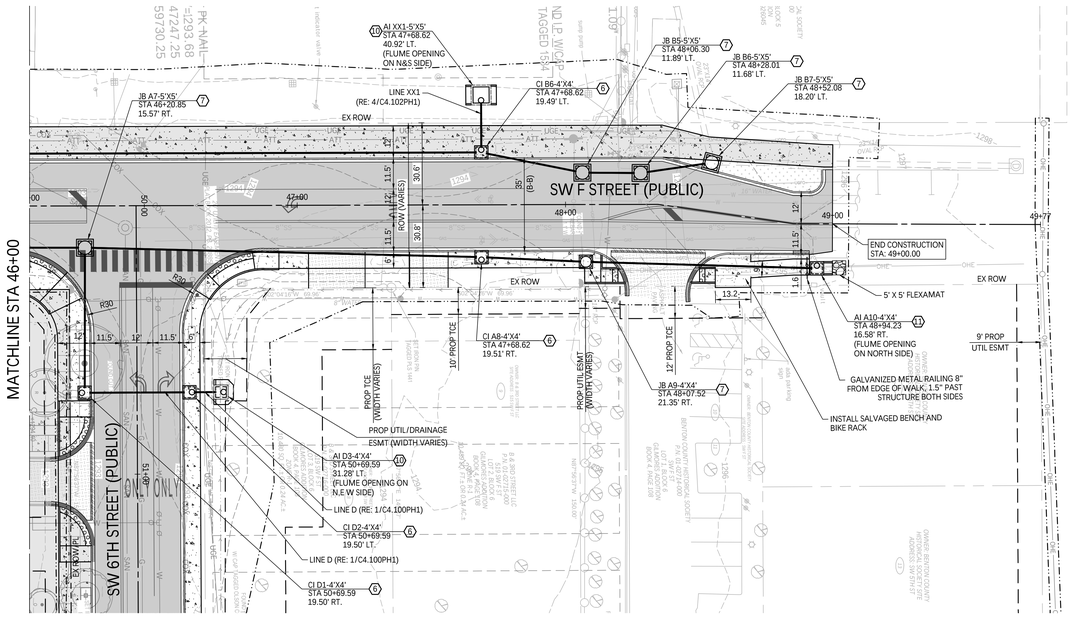
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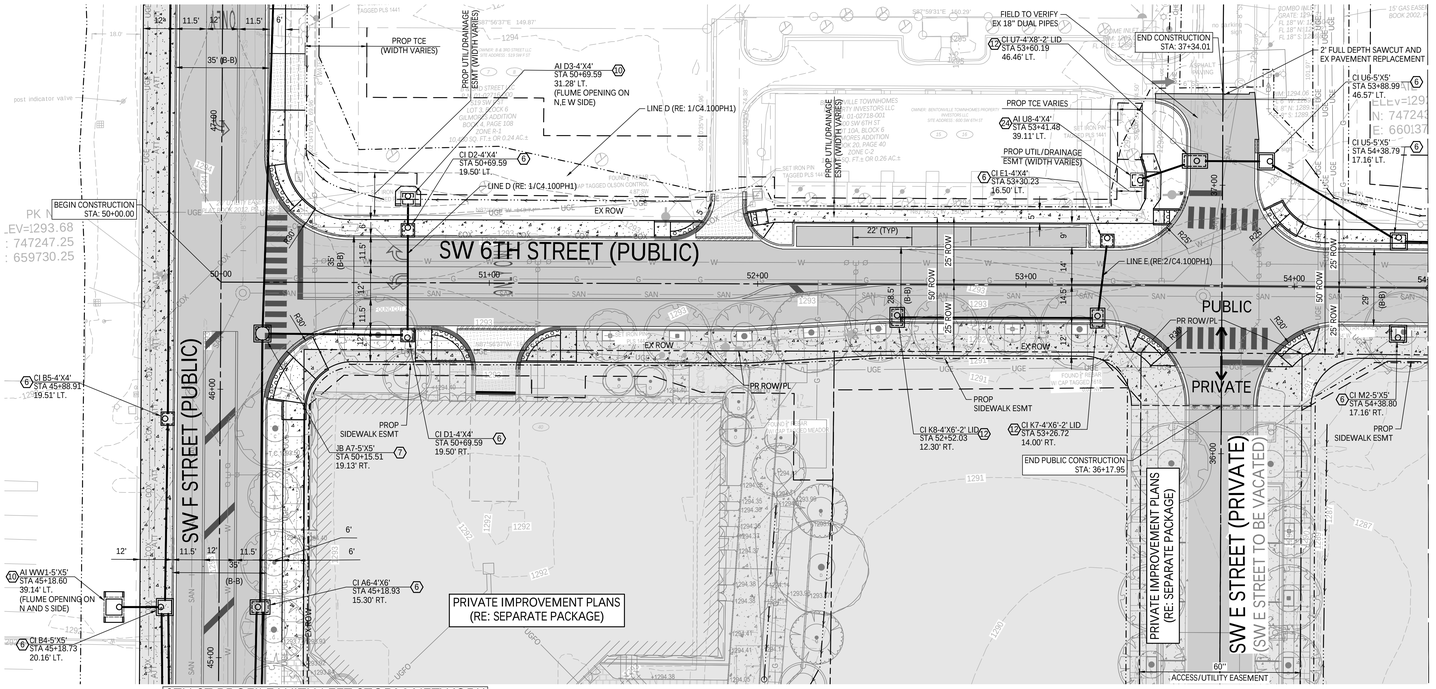
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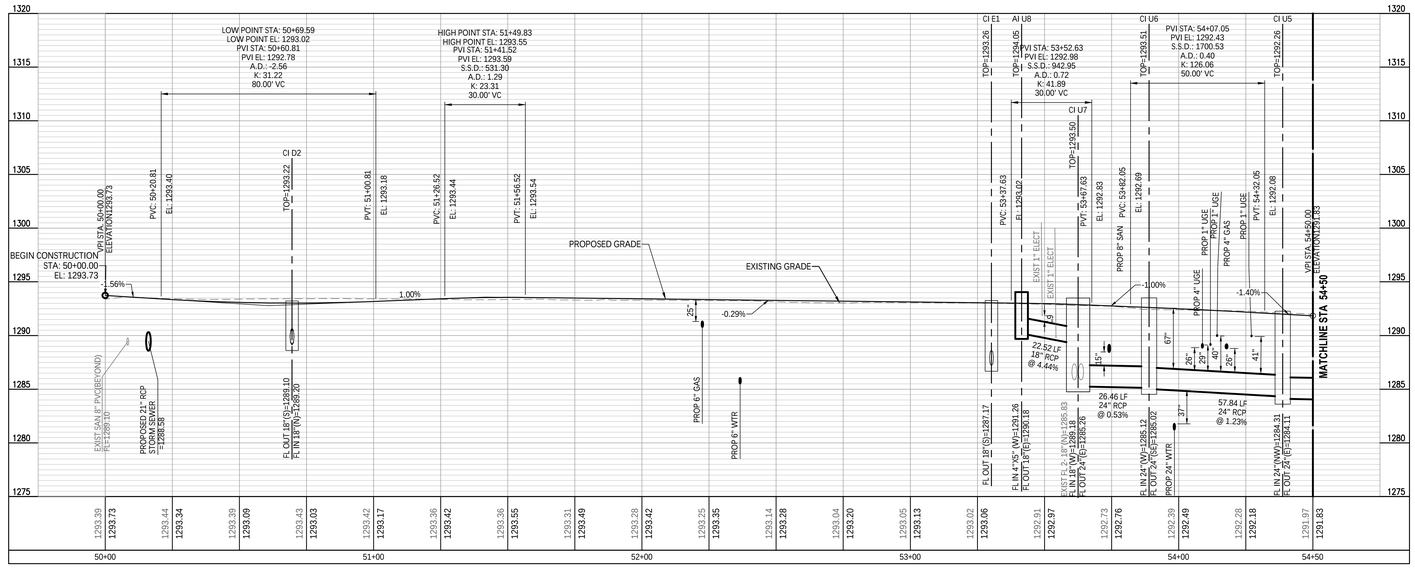
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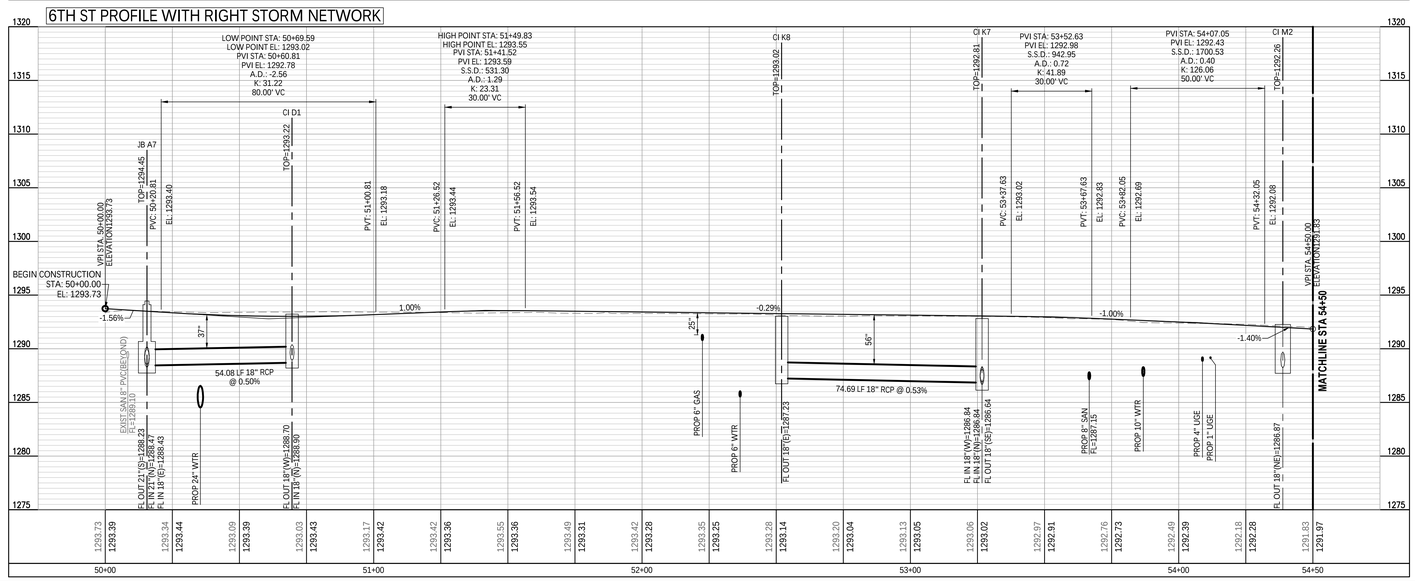

MATCHLINE STA 46+00
SW F STREET (PUBLIC)
SW 6TH STREET (PUBLIC)
EX ROW
AI XX1-5'X5'
STA 47+68.62
40.92' LT.
(FLUME OPENING ON N&S SIDE)
LINE XX1
(RE: 4/C4.102PH1)
CI B6-4'X4'
STA 47+68.62
19.49' LT.
JB B5-5'X5'
STA 48+06.30
11.89' LT.
JB B6-5'X5'
STA 48+28.01
11.68' LT.
JB B7-5'X5'
STA 48+52.08
18.20' LT.
JB A7-5'X5'
STA 46+20.85
15.57' RT.
END CONSTRUCTION
STA: 49+00.00
5' X 5' FLEXAMAT
AI A10-4'X4'
STA 48+94.23
16.58' RT.
(FLUME OPENING ON NORTH SIDE)
GALVANIZED METAL RAILING 8" FROM EDGE OF WALK, 1.5" PAST STRUCTURE BOTH SIDES
INSTALL SALVAGED BENCH AND BIKE RACK
JB A9-4'X4'
STA 48+07.52
21.35' RT.
CI A9-4'X4'
STA 47+68.62
19.51' RT.
AI D3-4'X4'
STA 50+69.59
31.28' LT.
(FLUME OPENING ON N.E.W SIDE)
LINE D (RE: 1/C4.100PH1)
CI D2-4'X4'
STA 50+69.59
19.50' LT.
CI D1-4'X4'
STA 50+69.59
19.50' RT.
PROP UTIL/DRAINAGE ESMT (WIDTH VARIES)
PROP TCE (WIDTH VARIES)
10' PROP TCE
12' PROP TCE
PROP UTIL ESMT (WIDTH VARIES)
9' PROP UTIL ESMT
EXIST 8" WL (BEYOND)
EXIST 16" WL
EXIST 1" ELECT
EXIST 2" GAS
EXIST 8" SAN
EXIST 6" SAN
EXIST 12" SAN
EXIST 24" SD
EXIST 18" SD
EXIST 30" SD
EXIST 36" SD
EXIST 42" SD
EXIST 48" SD
EXIST 54" SD
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EXIST 90" SD
EXIST 96" SD
EXIST 102" SD
EXIST

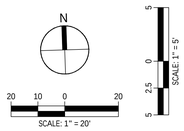


6TH ST PROFILE WITH LEFT STORM NETWORK



6TH ST PROFILE WITH RIGHT STORM NETWORK





SHEET NOTES:

A. ALL DIMENSIONS ARE FROM EITHER FACE OF CURB OR EDGE OF PAVEMENT

B. REFER TO ARCHITECT PLANS FOR BUILDING LAYOUT

C. REFER TO LANDSCAPE ARCHITECT FOR LANDSCAPED AREAS

KEY NOTES:

- LIMITS OF DISTURBANCE
- (1) ROADWAY PAVEMENT (FLEXIBLE HEAVY DUTY) (RE: 3B/C7.002PH1)
- (2) COMMERCIAL DRIVE ENTRANCE (RE:13/C7.001PH1)
- (3) CONCRETE SIDEWALK (RE:1/C7.002PH1)
- (4) LANDSCAPE AREA
- (5) PAVEMENT MARKINGS
- (6) 1 C8.008PH1 TYPE MO INLET
- (7) 6 C8.005PH1 JUNCTION BOX
- (9) 4 C8.005PH1 GRATE INLET
- (10) 1 C8.009PH1 DOUBLE AREA INLET
- (11) 1 C8.009PH1 AREA INLET
- (12) 6 C8.009PH1 SPECIAL CURB INLET
- (13) 6 C8.009PH1 SIDEWALK FLUME
- (14) RE: MEP FOR TIE-IN DETAILS
- (15) SEPARATE PACKAGE
- (16) TAPERED CURB TERMINATION (RE: 8/C7.001PH1)
- (17) RIBBON CURB PVMT EDGE (RE: 10/C7.001PH1)
- (18) FLAT CURB (RE: 4/C7.001PH1)
- (19) TURNDOWN CURB (RE: 7/C7.001PH1)
- (20) MODIFIED "DRY" TYPE A CURB (RE: 3/C7.001PH1)
- (21) TRANSITIONAL CURB
- (22) 4" FREE STANDING CONCRETE MOUNTABLE CURB AND GUTTER (RE:6/C7.001PH1)
- (23) CORE DRILL WITH RUBBER GASKET AND GROUTING STORM PENETRATION
- (24) 1 C8.000PH1 CONTROL AREA INLET
- (25) 11 C8.009PH1 RCB INLET CONNECTION
- (26) TYPE "A" CONC CURB AND GUTTER (RE: 1/C7.001PH1)
- (27) SHARED USE PATH (RE: 2/C7.002PH1)
- (28) MILL AND OVERLAY
- (29) MODIFIED CURB AT DRIVE
- (30) FREE STANDING CURB AND GUTTER (RE: 2/C7.001PH1)
- (31) DETECTABLE WARNING DEVICE
- (32) 100YR FLOOD PLAIN ZONE X
- (33) RESIDENTIAL DRIVE ENTRANCE
- (34) GRAVEL (RE: LANDSCAPE PLANS FOR DETAILS)
- (35) PAVERS (RE: LANDSCAPE PLANS FOR DETAILS)

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STEM UNIVERSITY - PUBLIC IMPROVEMENT PLANS - PHASE 1

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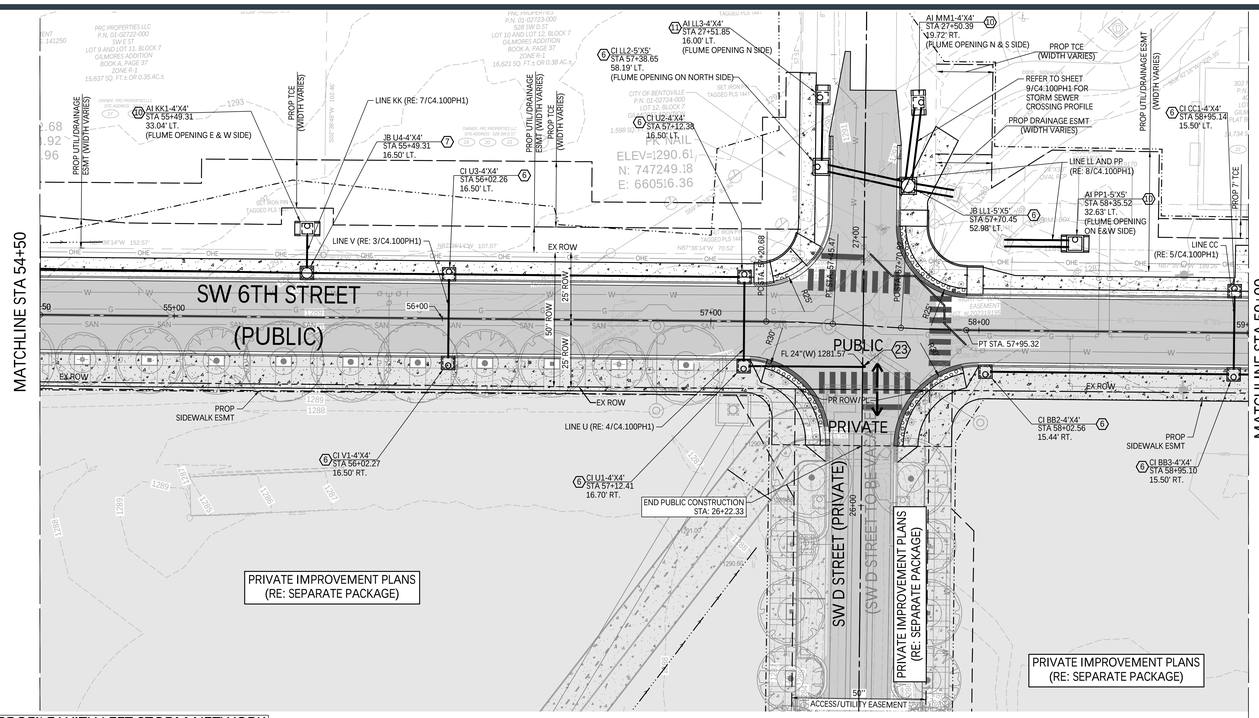
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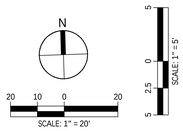
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SHEET NOTES:

A. ALL DIMENSIONS ARE FROM EITHER FACE OF CURB OR EDGE OF PAVEMENT

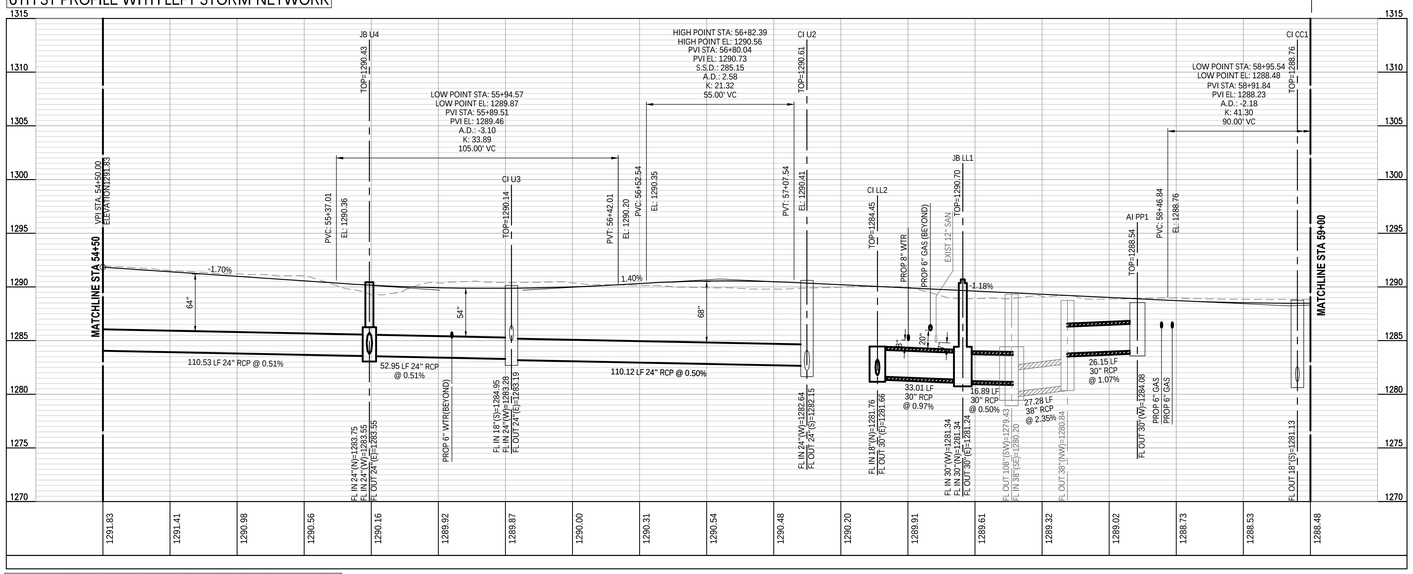
B. REFER TO ARCHITECT PLANS FOR BUILDING LAYOUT

C. REFER TO LANDSCAPE ARCHITECT FOR LANDSCAPED AREAS

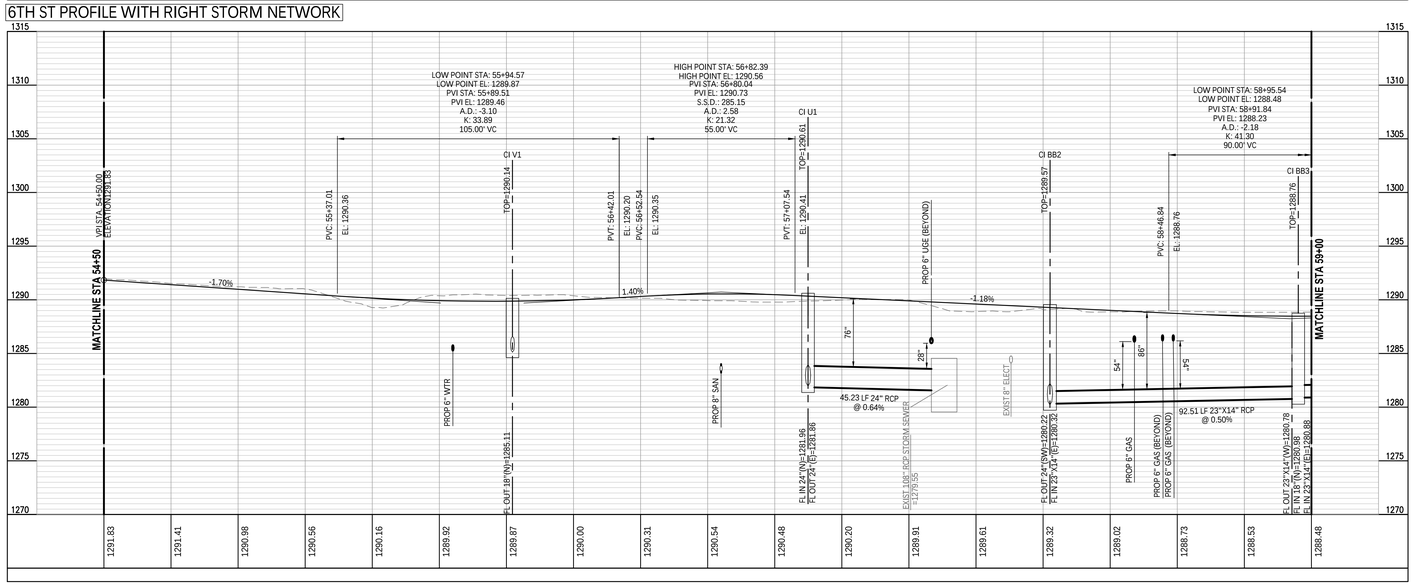
KEY NOTES:

- LIMITS OF DISTURBANCE
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- (18) FLAT CURB (RE: 4/C7.001PH1)
- (19) TURNDOWN CURB (RE: 7/C7.001PH1)
- (20) MODIFIED "DRY" TYPE A CURB (RE: 3/C7.001PH1)
- (21) TRANSITIONAL CURB
- (22) 4" FREE STANDING CONCRETE MOUNTABLE CURB AND GUTTER (RE:6/C7.001PH1)
- (23) CORE DRILL WITH RUBBER GASKET AND GROUTING STORM PENETRATION
- (24) 1 C8.000PH1 CONTROL AREA INLET
- (25) 11 C8.009PH1 RCB INLET CONNECTION
- (26) TYPE "A" CONC CURB AND GUTTER (RE: 1/C7.001PH1)
- (27) SHARED USE PATH (RE: 2/C7.002PH1)
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6TH ST PROFILE WITH LEFT STORM NETWORK



6TH ST PROFILE WITH RIGHT STORM NETWORK



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STEM UNIVERSITY - PUBLIC IMPROVEMENT PLANS - PHASE 1

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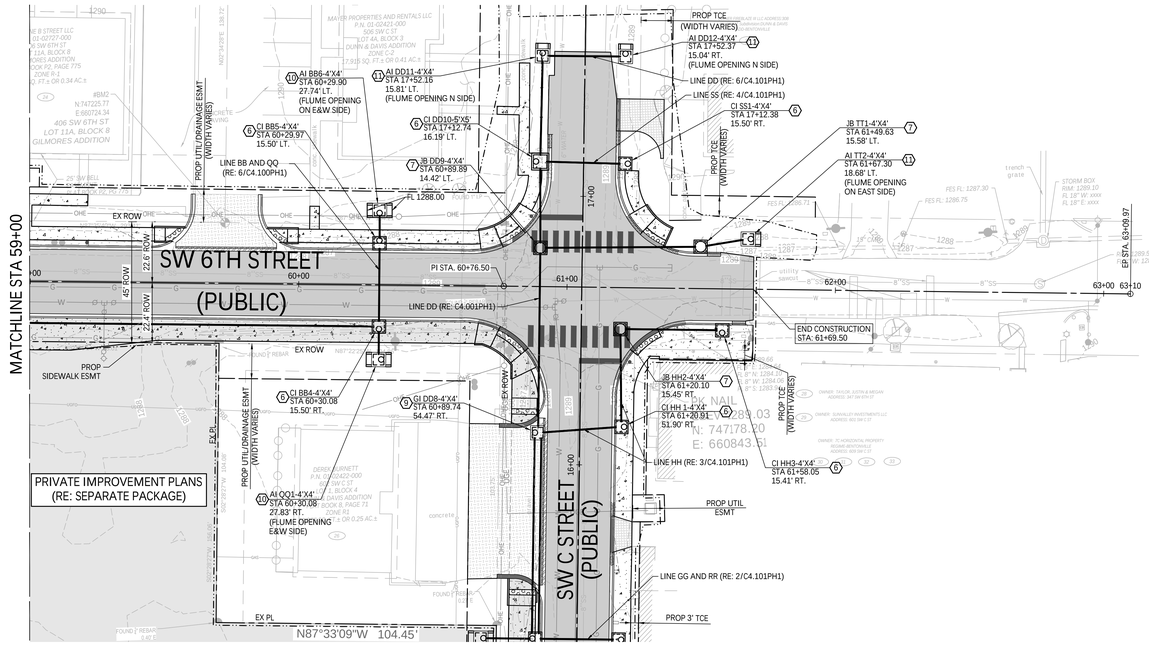
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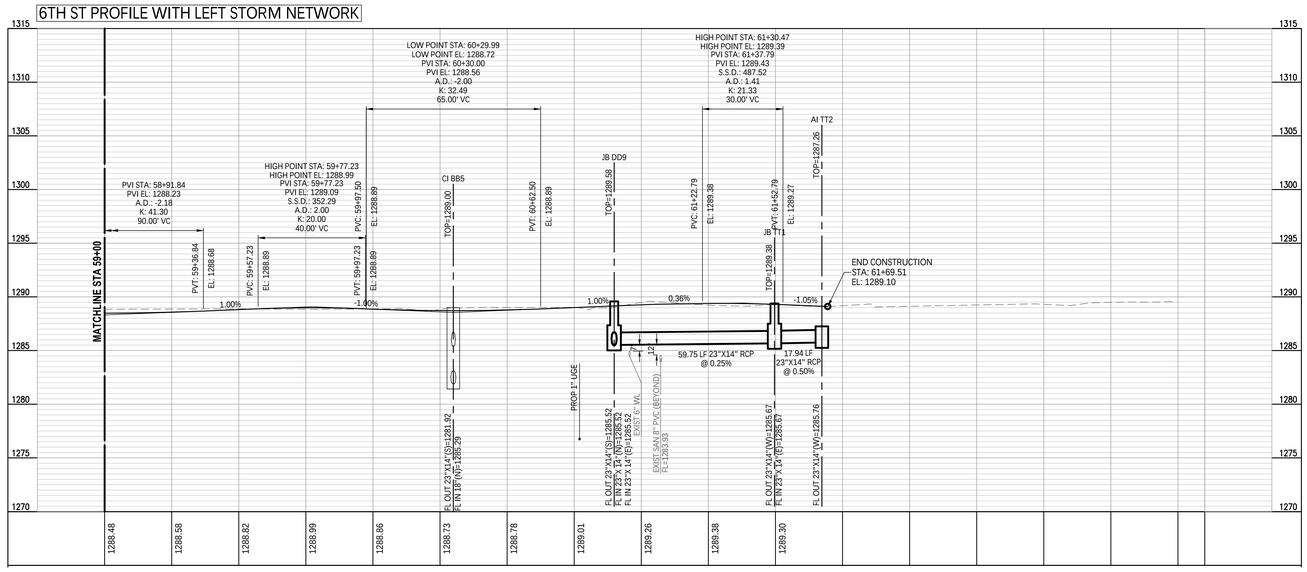
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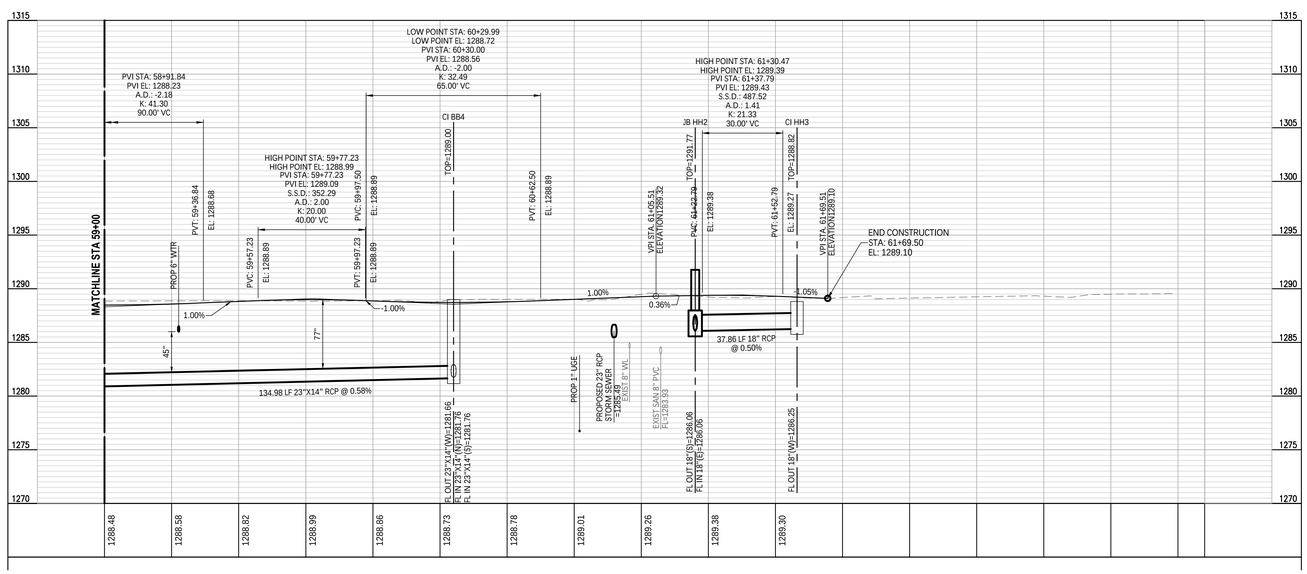
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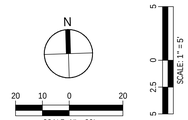
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- (18) FLAT CURB (RE: 4/C7.001PH1)
- (19) TURNDOWN CURB (RE: 7/C7.001PH1)
- (20) MODIFIED "DRY" TYPE A CURB (RE: 3/C7.001PH1)
- (21) TRANSITIONAL CURB
- (22) 4" FREE STANDING CONCRETE MOUNTABLE CURB AND GUTTER (RE:6/C7.001PH1)
- (23) CORE DRILL WITH RUBBER GASKET AND GROUTING STORM PENETRATION
- (24) 1 C8.000PH1 CONTROL AREA INLET
- (25) 11 C8.009PH1 RCB INLET CONNECTION
- (26) TYPE "A" CONC CURB AND GUTTER (RE: 1/C7.001PH1)
- (27) SHARED USE PATH (RE: 2/C7.002PH1)
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STEM UNIVERSITY - PUBLIC IMPROVEMENT PLANS - PHASE 1

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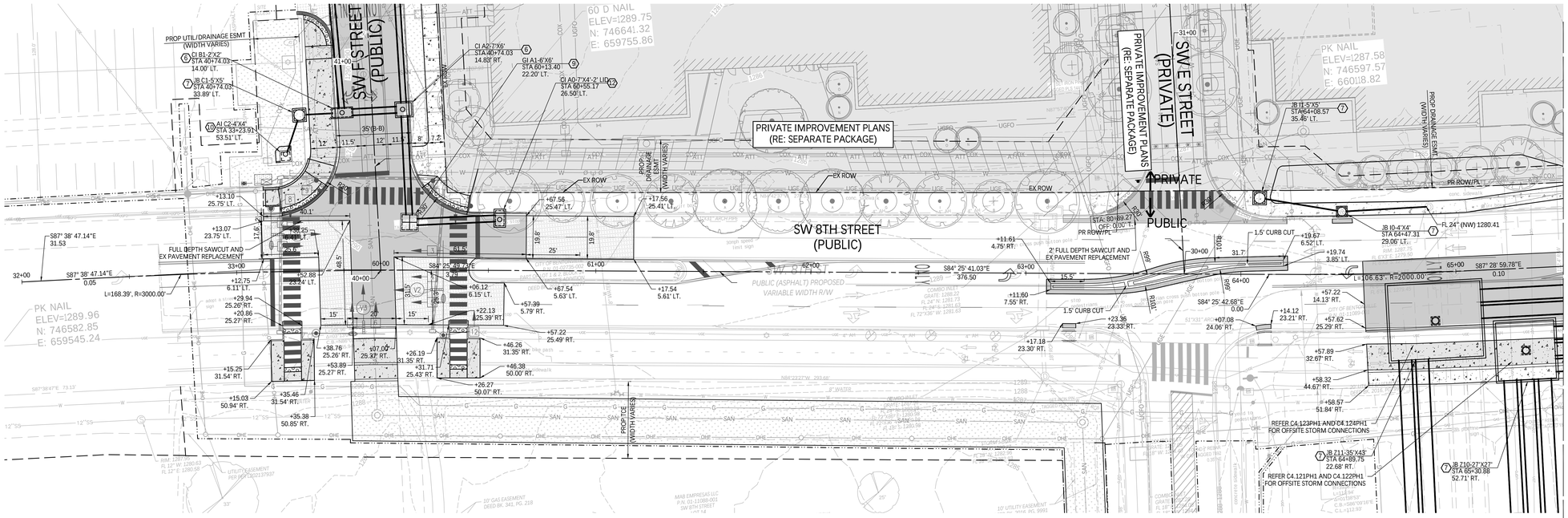
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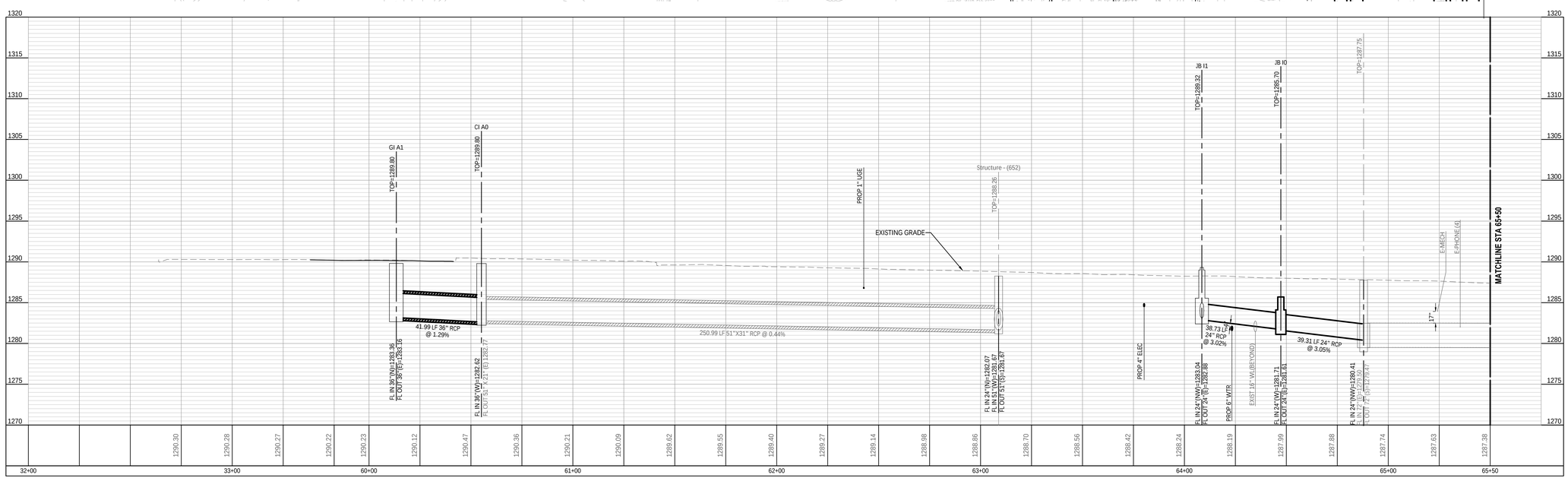
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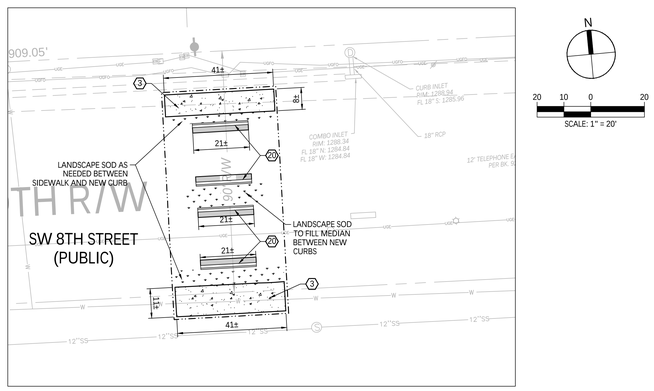
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SW 8TH ST. HAWK SIGNAL REMOVAL

KEY NOTES:

- LIMITS OF DISTURBANCE
- (1) ROADWAY PAVEMENT (FLEXIBLE HEAVY DUTY) (RE: 38/C7.002PH1)
- (2) COMMERCIAL DRIVE ENTRANCE (RE:13/C7.001PH1)
- (3) CONCRETE SIDEWALK (RE:1/C7.002PH1)
- (4) LANDSCAPE AREA
- (5) PAVEMENT MARKINGS
- (6) 1 <8.008PH1> TYPE MO INLET
- (7) 5 <8.005PH1> JUNCTION BOX
- (9) 4 <8.005PH1> GRATE INLET
- (10) 1 <8.009PH1> DOUBLE AREA INLET
- (11) 3 <8.009PH1> AREA INLET
- (12) 1 <8.009PH1> SPECIAL CURB INLET
- (13) 8 <8.009PH1> SIDEWALK FLUME
- (14) RE: MEP FOR TIE-IN DETAILS
- (15) SEPARATE PACKAGE
- (16) TAPERED CURB TERMINATION (RE: 8/C7.001PH1)
- (17) RIBBON CURB PVMT EDGE (RE: 10/C7.001PH1)
- (18) FLAT CURB (RE: 4/C7.001PH1)
- (19) TURNDOWN CURB (RE: 7/C7.001PH1)
- (20) MODIFIED "DRY" TYPE A CURB (RE: 3/C7.001PH1)
- (21) TRANSITIONAL CURB
- (22) 4" FREE STANDING CONCRETE MOUNTABLE CURB AND GUTTER (RE:6/C7.001PH1)
- (23) CORE DRILL WITH RUBBER GASKET AND GROUTING STORM PENETRATION
- (24) 1 <8.002PH1> CONTROL AREA INLET
- (25) 11 <8.009PH1> RCB INLET CONNECTION
- (26) TYPE "A" CONC CURB AND GUTTER (RE: 1/C7.001PH1)
- (27) 4' SHARED USE PATH (RE: 2/C7.002PH1)
- (28) MILL AND OVERLAY
- (29) MODIFIED CURB AT DRIVE
- (30) FREE STANDING CURB AND GUTTER (RE: 2/C7.001PH1)
- (31) DETECTABLE WARNING DEVICE
- (32) 100YR FLOOD PLAIN ZONE X
- (33) RESIDENTIAL DRIVE ENTRANCE
- (34) GRAVEL (RE: LANDSCAPE PLANS FOR DETAILS)
- (35) PAVERS (RE: LANDSCAPE PLANS FOR DETAILS)

SHEET NOTES:

A. ALL DIMENSIONS ARE FROM EITHER FACE OF CURB OR EDGE OF PAVEMENT

B. REFER TO ARCHITECT PLANS FOR BUILDING LAYOUT

C. REFER TO LANDSCAPE ARCHITECT FOR LANDSCAPED AREAS

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STEM UNIVERSITY - PUBLIC IMPROVEMENT PLANS - PHASE 1

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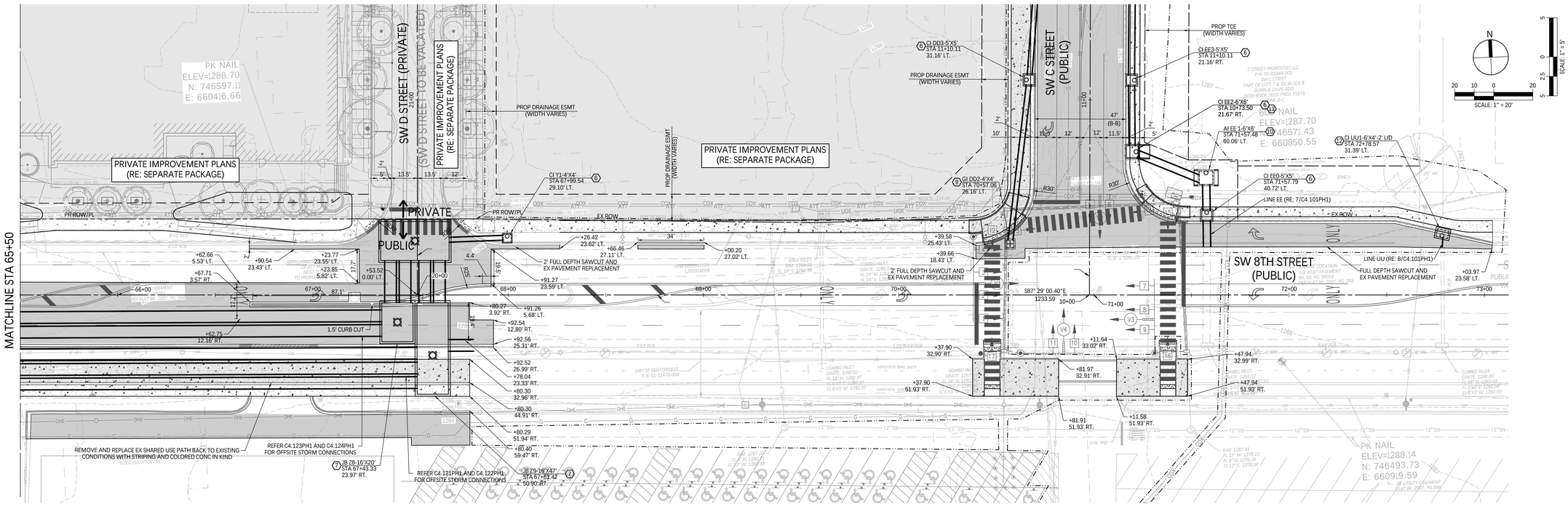
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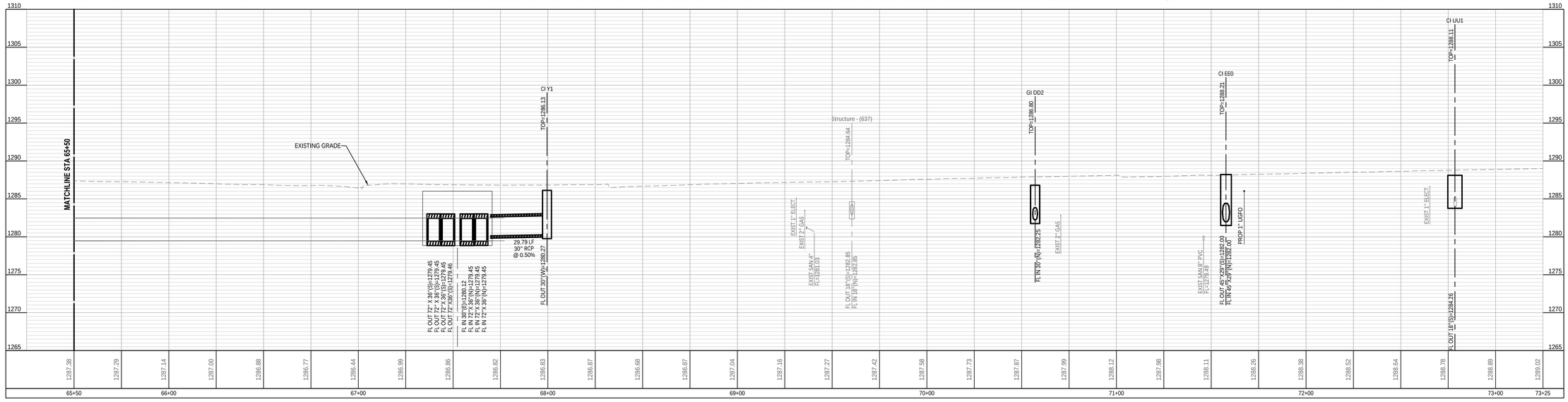
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KEY NOTES:

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- (2) COMMERCIAL DRIVE ENTRANCE (RE:13/C7.001PH1)
- (3) CONCRETE SIDEWALK (RE:1/C7.002PH1)
- (4) LANDSCAPE AREA
- (5) PAVEMENT MARKINGS
- (6) 1 / CE.008PH1 TYPE MO INLET
- (7) 6 / CE.005PH1 JUNCTION BOX
- (9) 1 / CE.005PH1 GRATE INLET
- (10) 1 / CE.009PH1 DOUBLE AREA INLET
- (11) 1 / CE.009PH1 AREA INLET
- (12) 6 / CE.009PH1 SPECIAL CURB INLET
- (13) 8 / CE.009PH1 SIDEWALK FLUME
- (AA) RE: MEP FOR TIE-IN DETAILS
- (15) SEPARATE PACKAGE
- (16) TAPERED CURB TERMINATION (RE: 8/C7.001PH1)
- (17) RIBBON CURB PVMT EDGE (RE: 10/C7.001PH1)
- (18) FLAT CURB (RE: 4/C7.001PH1)
- (19) TURNDOWN CURB (RE: 7/C7.001PH1)
- (20) MODIFIED "DRY"TYPE A CURB (RE: 3/C7.001PH1)
- (21) TRANSITIONAL CURB
- (22) 4" FREE STANDING CONCRETE MOUNTABLE CURB AND GUTTER (RE:6/C7.001PH1)
- (23) CORE DRILL WITH RUBBER GASKET AND GROUTING STORM PENETRATION
- (24) 1 / CE.000PH1 CONTROL AREA INLET
- (25) 11 / CE.009PH1 RCB INLET CONNECTION
- (26) TYPE "A" CONC CURB AND GUTTER (RE: 1/C7.001PH1)
- (27) 4 / 4 SHARED USE PATH (RE: 2/C7.002PH1)
- (28) MILL AND OVERLAY
- (29) MODIFIED CURB AT DRIVE
- (30) FREE STANDING CURB AND GUTTER (RE: 2/C7.001PH1)
- (31) DETECTABLE WARNING DEVICE
- (32) 100YR FLOOD PLAIN ZONE X
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STEM UNIVERSITY - PUBLIC IMPROVEMENT PLANS - PHASE 1

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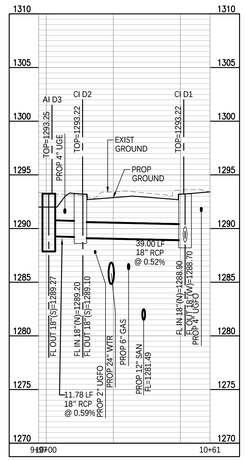
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PLAN AND PROFILE-SW 8TH ST- PUBLIC

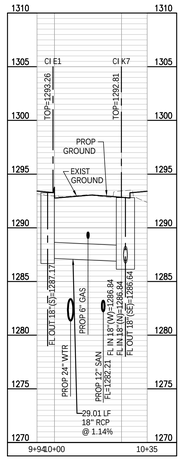
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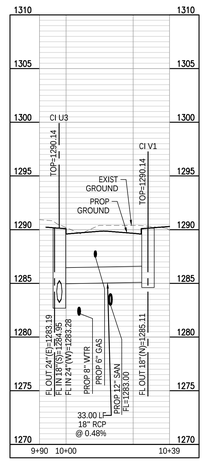
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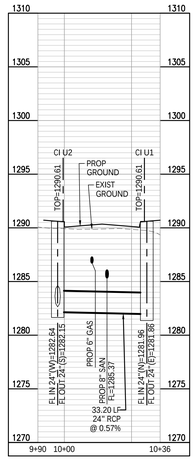
1 LINE D - 6TH ST
STA 50+69.59



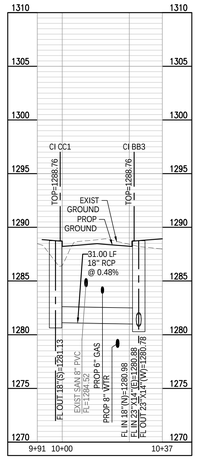
2 LINE E - 6TH ST
STA 53+28.55



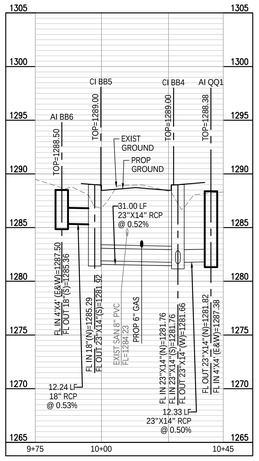
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STA 56+02.27



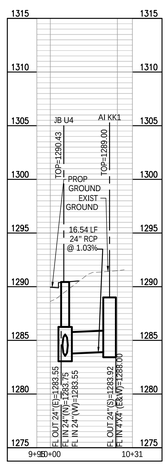
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STA 57+12.41



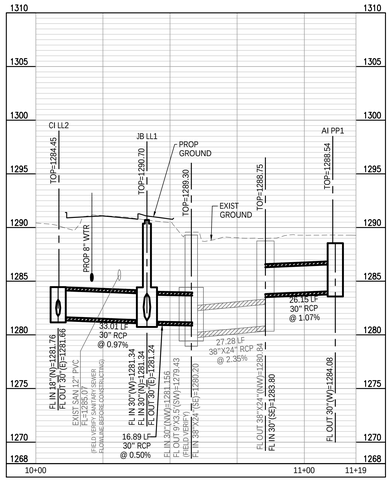
5 LINE CC - 6TH ST
STA 58+95.10



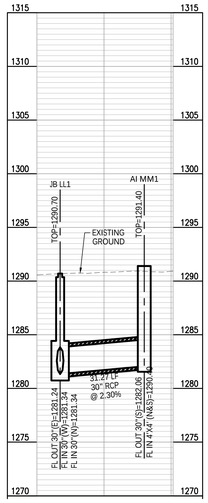
6 LINE BB AND QQ - 6TH ST
STA 60+29.99



7 LINE KK - 6TH ST
STA 55+49.31



8 LINE LL AND PP - 6TH ST
STA 57+35.82



9 STORM SEWER CROSSING AT 6TH ST
STA 57+67.45

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Engineer: TED T. VUONG, P.E.
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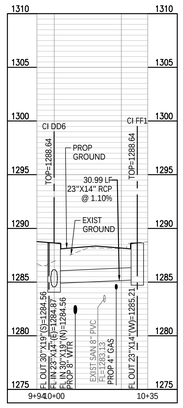
STORM SEWER CROSSING PROFILES PUBLIC

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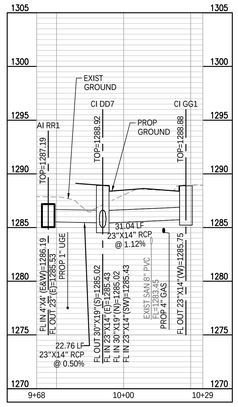
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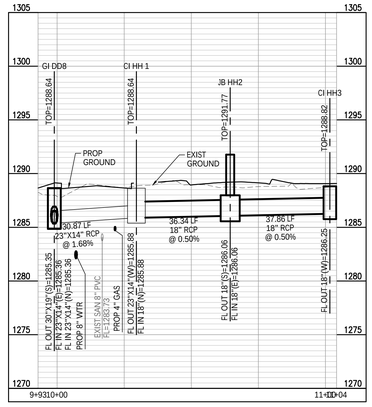
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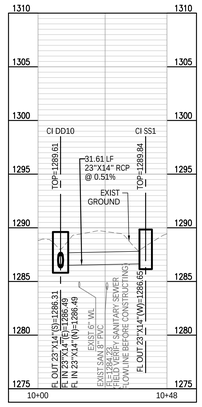
1 LINE FF - C ST
STA 14+58.00



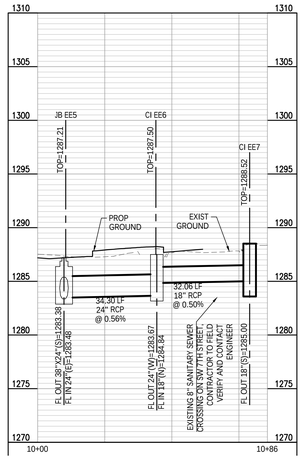
2 LINE GG AND RR - C ST
STA 15+46.00



3 LINE HH - C ST
STA 16+14.34



4 LINE SS - C ST
STA 17+07.53



5 LINE EE - 7TH ST
STA 80+55.00

6 LINE DD - C ST
STA 17+52.00

7 LINE EE - 8TH ST
STA 71+57.90

8 LINE UU - 8TH ST
STA 72+78.70

20 10 0 20
SCALE: 1" = 20'

SCALE: 1" = 5'

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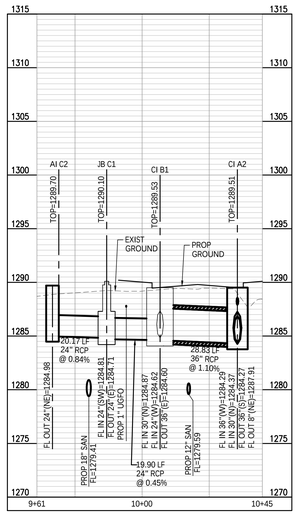
STORM SEWER CROSSING PROFILES PUBLIC

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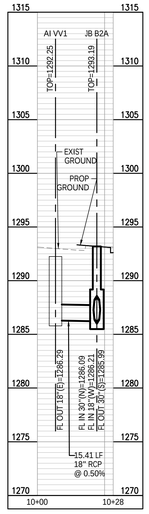
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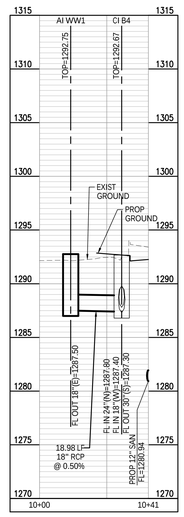
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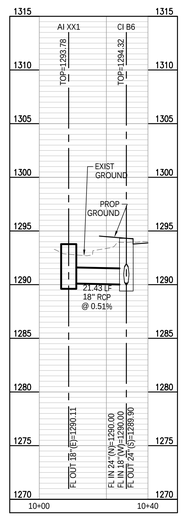
1 LINE B AND C - F ST
STA 40+74.03



2 LINE VV1 - F ST
STA 42+96.03



3 LINE WW1 - F ST
STA 45+18.27



4 LINE XX1 - F ST
STA 47+68.62

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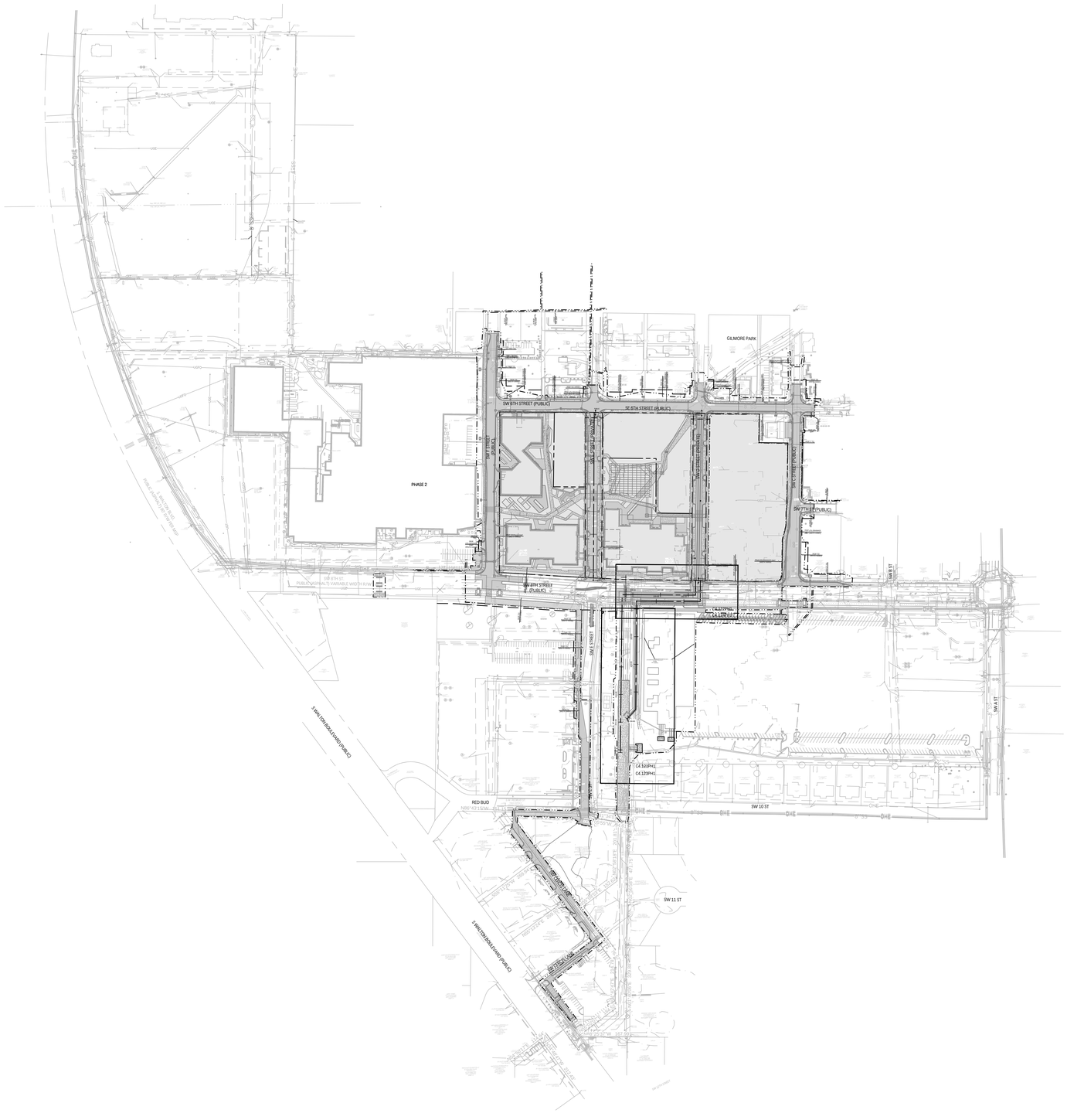
STORM SEWER CROSSING PROFILES PUBLIC

C4.102PH1

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HATCH LEGENDS:

SEPARATE PACKAGE

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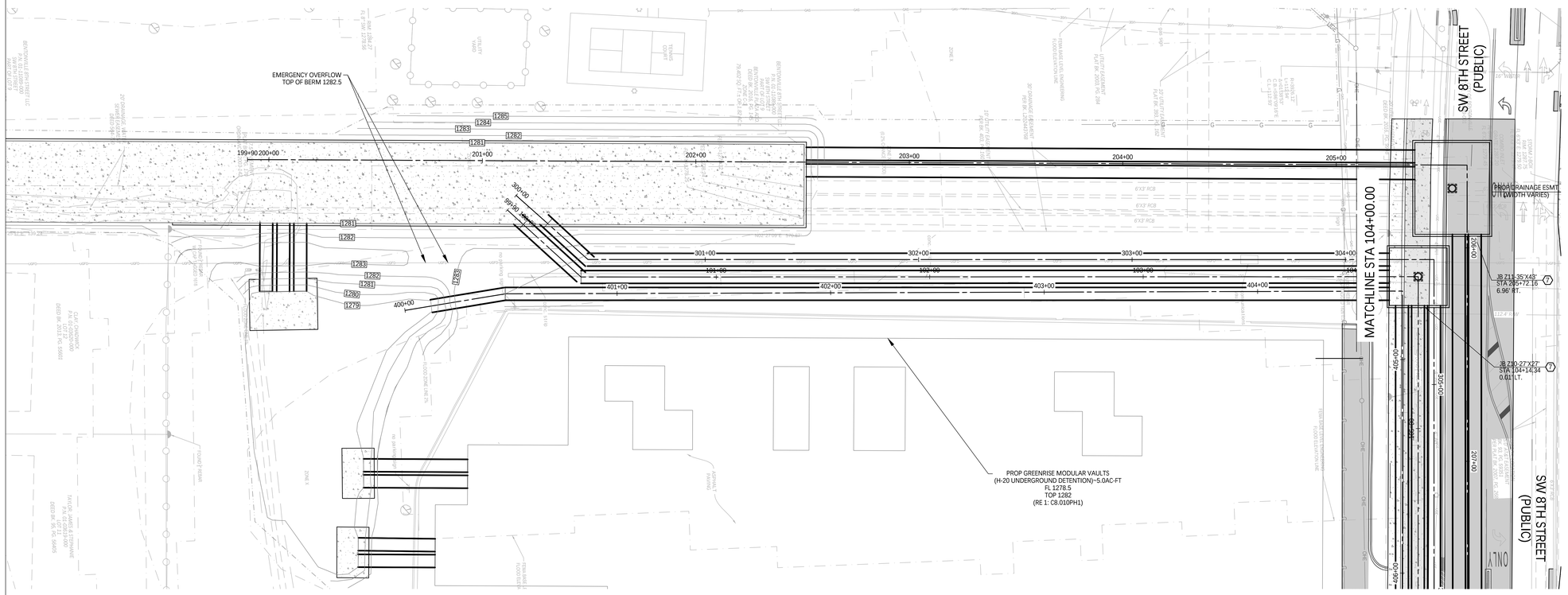
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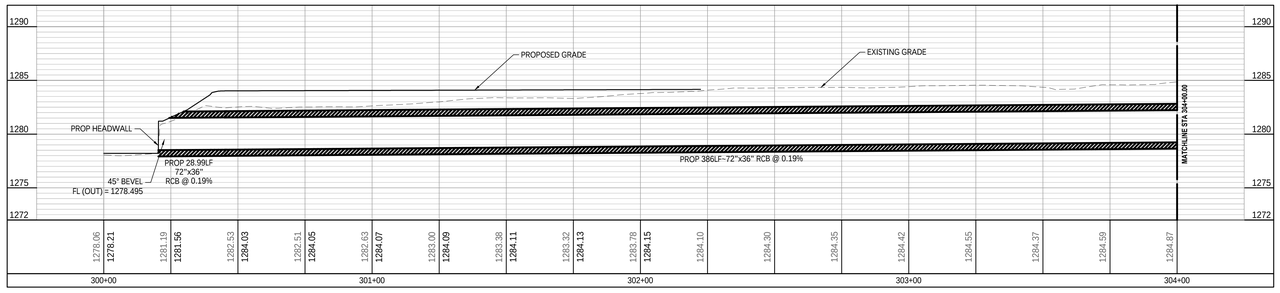
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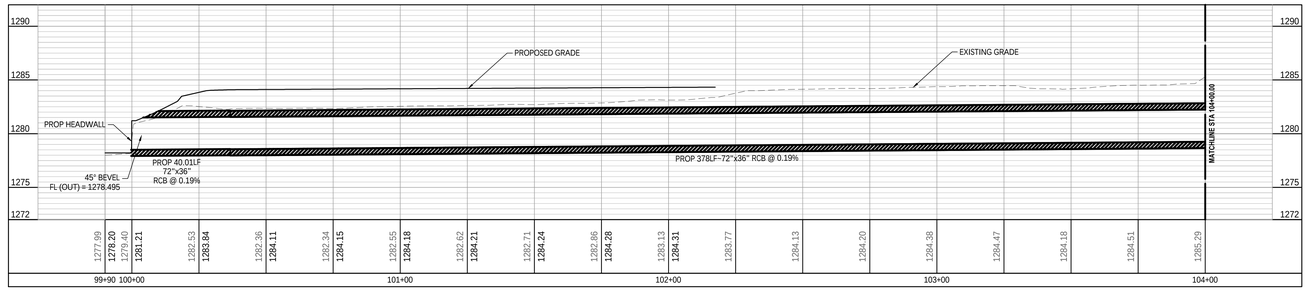
CITY OF BENTONVILLE PROJECT NO.: LSD26-0030

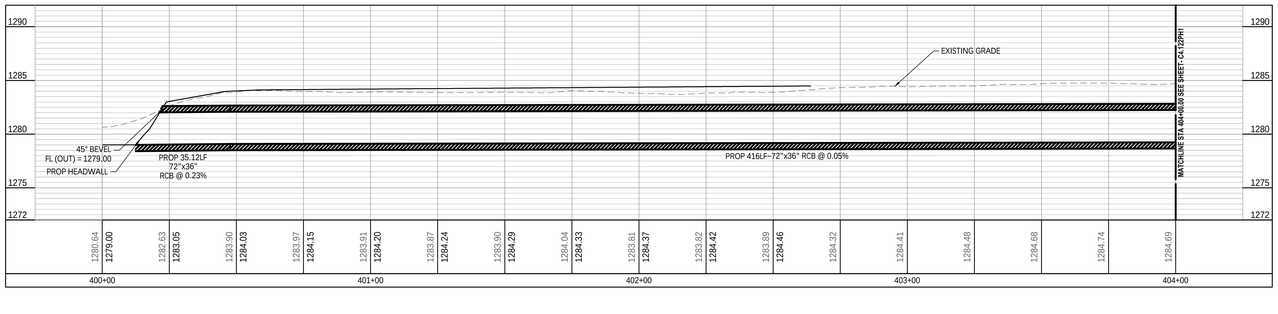
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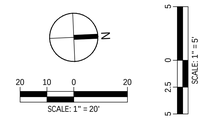
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SHEET NOTES:

A. ALL DIMENSIONS ARE FROM EITHER FACE OF CURB OR EDGE OF PAVEMENT

B. REFER TO ARCHITECT PLANS FOR BUILDING LAYOUT

C. REFER TO LANDSCAPE ARCHITECT FOR LANDSCAPED AREAS

KEY NOTES:

- LIMITS OF DISTURBANCE
- 1 ROADWAY PAVEMENT (FLEXIBLE HEAVY DUTY) (RE: 3B/C7.002PH1)
- 2 COMMERCIAL DRIVE ENTRANCE (RE:13/C7.001PH1)
- 3 CONCRETE SIDEWALK (RE:1/C7.002PH1)
- 4 LANDSCAPE AREA
- 5 PAVEMENT MARKINGS
- 6 1 <8.008PH1 TYPE MO INLET
- 7 6 <8.005PH1 JUNCTION BOX
- 9 4 <8.009PH1 GRATE INLET
- 10 1 <8.009PH1 DOUBLE AREA INLET
- 11 3 <8.009PH1 AREA INLET
- 12 6 <8.009PH1 SPECIAL CURB INLET
- 13 8 <8.009PH1 SIDEWALK FLUME
- 14 RE: MEP FOR TIE-IN DETAILS
- 15 SEPARATE PACKAGE
- 16 TAPERED CURB TERMINATION (RE: 8/C7.001PH1)
- 17 RIBBON CURB PVMT EDGE (RE: 10/C7.001PH1)
- 18 FLAT CURB (RE: 4/C7.001PH1)
- 19 TURNDOWN CURB (RE: 7/C7.001PH1)
- 20 MODIFIED "DRY"TYPE A CURB (RE: 3/C7.001PH1)
- 21 TRANSITIONAL CURB
- 22 4" FREE STANDING CONCRETE MOUNTABLE CURB AND GUTTER (RE:6/C7.001PH1)
- 23 CORE DRILL WITH RUBBER GASKET AND GROUTING STORM PENETRATION
- 24 1 <8.009PH1 CONTROL AREA INLET
- 25 11 <8.009PH1 RCB INLET CONNECTION
- 26 TYPE "A" CONC CURB AND GUTTER (RE: 1/C7.001PH1)
- 27 4' 4' SHARED USE PATH (RE: 2/C7.002PH1)
- 28 MILL AND OVERLAY
- 29 MODIFIED CURB AT DRIVE
- 30 FREE STANDING CURB AND GUTTER (RE: 2/C7.001PH1)
- 31 DETECTABLE WARNING DEVICE
- 32 100YR FLOOD PLAIN ZONE X
- 33 RESIDENTIAL DRIVE ENTRANCE
- 34 GRAVEL (RE: LANDSCAPE PLANS FOR DETAILS)
- 35 PAVERS (RE: LANDSCAPE PLANS FOR DETAILS)

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STEM UNIVERSITY - PUBLIC IMPROVEMENT PLANS - PHASE 1

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Document Incomplete: Not intended for permit or construction
Engineer: TED T. VUONG, P.E.
P.E. Serial No.: 18208
Date: 07/17/2026

ASBL COA NO. 719

NO.	DATE	REVISION
1	02/18/2026	30% SD
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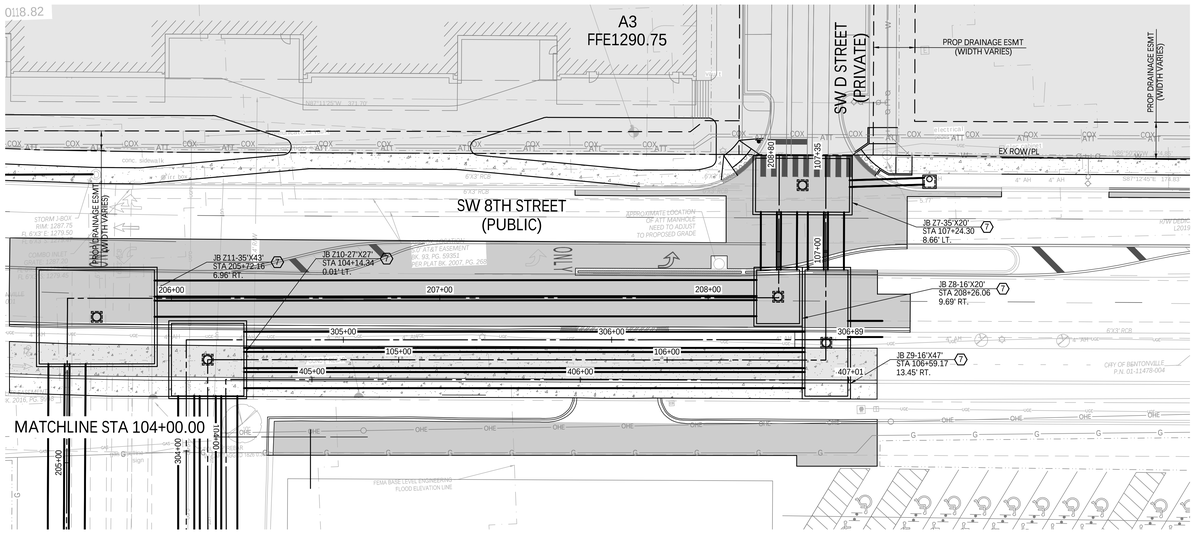
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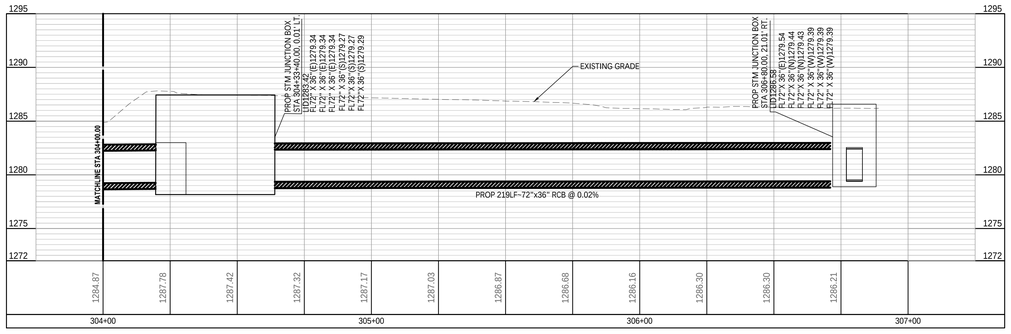
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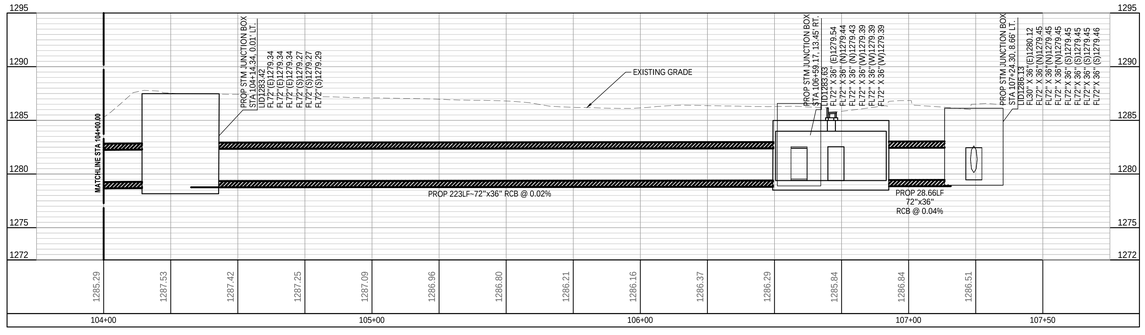
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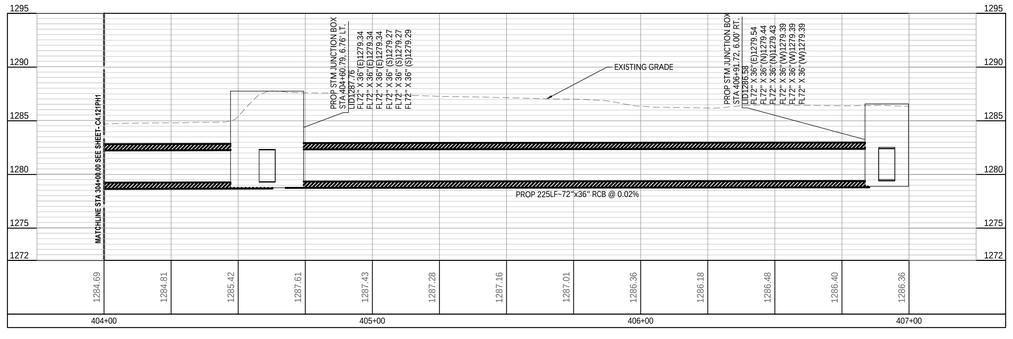
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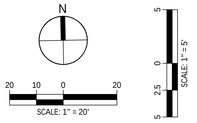
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28. MILL AND OVERLAY
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STEM UNIVERSITY - PUBLIC IMPROVEMENT PLANS - PHASE 1

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P.E. Serial No.: 18208
Date: 07/17/2026

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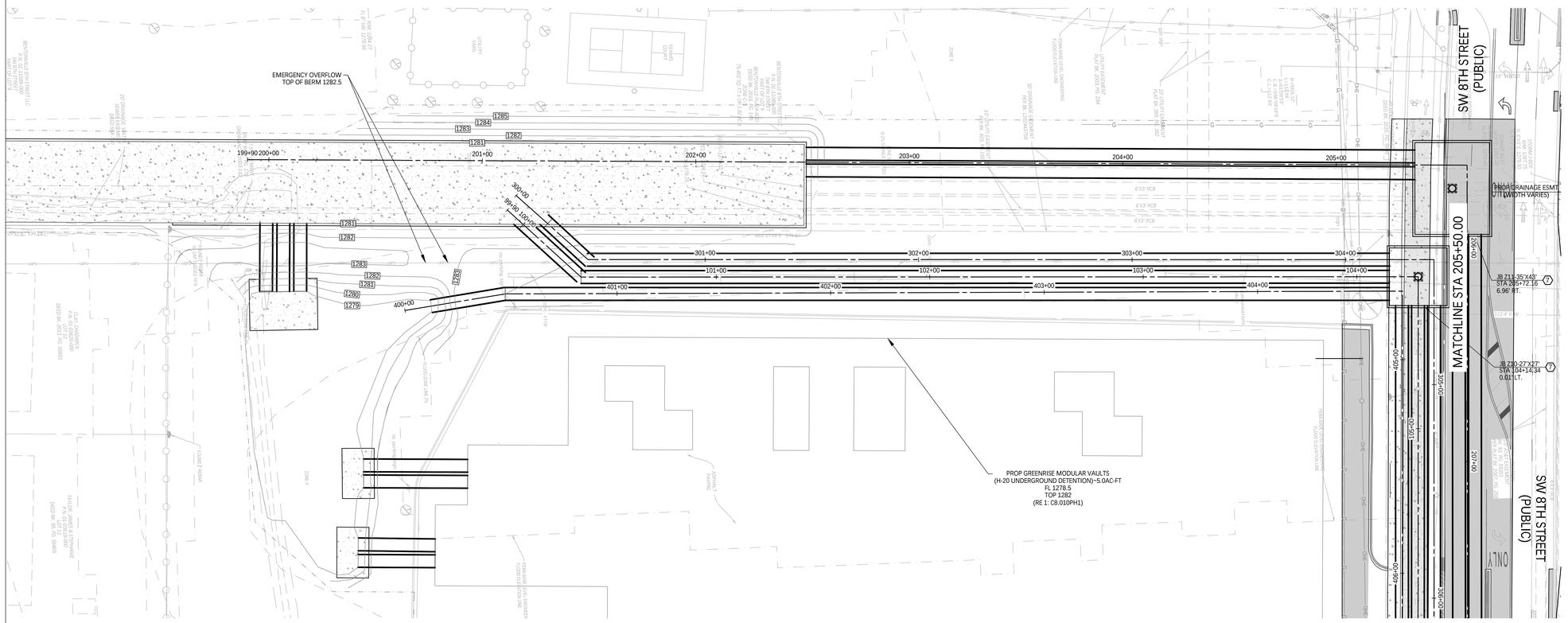
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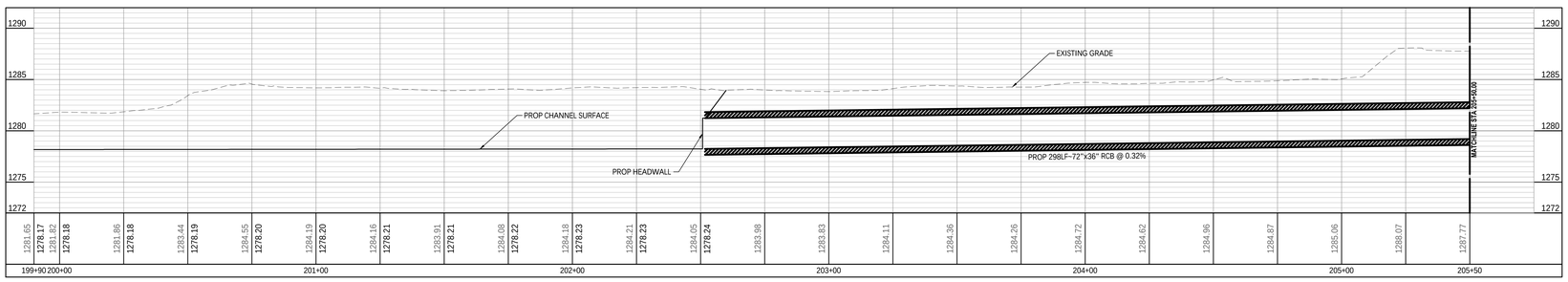
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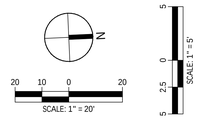
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SHEET NOTES:

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- (4) LANDSCAPE AREA
- (5) PAVEMENT MARKINGS
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- (18) FLAT CURB (RE: 4/C7.001PH1)
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- (31) DETECTABLE WARNING DEVICE
- (32) 100YR FLOOD PLAIN ZONE X
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STEM UNIVERSITY - PUBLIC IMPROVEMENT PLANS - PHASE 1

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Engineer: TED T. VUONG, P.E.
P.E. Serial No.: 18208
Date: 07/17/2026

ASBL COA NO. 719

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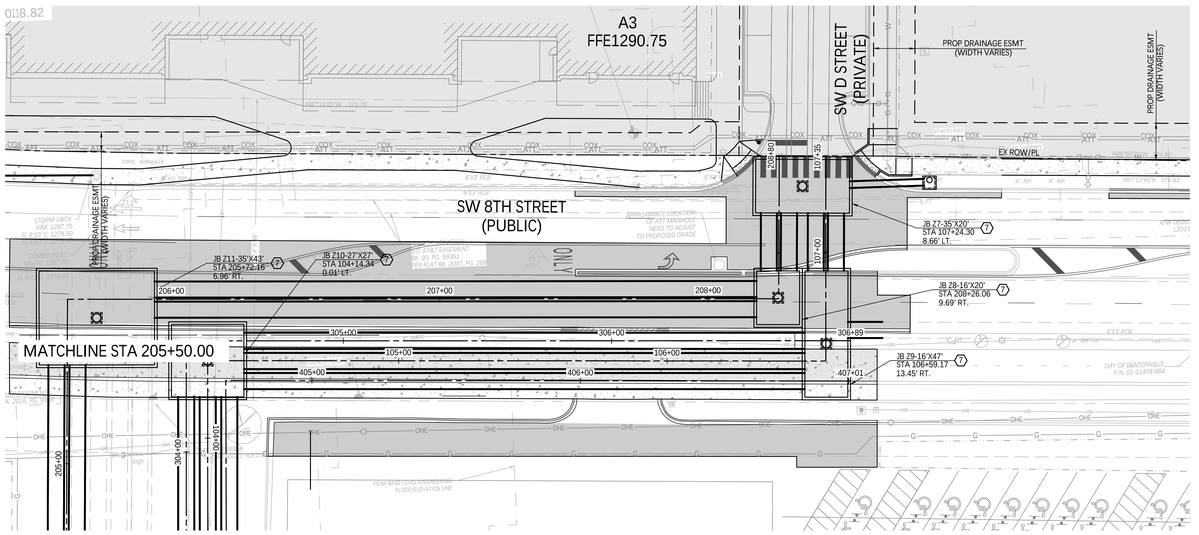
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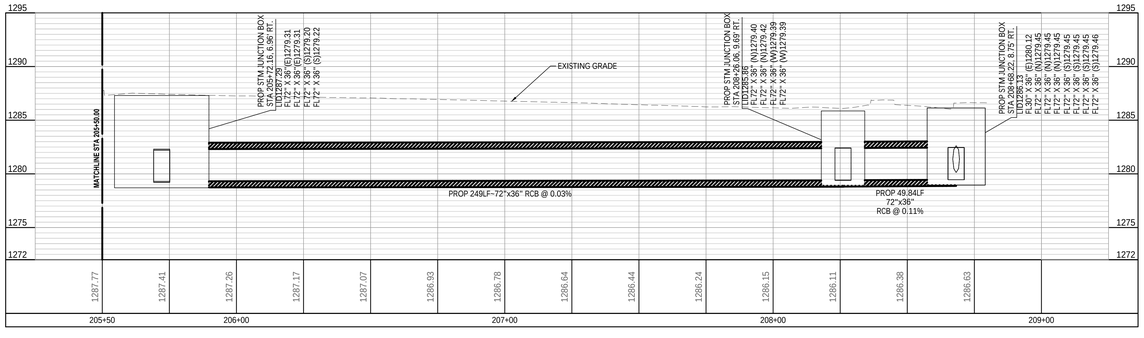
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N

20 10 0 20
SCALE: 1" = 20'

5 0 2.5 5
SCALE: 1" = 5'

SHEET NOTES:

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STEM UNIVERSITY - PUBLIC IMPROVEMENT PLANS - PHASE 1

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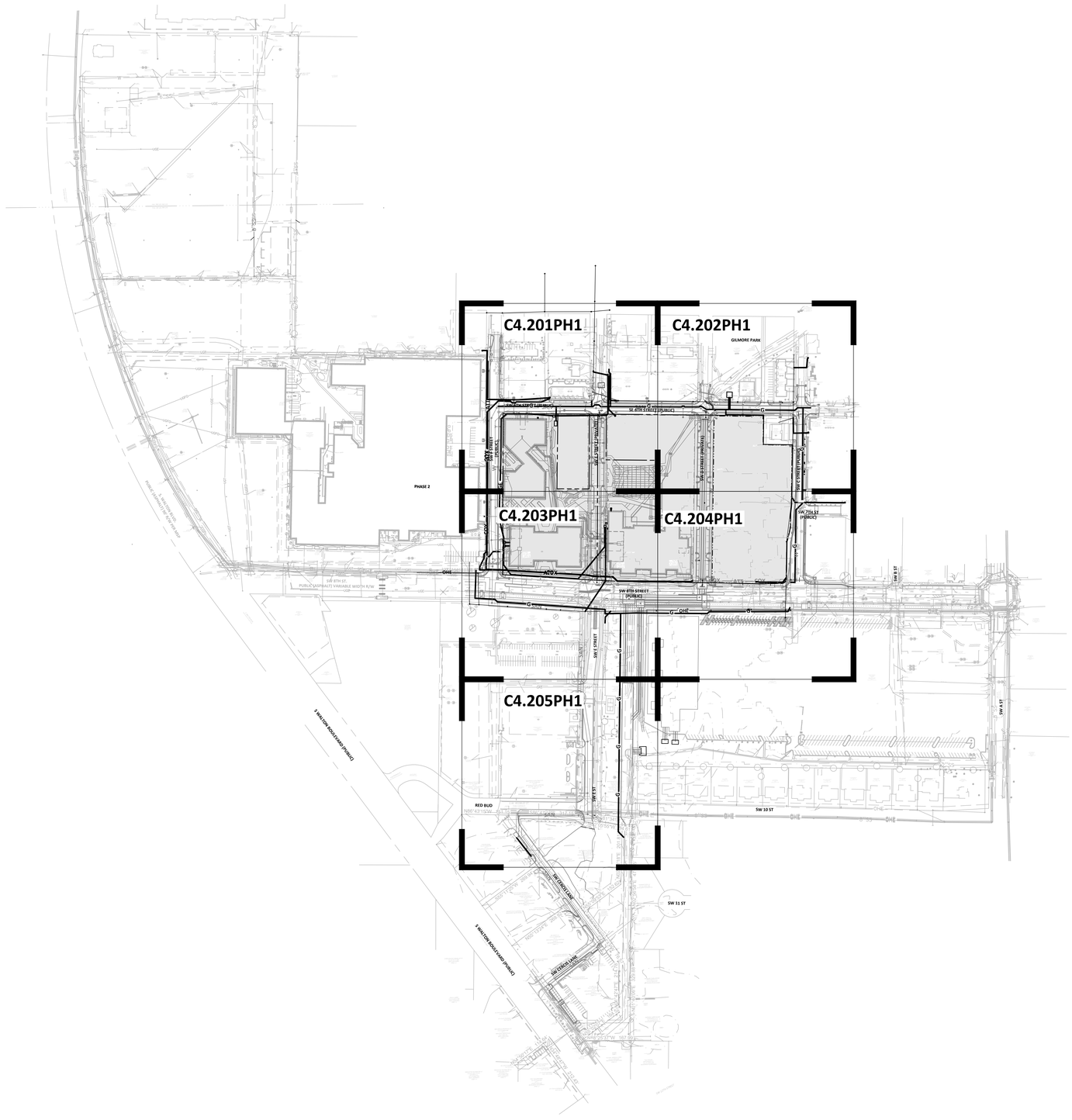
OFFSITE STORM PLAN AND PROFILE- PUBLIC

C4.124PH1

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N

150 75 0 150

SCALE: 1" = 150'

SHEET NOTES:

A. CONTRACTOR TO INSTALL CLAY PLUG FOR ALL UTILITIES PENETRATING PROPOSED BUILDING WALL OR FOUNDATION

B. CONTRACTOR TO FIELD VERIFY UTILITIES AND NOTIFY ENGINEER IF CONFLICT EXISTS

C. ALL WATER LINE BENDS SHALL BE STANDARD BENDS - 90°, 45°, 22.5°, OR 11.25° - UNLESS OTHERWISE SPECIFIED

UTILITY LEGENDS:

- G — GAS MAIN
- UGE — UNDERGROUND ELECTRIC LINE
- OHE — OVERHEAD ELECTRIC LINE
- UGFO — UNDERGROUND FIBER OPTIC LINE
- COX — COX CONDUIT
- ATT — ATT CONDUIT
- LIMIT OF DISTURBANCE

HATCH LEGENDS:

SEPARATE PACKAGE

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OVERALL UTILITY PLAN - PUBLIC

C4.200PH1

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N

20 10 0 20

SCALE: 1" = 20'

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SEPARATE PACKAGE

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Engineer: TED T. VUONG, P.E.
P.E. Serial No.: 18208
Date: 07/17/2026
ASBL COA NO. 719

KEY MAP

NO.	DATE	REVISION
1	02/18/2026	30% SD
2	04/27/2026	60% CD
3	05/17/2026	90% CD
4	06/17/2026	100% CD
5	07/17/2026	100% CD 2ND SUBMISSION

PROJECT NO. M08-25007-00 | DESIGNED BY | REVIEWED BY | DRAWN BY

ORIGINAL ISSUE — DATE

UTILITY PLAN - PUBLIC

C4.201PH1

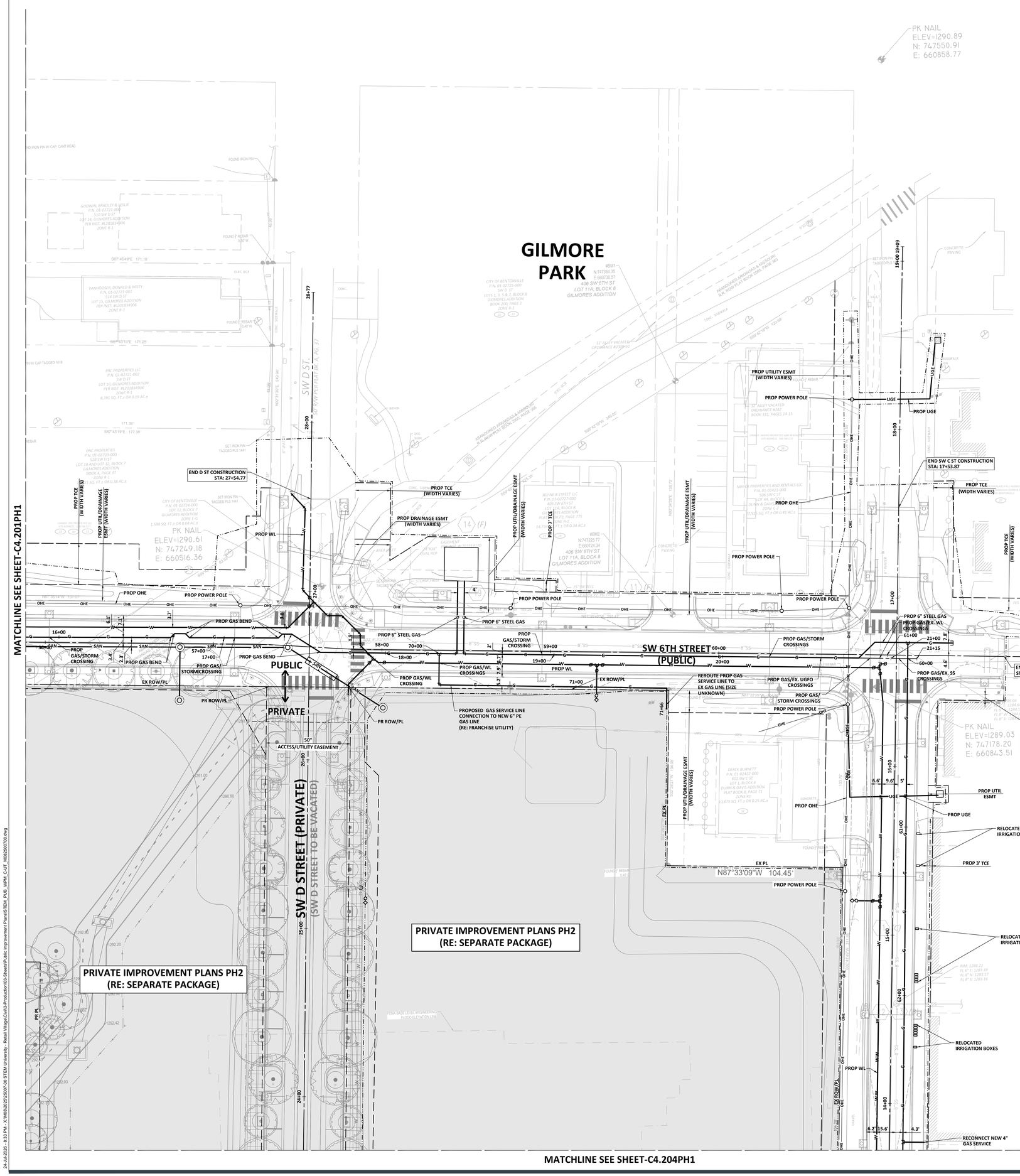
CITY OF BENTONVILLE PROJECT NO.: LSD26-0030

MATCHLINE SEE SHEET-C4.202PH1

MATCHLINE SEE SHEET-C4.203PH1

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SHEET NOTES:

A. CONTRACTOR TO INSTALL CLAY PLUG FOR ALL UTILITIES PENETRATING PROPOSED BUILDING WALL OR FOUNDATION

B. CONTRACTOR TO FIELD VERIFY UTILITIES AND NOTIFY ENGINEER IF CONFLICT EXISTS

C. ALL WATER LINE BENDS SHALL BE STANDARD BENDS - 90°, 45°, 22.5°, OR 11.25° - UNLESS OTHERWISE SPECIFIED

Utility Legends:

- G — GAS MAIN
- UGE — UNDERGROUND ELECTRIC LINE
- OHE — OVERHEAD ELECTRIC LINE
- UGFO — UNDERGROUND FIBER OPTIC LINE
- COX — COX CONDUIT
- ATT — ATT CONDUIT
- LIMIT OF DISTURBANCE

HATCH LEGENDS:

SEPARATE PACKAGE

walter p moore

Walter P. Moore and Associates, Inc.
609 SW 8th St., Suite 600
Bentonville, Arkansas 72712

479.367.3250

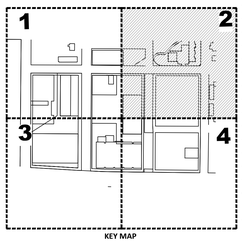
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HENDERSON ENGINEERS

STEM UNIVERSITY - PUBLIC IMPROVEMENT PLANS - PHASE 1

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KEY MAP

UTILITY PLAN - PUBLIC

C4.202PH1

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MATCHLINE SEE SHEET-C4.201PH1

PRIVATE IMPROVEMENT PLANS PH2
(RE: SEPARATE PACKAGE)

PRIVATE IMPROVEMENT PLANS PH2
(RE: SEPARATE PACKAGE)

SW E STREET (PUBLIC)

SW E STREET TO BE VACATED

SW 8TH STREET
(PUBLIC)

PRIVATE

PUBLIC

SW E ST

MATCHLINE SEE SHEET-C4.204PH1

MATCHLINE SEE SHEET-C4.205PH1

N

20 10 0 20

SCALE: 1" = 20'

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HATCH LEGENDS:

SEPARATE PACKAGE

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479.367.3250

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UTILITY PLAN - PUBLIC

C4.203PH1

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MATCHLINE SEE SHEET-C4.202PH1

MATCHLINE SEE SHEET-C4.203PH1

PRIVATE IMPROVEMENT PLANS PH2
(RE: SEPARATE PACKAGE)

PRIVATE IMPROVEMENT PLANS PH2
(RE: SEPARATE PACKAGE)

SW D STREET (PRIVATE)
(SW D STREET TO BE VACATED)

PRIVATE

PUBLIC

SW C STREET (PUBLIC)

SW 7TH ST
(PUBLIC)

SW 8TH STREET
(PUBLIC)

BEGIN SW 7TH ST CONSTRUCTION
STA: 80+00.00

END SW 7TH ST CONSTRUCTION
STA: 80+66.57

BEGIN SW C ST CONSTRUCTION
STA: 10+00.00

CONTRACTOR TO FIELD VERIFY 8" SANITARY SEWER UPSTREAM LOCATION

CONNECT TO EXISTING GAS LINE

PROP UTIL/DRAINAGE ESMT (WIDTH VARIES)

PROP TCE (WIDTH VARIES)

PROP 13' TCE

PROP 27' TCE

5' PROP UTIL ESMT

PROP COX/ATT/WL CROSSING

PROP POWER POLE

PROP OHE

PROP UGE

PROP WL

PROP COMM BEND

EX ROW/PL

PR ROW/PL

PR PL

PK NAIL
ELEV=1287.89
N: 746840.72
E: 660838.81

PK NAIL
ELEV=1286.70
N: 746597.11
E: 660416.66

60D NAIL
ELEV=1287.70
N: 746571.43
E: 660850.55

PK NAIL
ELEV=1288.14
N: 746493.73
E: 660919.59

FEMA BASE LEVEL ENGINEERING FLOOD ELEVATION LINE

ASPHALT PAVING

LEASE AREA
PLAT BK. 2003, PG. 91

WAL-MART STORES INC.
P.N. 01-11478-000

CITY OF BENTONVILLE
P.N. 01-10444-000

C STREET PROPERTIES LLC
P.N. 01-10444-000
SW C STREET
PART OF LOTS 7 & 10, BLOCK 8
DUNN & DAVIS ADD.
DEED BOOK 2015, PAGE 71676
ZONE D.C.

N

20 10 0 20

SCALE: 1" = 20'

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SEPARATE PACKAGE

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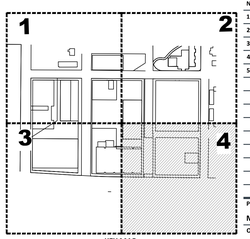
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KEY MAP

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C4.204PH1

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MATCHLINE SEE SHEET-C4.203PH1

MATCHLINE SEE SHEET-C4.207PH1

S. W. REDBUD ST.

S.W. REDBUD ST.
PUBLIC (ASPHALT)
VARIABLE WIDTH ROW

SW E ST

PROP TCE (WIDTH VARIES)

PROP SAN SWR

PROP SAN SWR

PROP SAN SWR

PROP SAN SWR

PROP SAN SWR

PROP SAN SWR

PROTECT IN PLACE

CAUTION OHP

PROP POWER POLE

PROP UGE

RELOCATED EX 2" PE GAS LINE

CONNECT TO EX 2" GASLINE

ADA PARKING SIGN

STOP SIGN

STOP SIGN

CONCRETE SIDEWALK

CONCRETE SIDEWALK

ASPHALT PAVING

TENNIS COURT

UTILITY YARD

ZONE AE

ZONE X

FLOOD ZONE LINE 2%

FLOOD ZONE "AE"

BENTONVILLE 8TH STREET LLC P.N. 01-11088-000 LOT 1D BENTONVILLE PLAZA ADDITION DEED BK. 2016, PG. 145 ZONE C-3

BENTONVILLE 8TH STREET LLC P.N. 01-11088-003 LOT 1C BENTONVILLE PLAZA ADDITION PLAT BK. 2003-284 ZONE C-3

BENTONVILLE 8TH STREET LLC P.N. 01-11089-000 SW 8TH STREET PART OF LOT 1 BENTONVILLE PLAZA ADD. DEED BK. 2016, PG. 145 ZONE C-3 79,402 SQ. FT.± OR 1.82 AC.±

BENTONVILLE 8TH STREET LLC P.N. 01-11088-003 LOT 1C BENTONVILLE PLAZA ADDITION PLAT BK. 2003-284 ZONE C-3

STERLING BANK P.N. 01-20306-000 LOT 1 BENTONVILLE PLAZA ADDITION PHASE 2 INSTRUMENT #L02231904 ZONE C-2

RH REDBUD LLC & ACOSTA 2011 TRUST, CHRISTOPHER P.N. 01-20546-000 BENTONVILLE PLAZA ADDITION PHASE 3 INSTRUMENT #L202112320 ZONE C-2

CLAY, CHADWICK P.N. 01-03620-000 LOT 12 DEED BK. 2013, PG. 55601

BAKER REVOCABLE TRUST, SUZANNE E. P.N. 01-03621-000 INSTRUMENT #L20134524

42' PUBLIC SHARED ACCESS EASEMENT PER L202137937

46' PUBLIC SHARED ACCESS EASEMENT PER L202137937

20' UTILITY EASEMENT PLAT 2003-284

20' UTILITY EASEMENT PLAT 2007-705

12.5' ACCESS EASEMENT INSTRUMENT #L202070737

UTILITY EASEMENT INSTRUMENT #L202231904

VARIABLE WIDTH DRAINAGE EASEMENT INSTRUMENT #202312320

APPROXIMATE LOCATION PER AT&T UTILITY MAP

N

20 10 0 20

SCALE: 1" = 20'

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- LIMIT OF DISTURBANCE

HATCH LEGENDS:

SEPARATE PACKAGE

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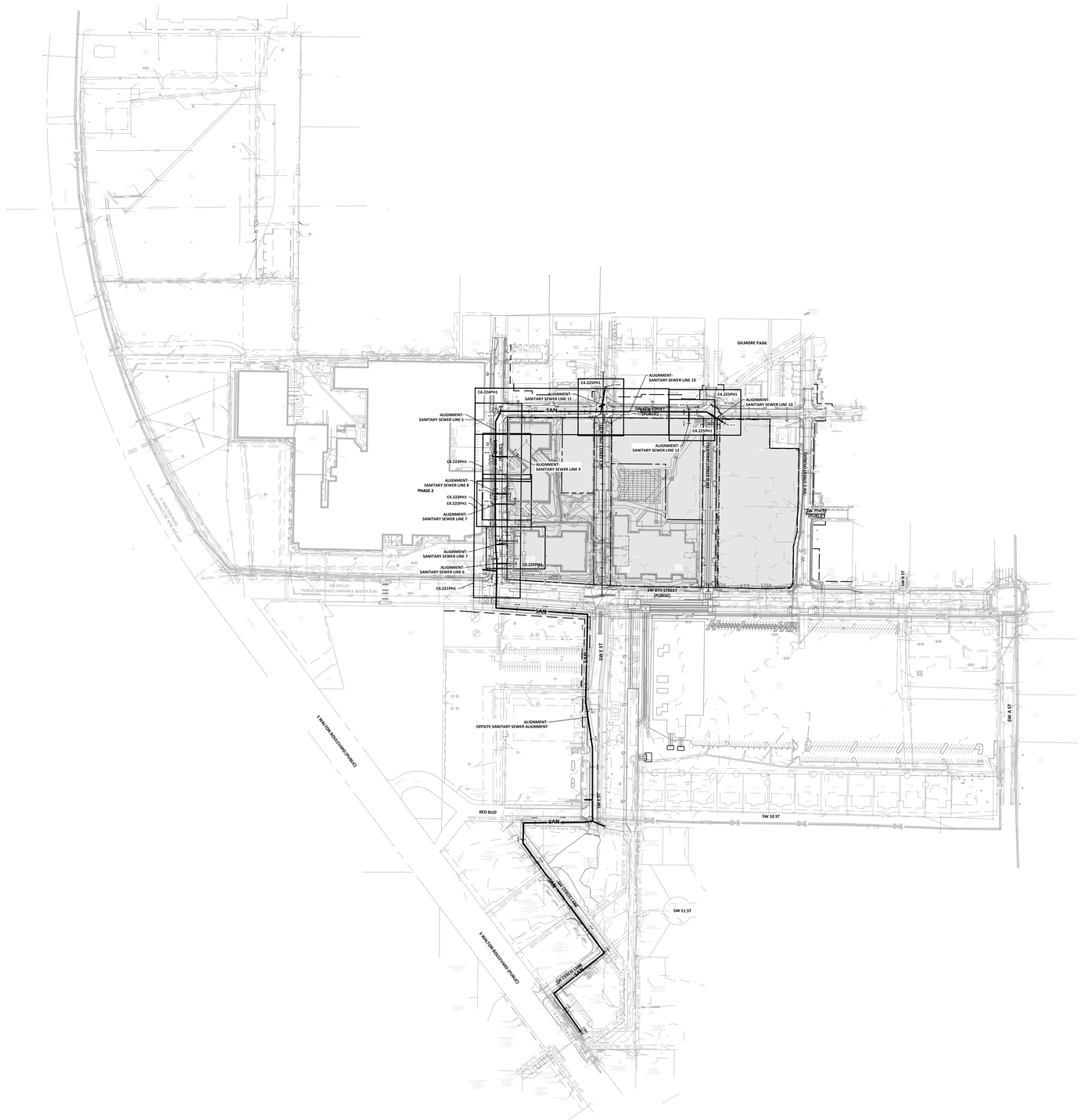
OFFSITE UTILITY PLAN - PUBLIC

C4.205PH1

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N

150 75 0 150

SCALE: 1" = 150'

HATCH LEGENDS:

SEPARATE PACKAGE

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Bentonville, Arkansas 72712

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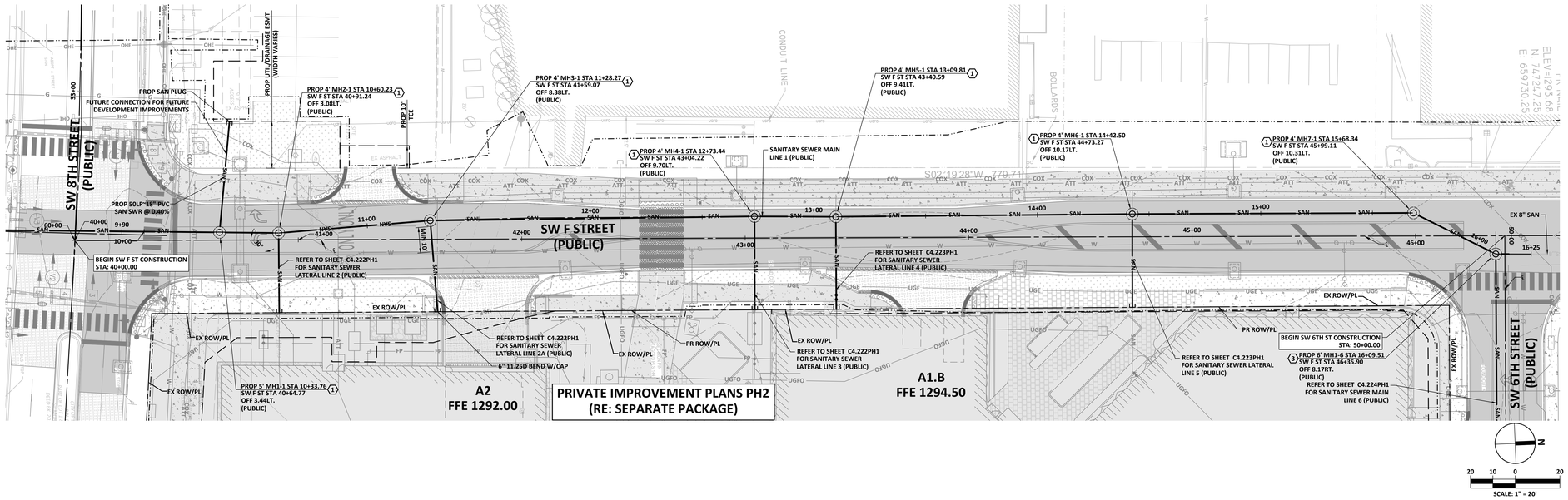
OVERALL SANITARY SEWER PLAN - PUBLIC

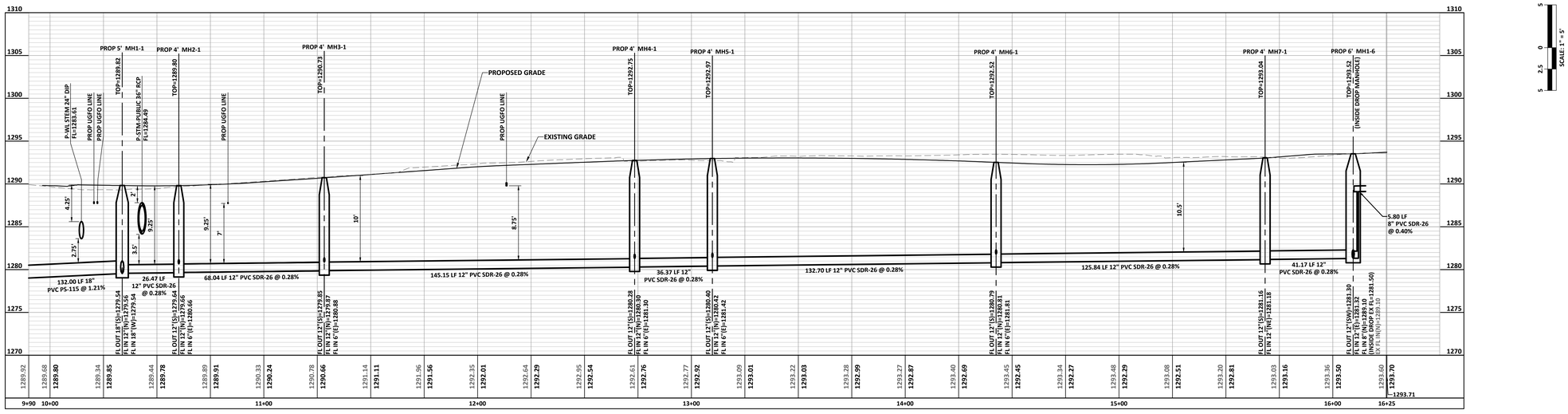
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1 SANITARY SEWER MAIN LINE 1 (PUBLIC)

1" = 20' (HORIZ) 1" = 5' (VERT)

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LEGENDS:

- SAN — SAN - SANITARY SEWER PIPE
- - LIMIT OF DISTURBANCE

KEY NOTES:

1. SANITARY SEWER MANHOLE (RE:1/C9.001PH1)
2. SANITARY SEWER 2-WAY CLEANOUT (RE:2/C9.000PH1)
3. INSIDE DROP MANHOLE (RE:3/C9.000PH1)

HATCH LEGENDS:

SEPARATE PACKAGE

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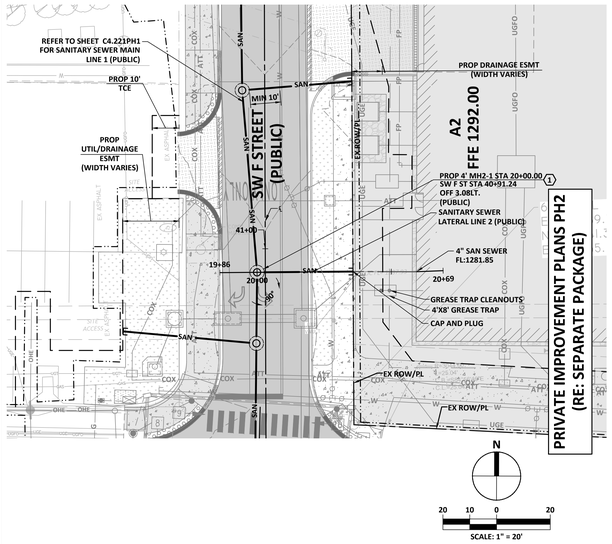
SANITARY SEWER PLAN AND PROFILE - PUBLIC

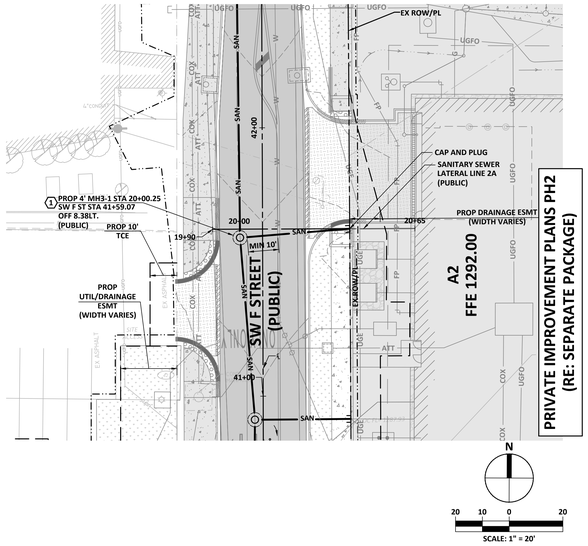
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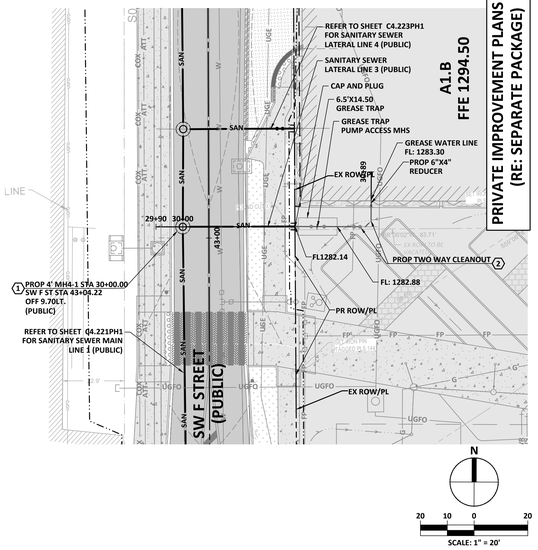
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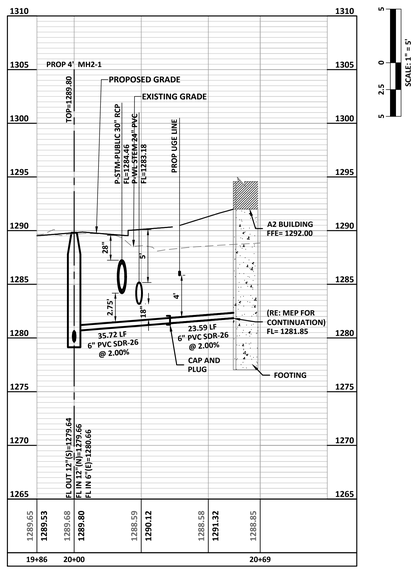
- SAN — SANITARY SEWER PIPE
- LOD — LIMIT OF DISTURBANCE

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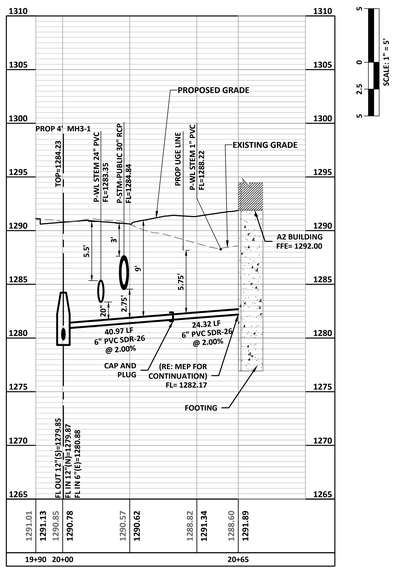
HATCH LEGENDS:

SEPARATE PACKAGE



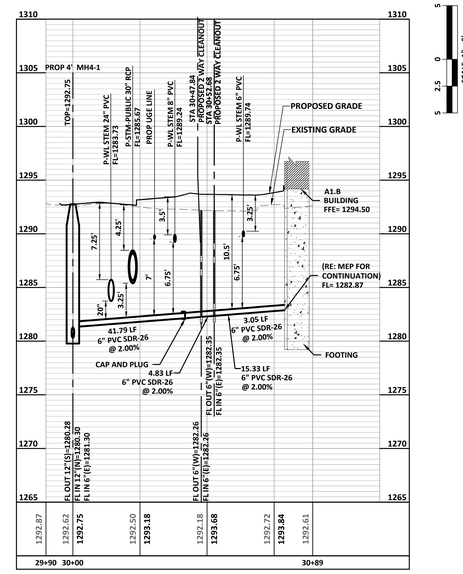
1 SANITARY SEWER LATERAL LINE 2 (PUBLIC)

1" = 20' (HORIZ) 1" = 5' (VERT)



2 SANITARY SEWER LATERAL LINE 2A (PUBLIC)

1" = 20' (HORIZ) 1" = 5' (VERT)



3 SANITARY SEWER LATERAL LINE 3 (PUBLIC)

1" = 20' (HORIZ) 1" = 5' (VERT)

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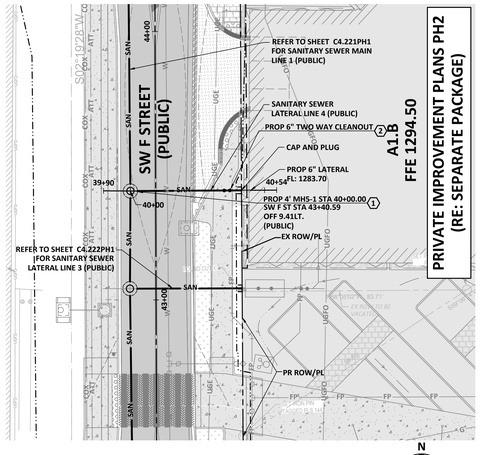
SANITARY SEWER PLAN AND PROFILE - PUBLIC

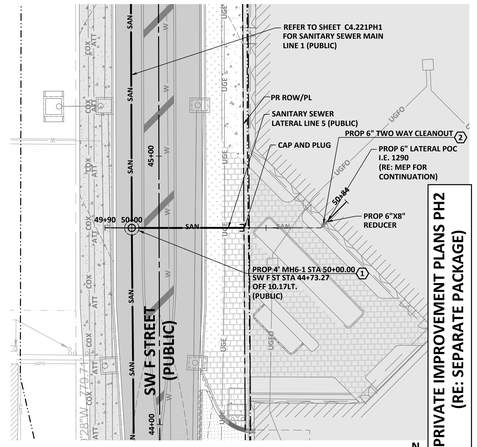
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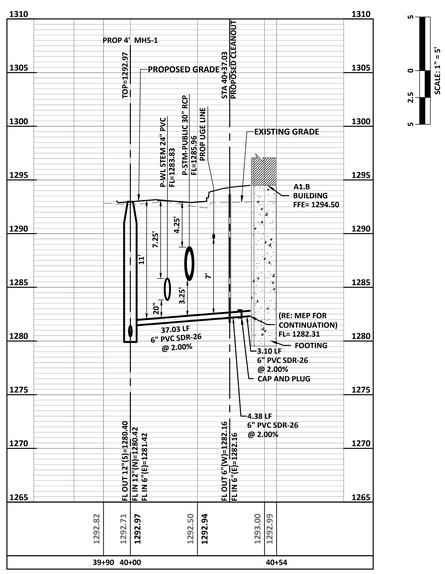
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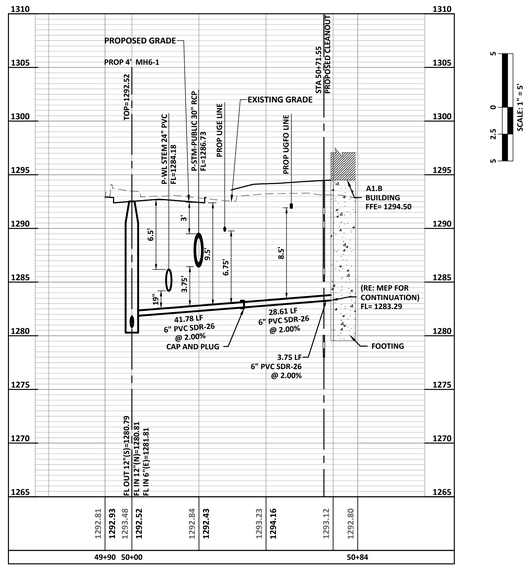






1 SANITARY SEWER LATERAL LINE 4 (PUBLIC)

1" = 20' (HORIZ) 1" = 5' (VERT)



2 SANITARY SEWER LATERAL LINE 5 (PUBLIC)

1" = 20' (HORIZ) 1" = 5' (VERT)

SHEET NOTES:

A. CONTRACTOR TO INSTALL CLAY PLUG FOR ALL UTILITIES PENETRATING PROPOSED BUILDING WALL OR FOUNDATION

B. CONTRACTOR TO FIELD VERIFY UTILITIES AND NOTIFY ENGINEER IF CONFLICT EXISTS

LEGENDS:

SAN - SANITARY SEWER PIPE

- LIMIT OF DISTURBANCE

KEY NOTES:

1 - SANITARY SEWER MANHOLE (RE:1/C9.001PH1)

2 - SANITARY SEWER 2-WAY CLEANOUT (RE:2/C9.000PH1)

3 INSIDE DROP MANHOLE (RE:3/C9.000PH1)

HATCH LEGENDS:

SEPARATE PACKAGE

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ASBL COA NO. 719

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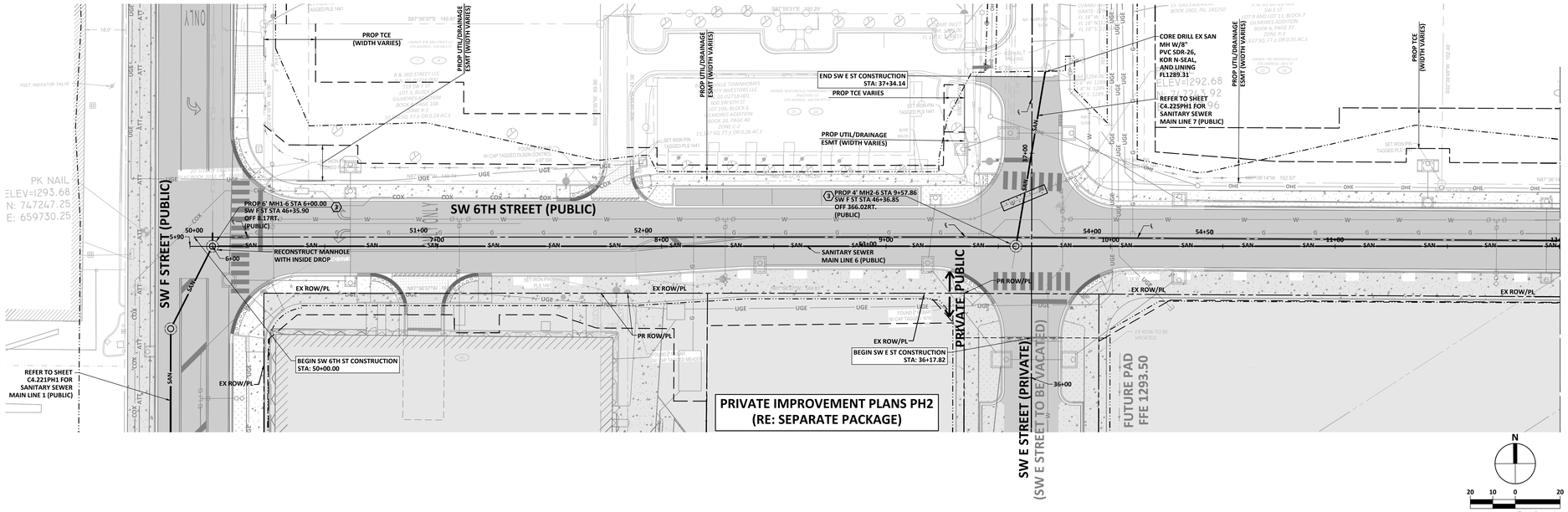
SANITARY SEWER PLAN AND PROFILE - PUBLIC

C4.223PH1

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SHEET NOTES:

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LEGENDS:

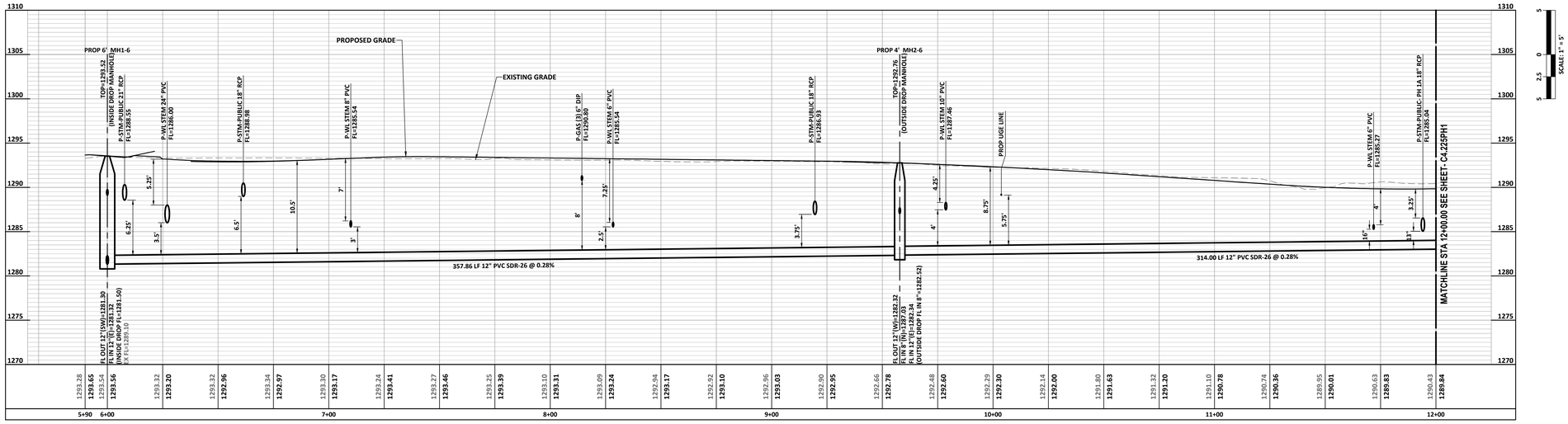
- SAN — SANITARY SEWER PIPE
- - - LIMIT OF DISTURBANCE

KEY NOTES:

1. SANITARY SEWER MANHOLE (RE:1/C9.001PH1)
2. SANITARY SEWER 2-WAY CLEANOUT (RE:2/C9.000PH1)
3. INSIDE DROP MANHOLE (RE:3/C9.000PH1)

HATCH LEGENDS:

SEPARATE PACKAGE



1 SANITARY SEWER MAIN LINE 6 (PUBLIC)

1" = 20' (HORIZ) 1" = 5' (VERT)

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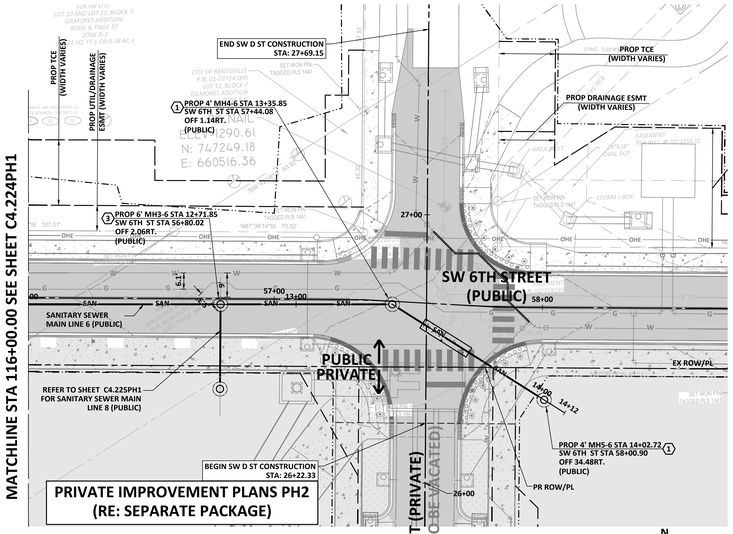
SANITARY SEWER PLAN AND PROFILE - PUBLIC

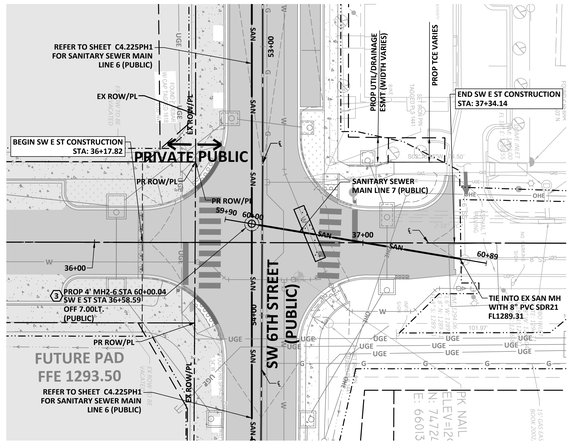
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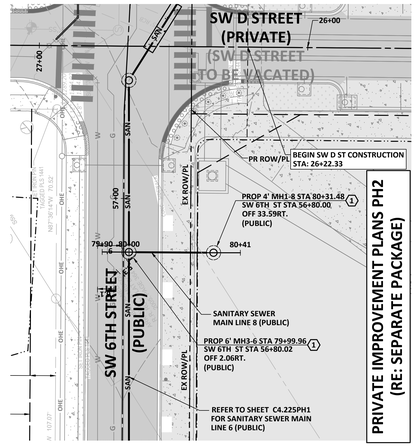
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SHEET NOTES:

A. CONTRACTOR TO INSTALL CLAY PLUG FOR ALL UTILITIES PENETRATING PROPOSED BUILDING WALL OR FOUNDATION

B. CONTRACTOR TO FIELD VERIFY UTILITIES AND NOTIFY ENGINEER IF CONFLICT EXISTS

LEGENDS:

SAN — SANITARY SEWER PIPE

LIMIT OF DISTURBANCE

KEY NOTES:

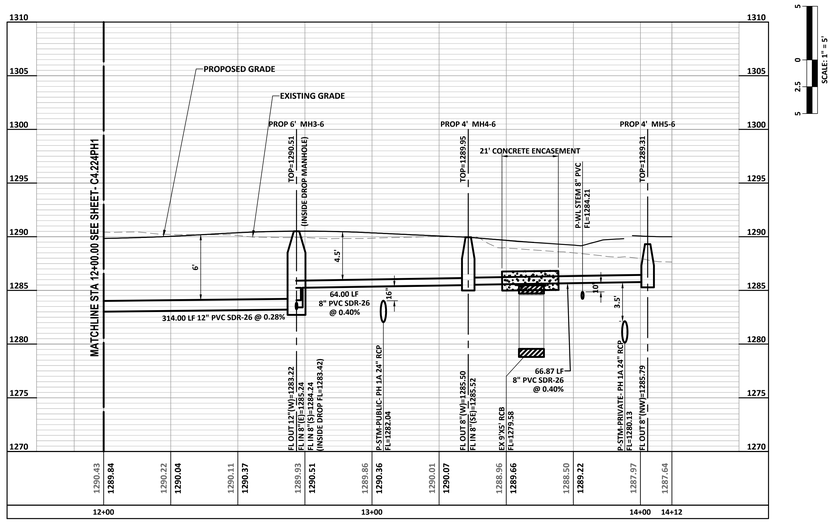
1 — SANITARY SEWER MANHOLE (RE:1/C9.001PH1)

2 — SANITARY SEWER 2-WAY CLEANOUT (RE:2/C9.000PH1)

3 — INSIDE DROP MANHOLE (RE:3/C9.000PH1)

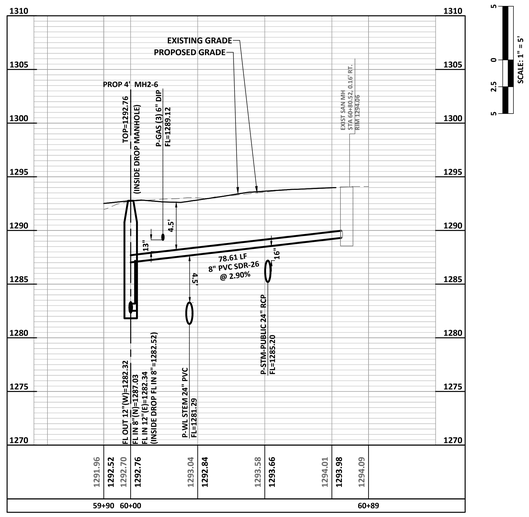
HATCH LEGENDS:

SEPARATE PACKAGE



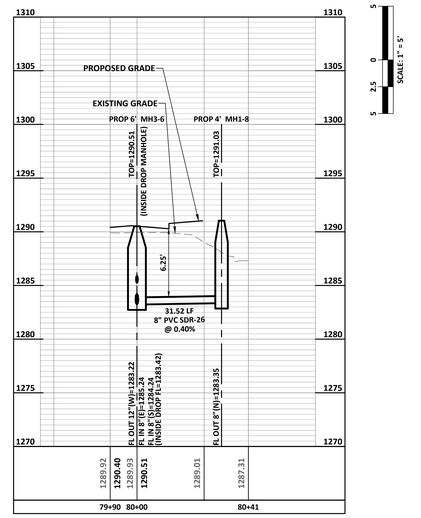
1 SANITARY SEWER PROFILE LINE 6

1" = 20' (HORIZ) 1" = 5' (VERT)



2 SANITARY SEWER PROFILE LINE 7

1" = 20' (HORIZ) 1" = 5' (VERT)



3 SANITARY SEWER PROFILE LINE 8

1" = 20' (HORIZ) 1" = 5' (VERT)

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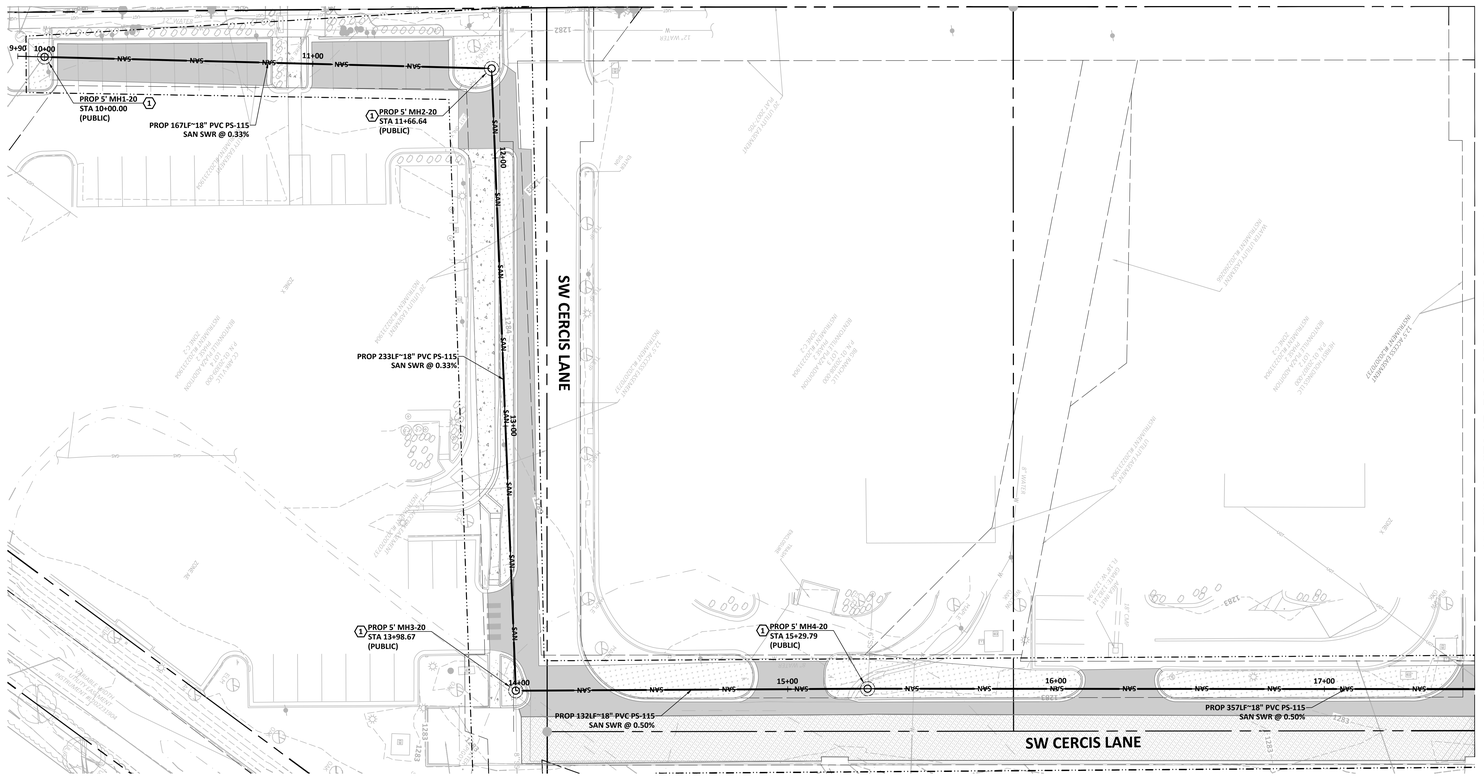
SANITARY SEWER PLAN AND PROFILE - PUBLIC

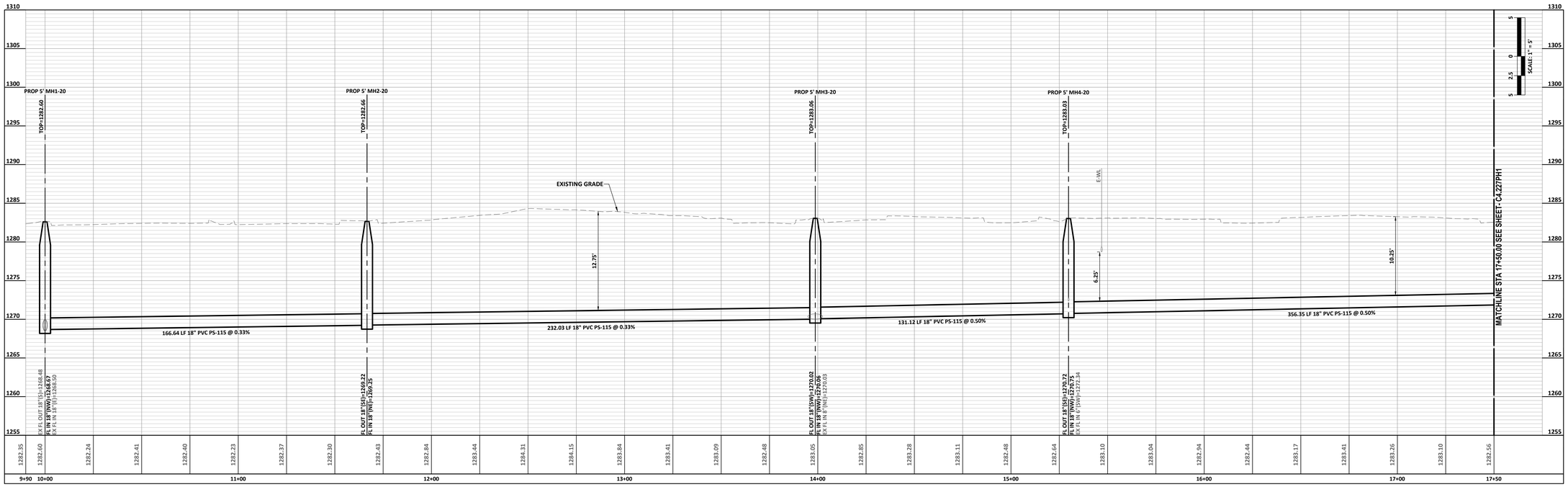
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1 OFFSITE SANITARY SEWER LINE PROFILE 20

1" = 20' (HORIZ) 1" = 5' (VERT)

SHEET NOTES:

A. CONTRACTOR TO FIELD VERIFY UTILITIES AND NOTIFY ENGINEER IF CONFLICT EXISTS

LEGENDS:

SAN — SANITARY SEWER PIPE

- - - LIMIT OF DISTURBANCE

KEY NOTES:

1 ◯ - SANITARY SEWER MANHOLE (RE:1/C9.001PH1)

2 •• - SANITARY SEWER 2-WAY CLEANOUT (RE:2/C9.000PH1)

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OFFSITE SANITARY SEWER PLAN AND PROFILE

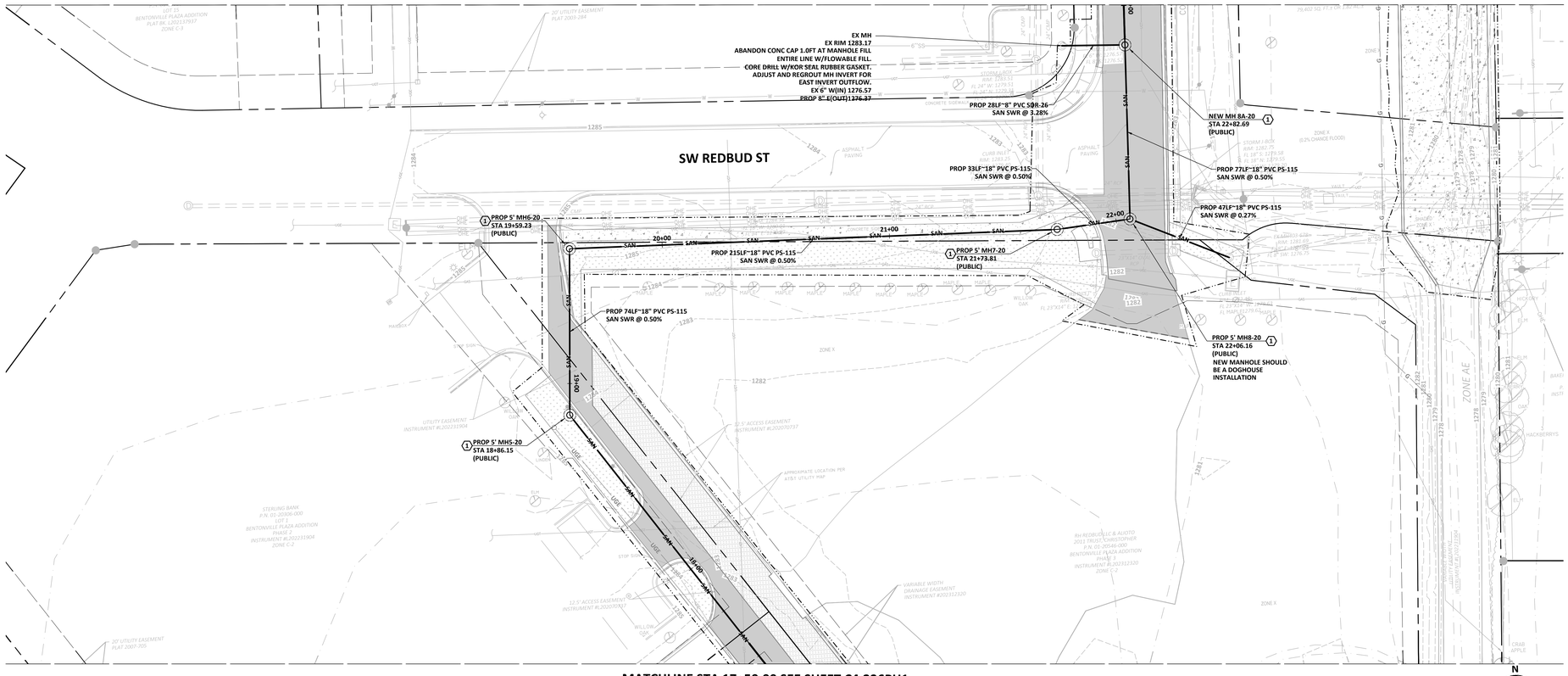
C4.226PH1

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MATCHLINE STA 23+00.00 SEE SHEET C4.228PH1

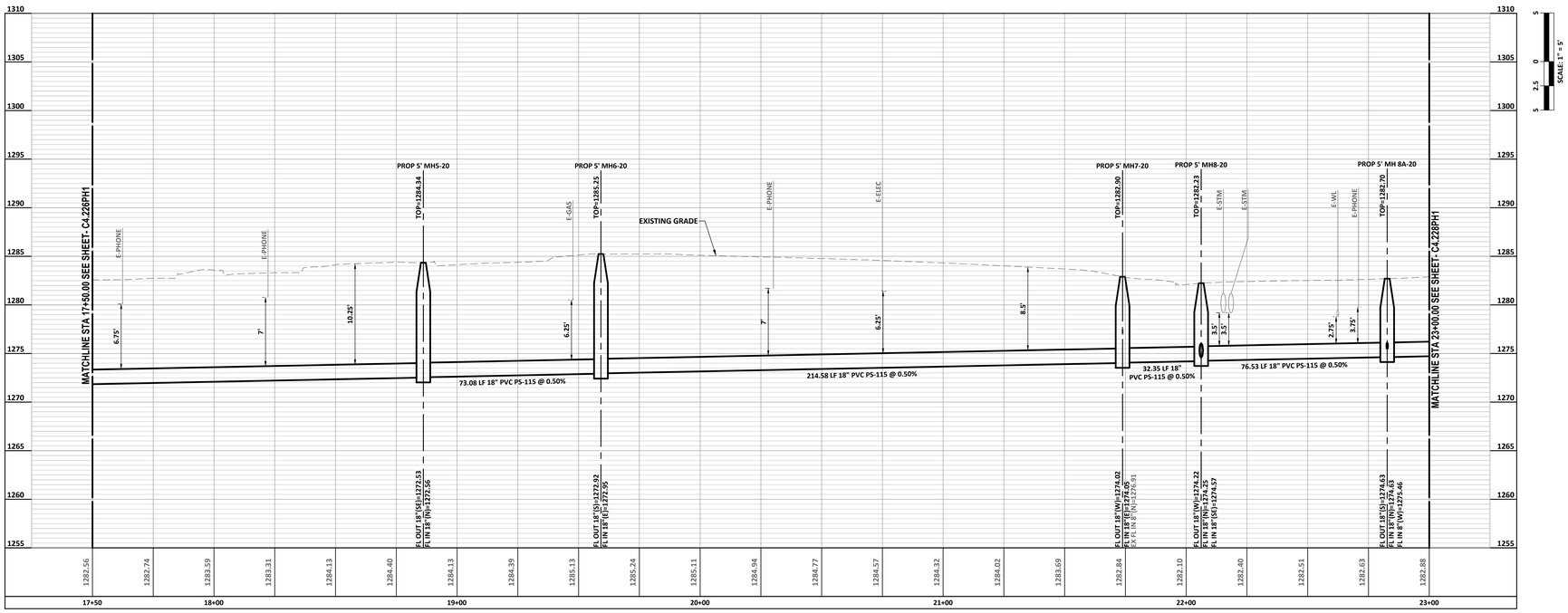


MATCHLINE STA 17+50.00 SEE SHEET C4.226PH1

N

20 10 0 20

SCALE: 1" = 20'



SCALE: 1" = 5'

1 OFFSITE SANITARY SEWER LINE PROFILE 20

1" = 20' (HORIZ) 1" = 5' (VERT)

SHEET NOTES:

A. CONTRACTOR TO FIELD VERIFY UTILITIES AND NOTIFY ENGINEER IF CONFLICT EXISTS

LEGENDS:

SAN - SANITARY SEWER PIPE

- LIMIT OF DISTURBANCE

KEY NOTES:

1 - SANITARY SEWER MANHOLE (RE:1/C9.001PH1)

2 - SANITARY SEWER 2-WAY CLEANOUT (RE:2/C9.000PH1)

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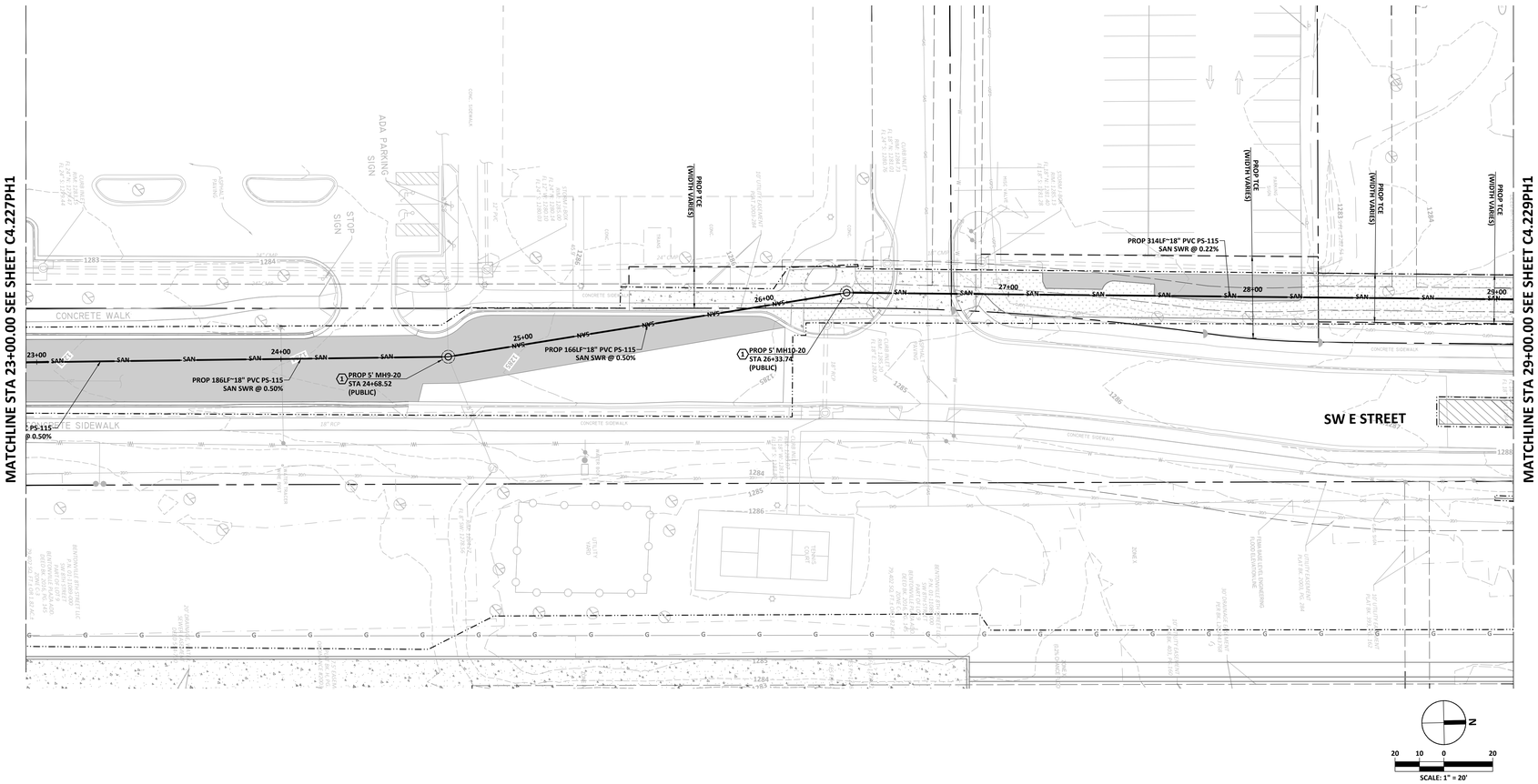
OFFSITE SANITARY SEWER PLAN AND PROFILE

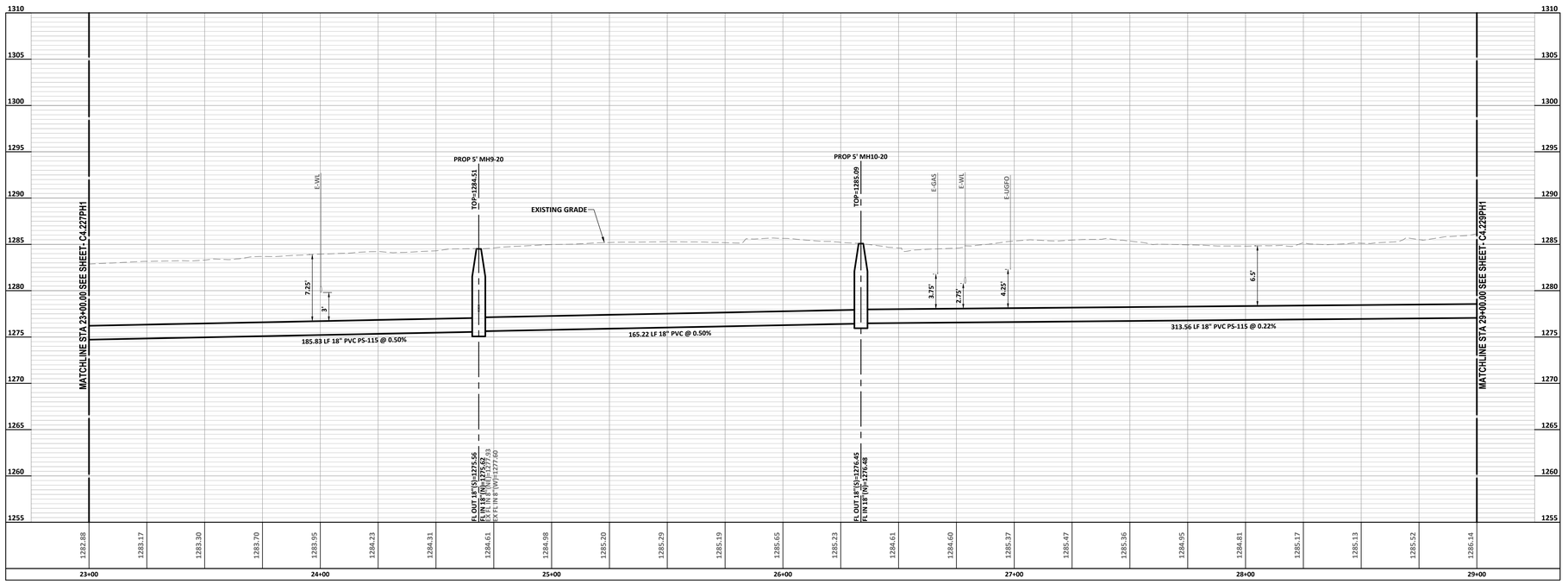
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1 OFFSITE SANITARY SEWER LINE PROFILE 20

1" = 20' (HORIZ) 1" = 5' (VERT)

SHEET NOTES:

A. CONTRACTOR TO FIELD VERIFY UTILITIES AND NOTIFY ENGINEER IF CONFLICT EXISTS

LEGENDS:

- SAN — SAN — - SANITARY SEWER PIPE
- - LIMIT OF DISTURBANCE

KEY NOTES:

1 - SANITARY SEWER MANHOLE (RE:1/C9.001PH1)

2 - SANITARY SEWER 2-WAY CLEANOUT (RE:2/C9.000PH1)

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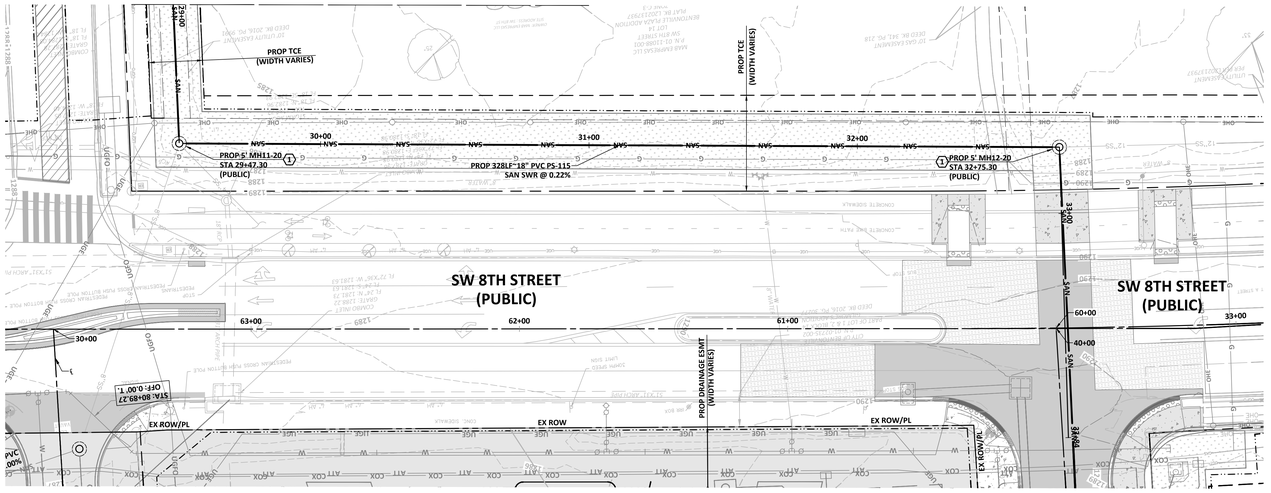
OFFSITE SANITARY SEWER PLAN AND PROFILE

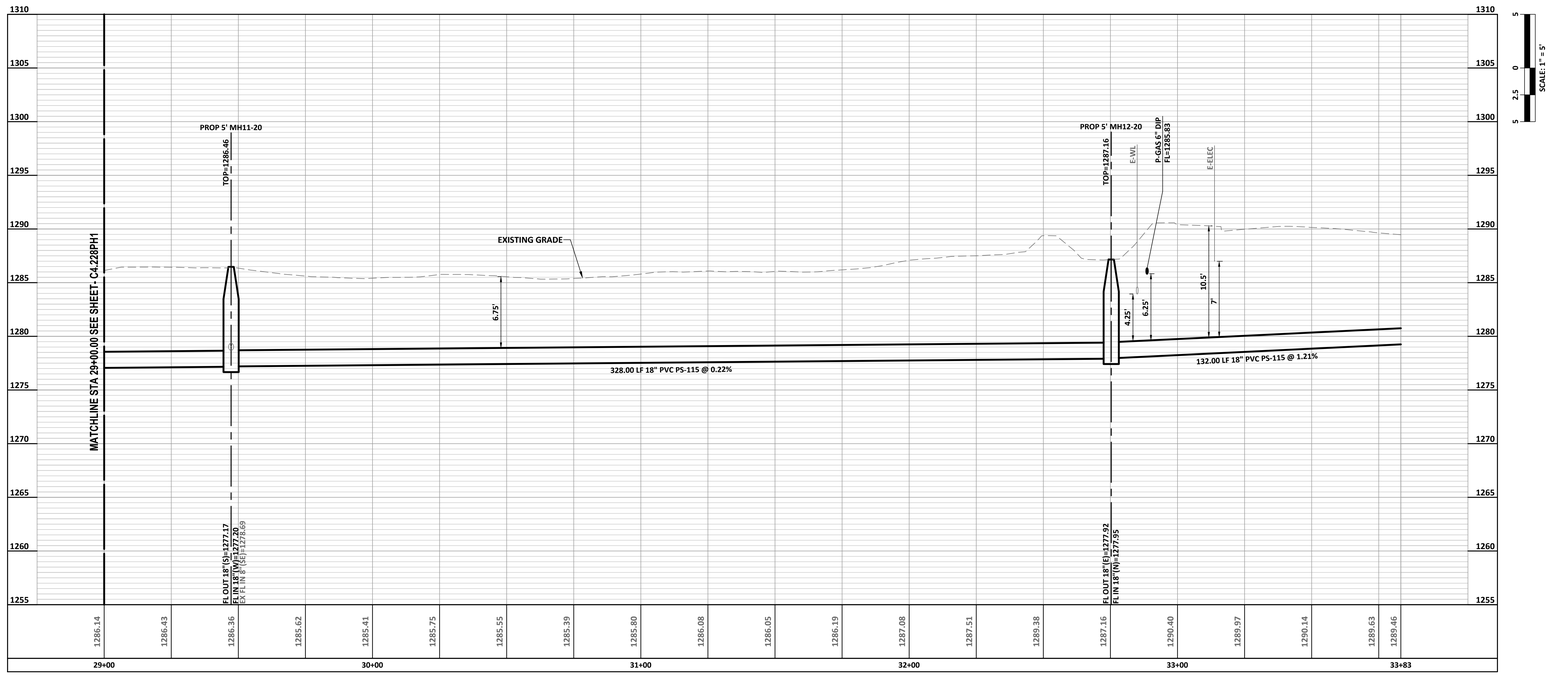
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1 OFFSITE SANITARY SEWER LINE PROFILE 20

1" = 20' (HORIZ) 1" = 5' (VERT)

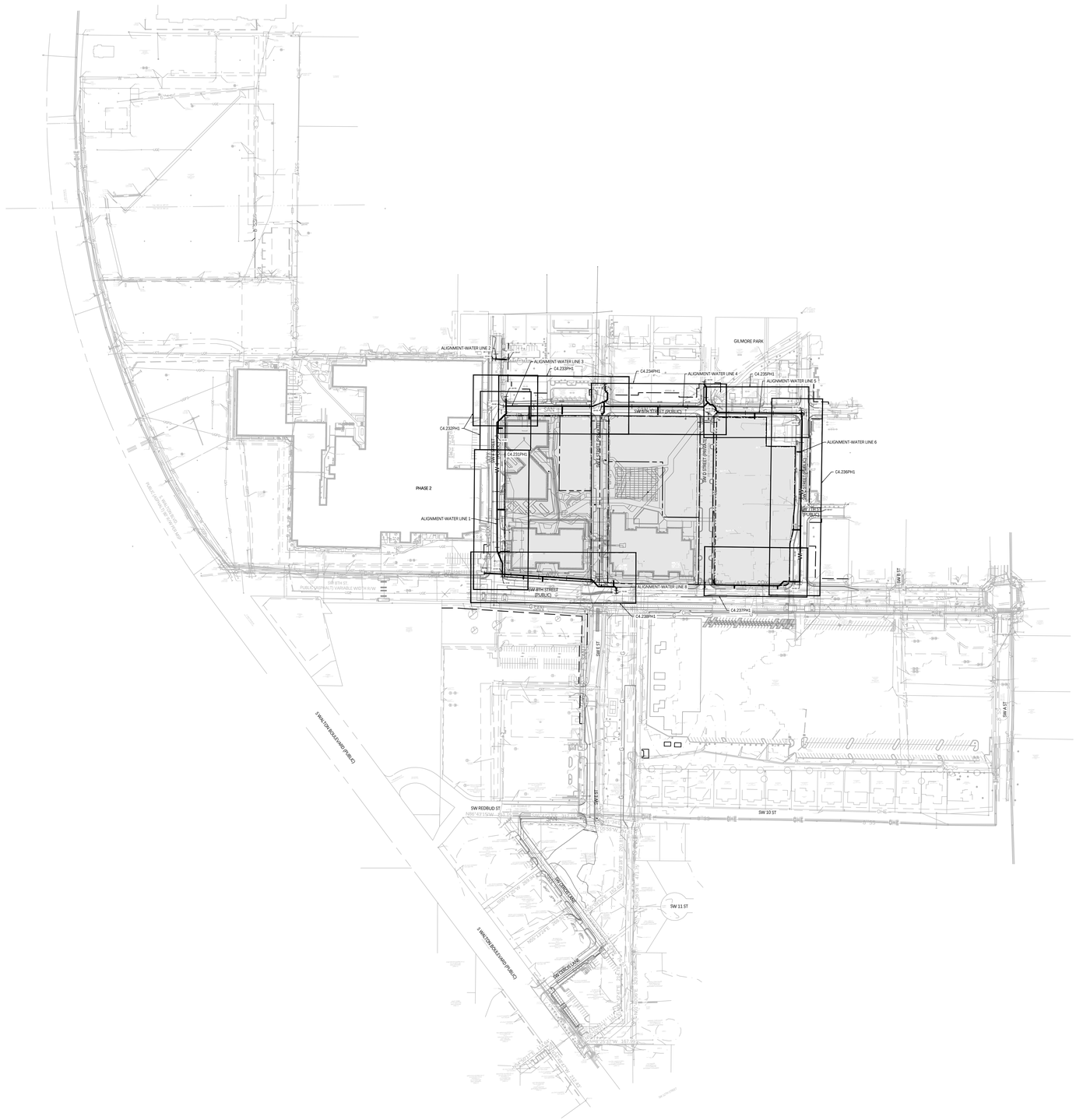
SHEET NOTES:

A. CONTRACTOR TO FIELD VERIFY UTILITIES AND NOTIFY ENGINEER IF CONFLICT EXISTS

LEGENDS:

SAN - SANITARY SEWER PIPE

- - - -



N

150 75 0 150

SCALE: 1" = 150'

HATCH LEGENDS:

SEPARATE PACKAGE

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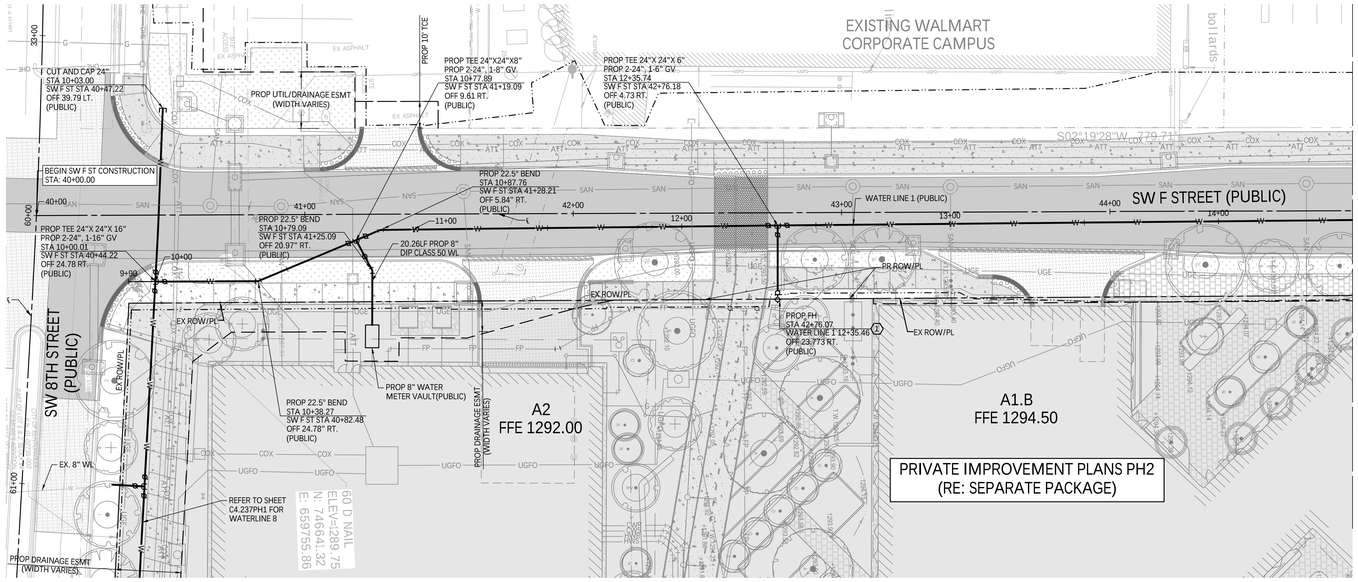
OVERALL WATER LINE PLAN - PUBLIC

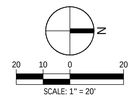
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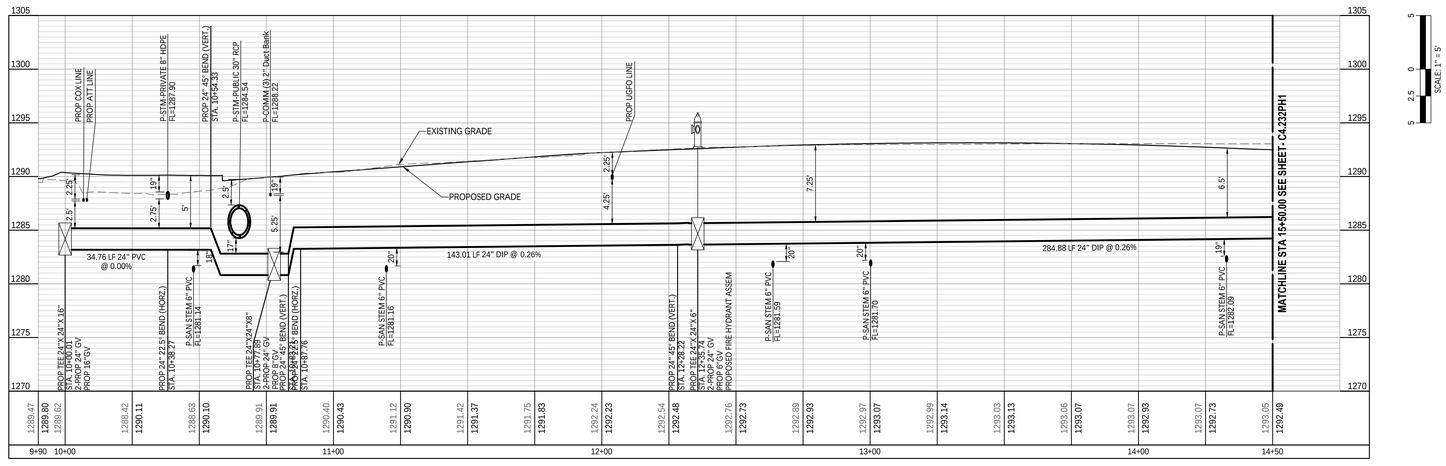
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1 WATERLINE PROFILE LINE 1
1" = 20' (HORIZ) 1" = 5' (VERT)

SHEET NOTES:

A. CONTRACTOR TO INSTALL CLAY PLUG FOR ALL UTILITIES PENETRATING PROPOSED BUILDING WALL OR FOUNDATION

B. CONTRACTOR TO FIELD VERIFY UTILITIES AND NOTIFY ENGINEER IF CONFLICT EXISTS

C. ALL WATER LINE BENDS SHALL BE STANDARD BENDS - 90°, 45°, 22.5°, OR 11.25° - UNLESS OTHERWISE SPECIFIED

LEGENDS:

- W — WATER MAIN
- FP — FIRE PROTECTION
- CWS — COLD WATER SUPPLY
- CWR — COLD WATER RETURN
- HWS — HOT WATER SUPPLY
- HWR — HOT WATER RETURN
- FDC
- LIMIT OF DISTURBANCE

KEY NOTES:

1 — FIRE HYDRANT (RE: 1/C10.003PH1)

HATCH LEGENDS:

SEPARATE PACKAGE

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Engineer: TED T. VUONG, P.E.
P.E. Serial No.: 18206
Date: 07/17/2026
ASBL COA NO. 719

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4	06/17/2026	100% CD
5	07/17/2026	100% CD 2ND SUBMISSION

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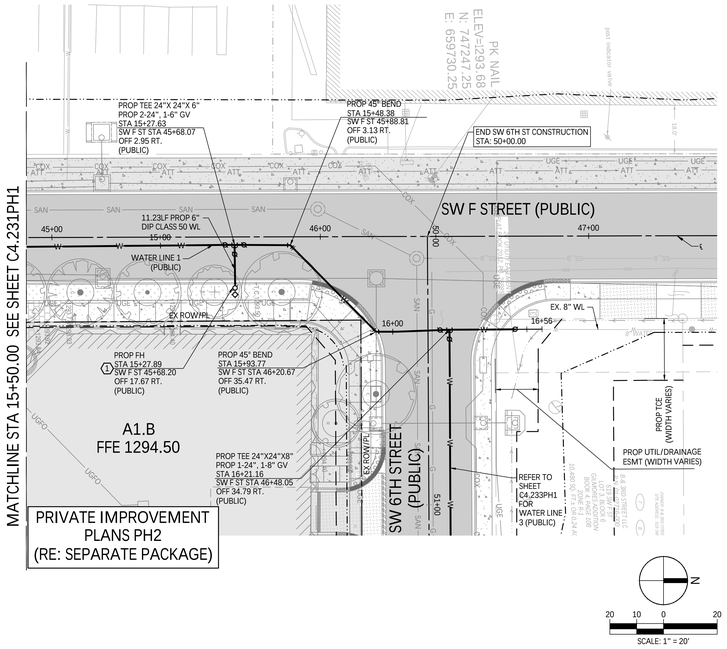
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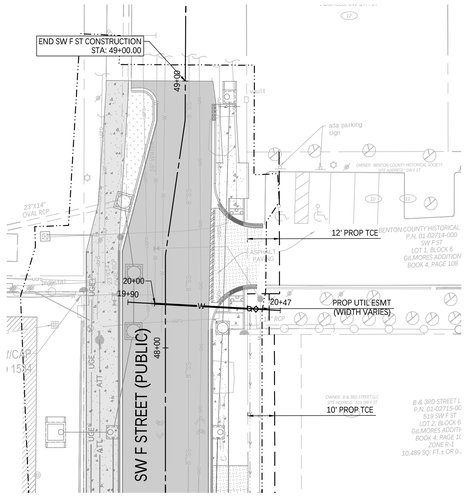
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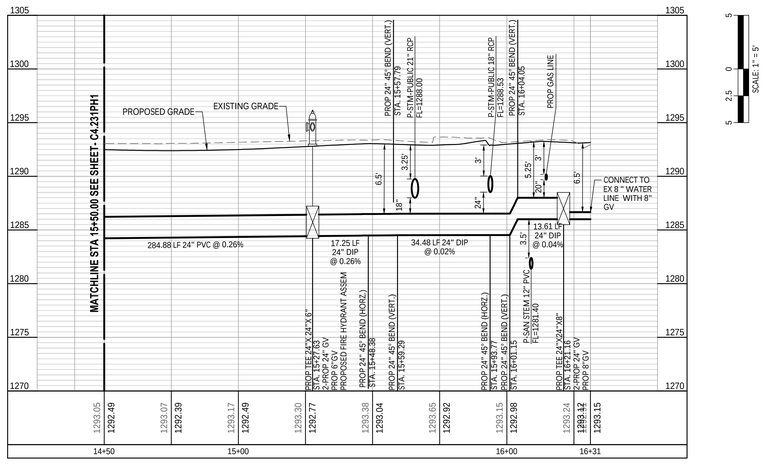
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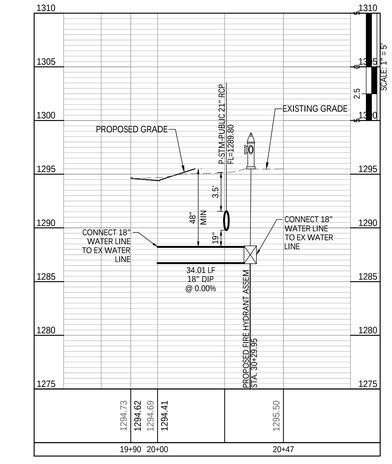
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1 WATERLINE PROFILE LINE 1
1" = 20' (HORIZ) 1" = 5' (VERT)



2 WATERLINE PROFILE LINE 2
1" = 20' (HORIZ) 1" = 5' (VERT)

SHEET NOTES:

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KEY NOTES:

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HATCH LEGENDS:

SEPARATE PACKAGE

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ASBL COA NO. 719

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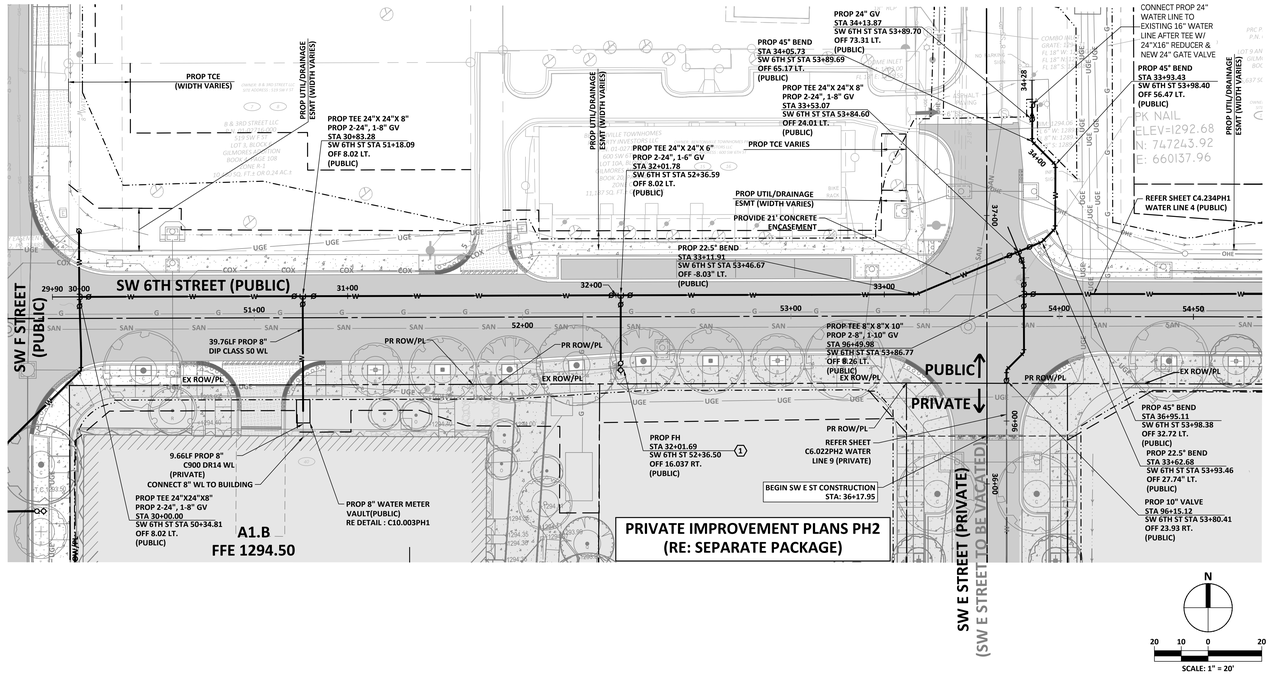
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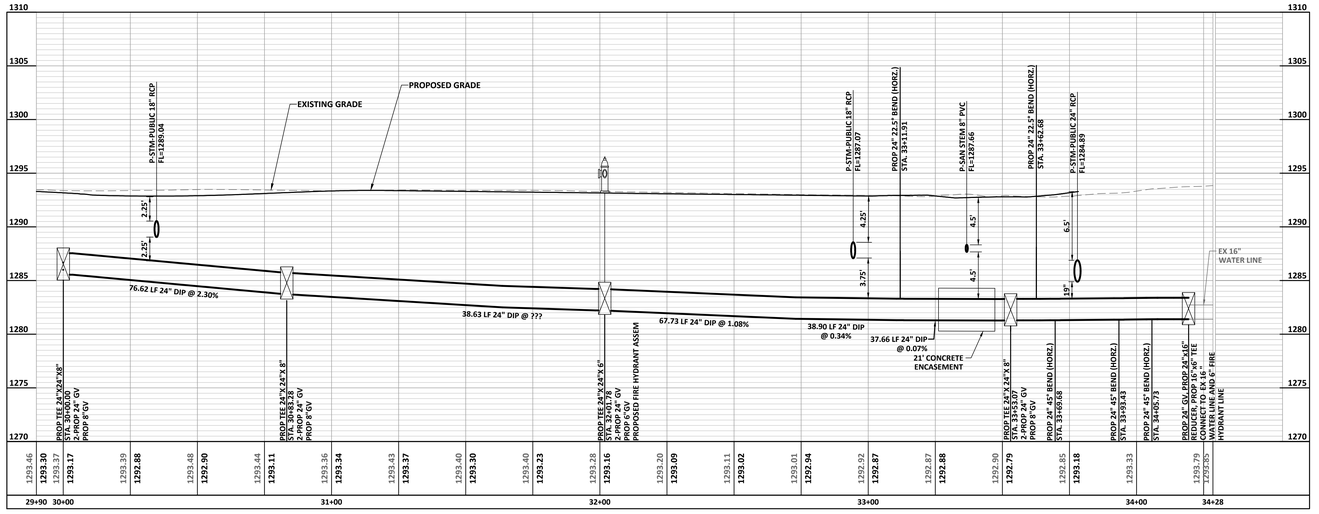
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1 WATERLINE PROFILE LINE 3

1" = 20' (HORIZ) 1" = 5' (VERT)

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- FDC
- LIMIT OF DISTURBANCE

KEY NOTES:

1 - FIRE HYDRANT (RE: 1/C10.003PH1)

HATCH LEGENDS:

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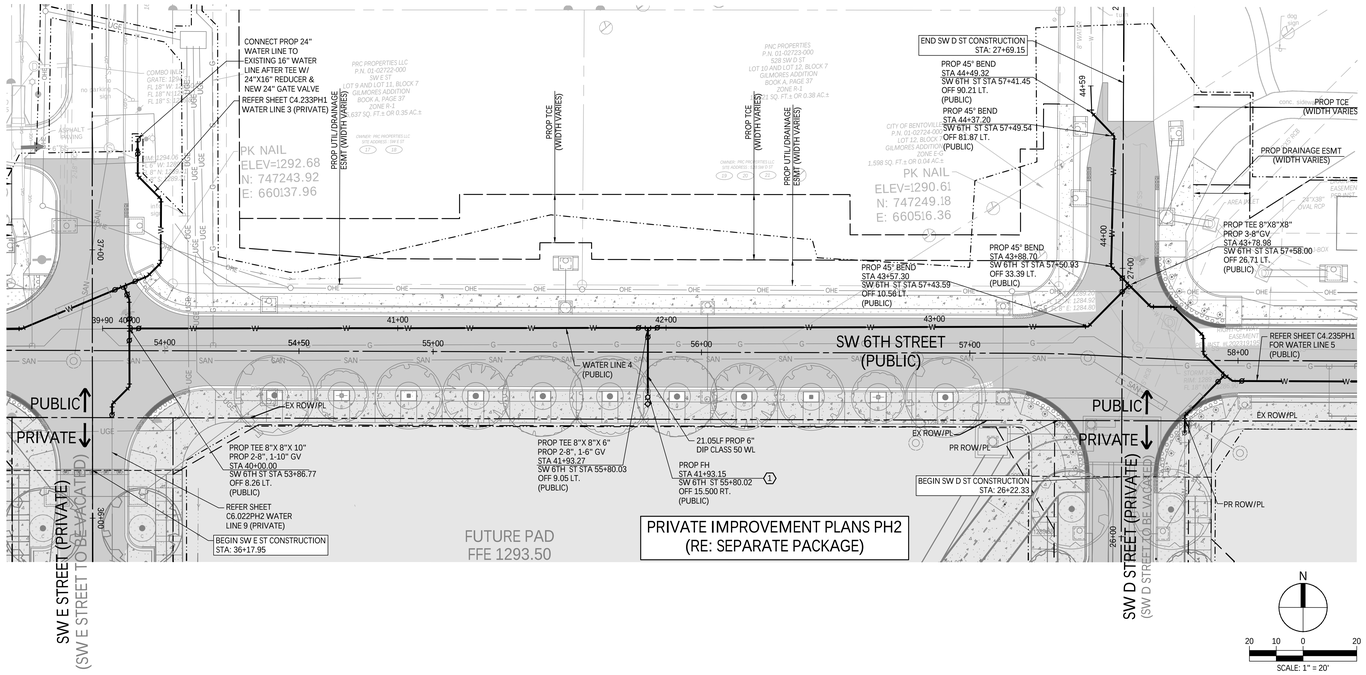
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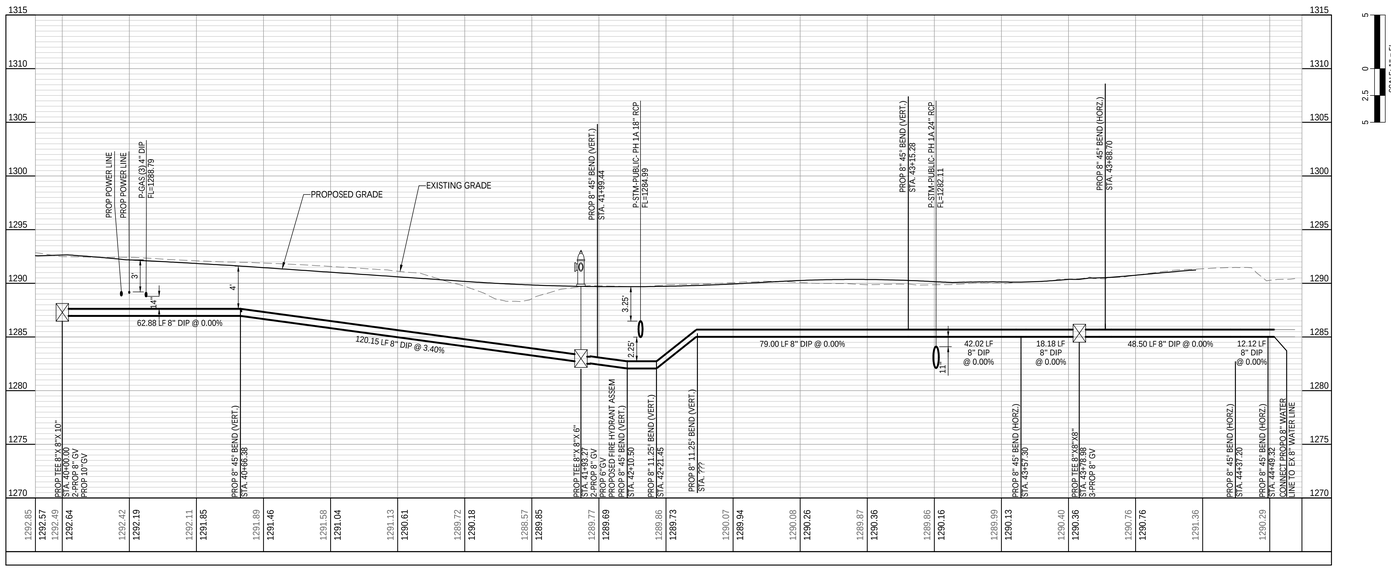
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1 WATERLINE PROFILE LINE 4
1" = 20' (HORIZ) 1" = 5' (VERT)

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- HWR - HOT WATER RETURN
- FDC
- LIMIT OF DISTURBANCE

KEY NOTES:

1 - FIRE HYDRANT (RE: 1/C10.003PH1)

HATCH LEGENDS:

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ASBL COA NO. 719

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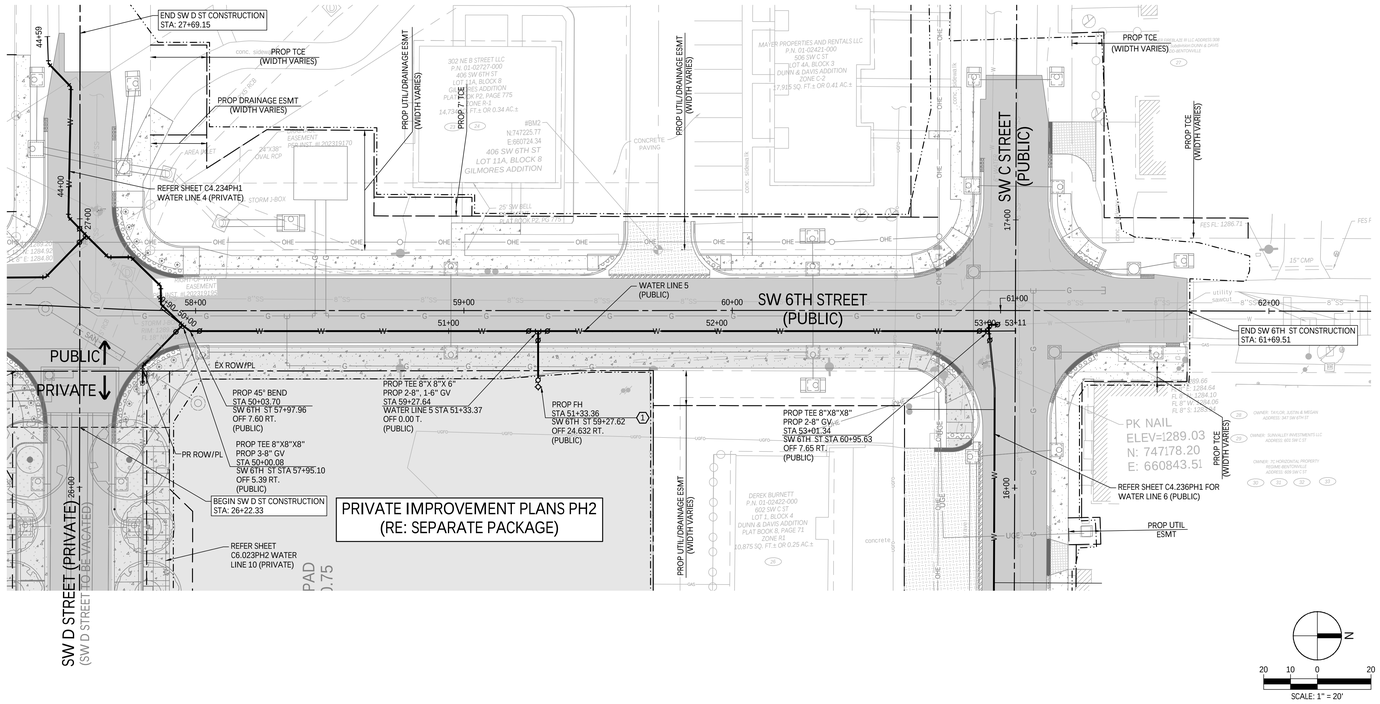
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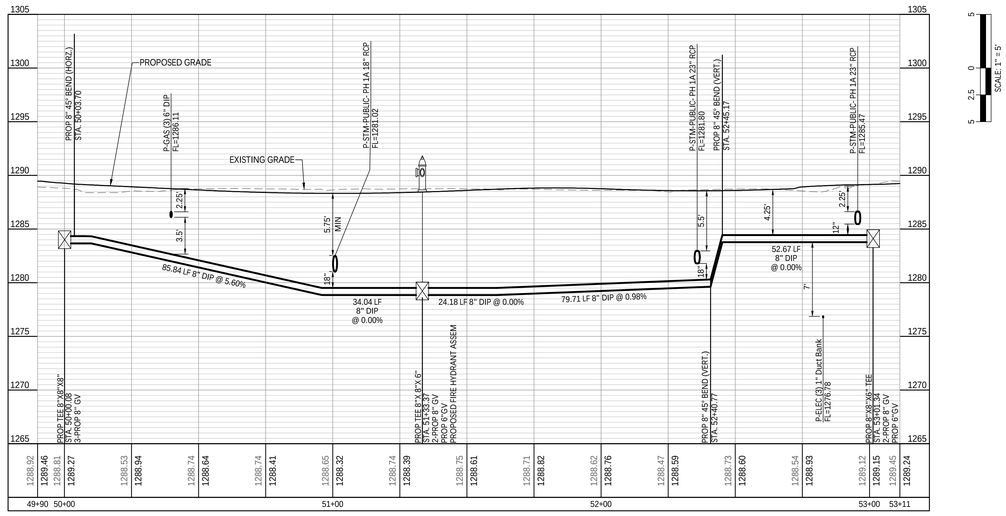
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1 WATERLINE PROFILE LINE 5
1" = 20' (HORIZ) 1" = 5' (VERT)

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KEY NOTES:

1 - FIRE HYDRANT (RE: 1/C10.003PH1)

HATCH LEGENDS:

SEPARATE PACKAGE

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P.E. Serial No.: 18208
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ASBL COA NO. 719

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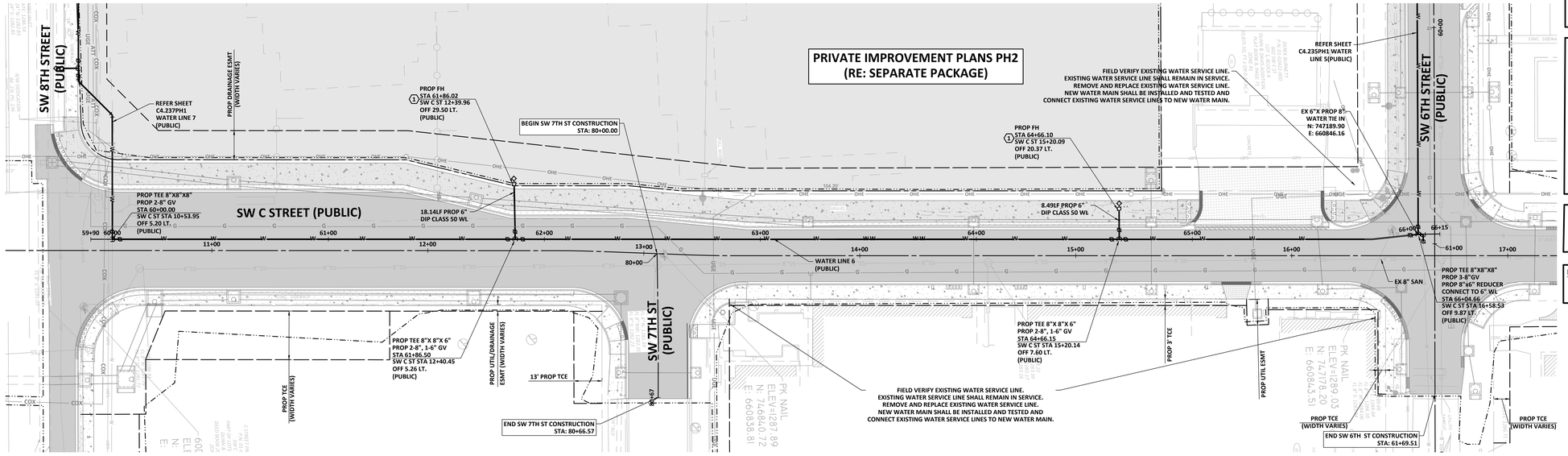
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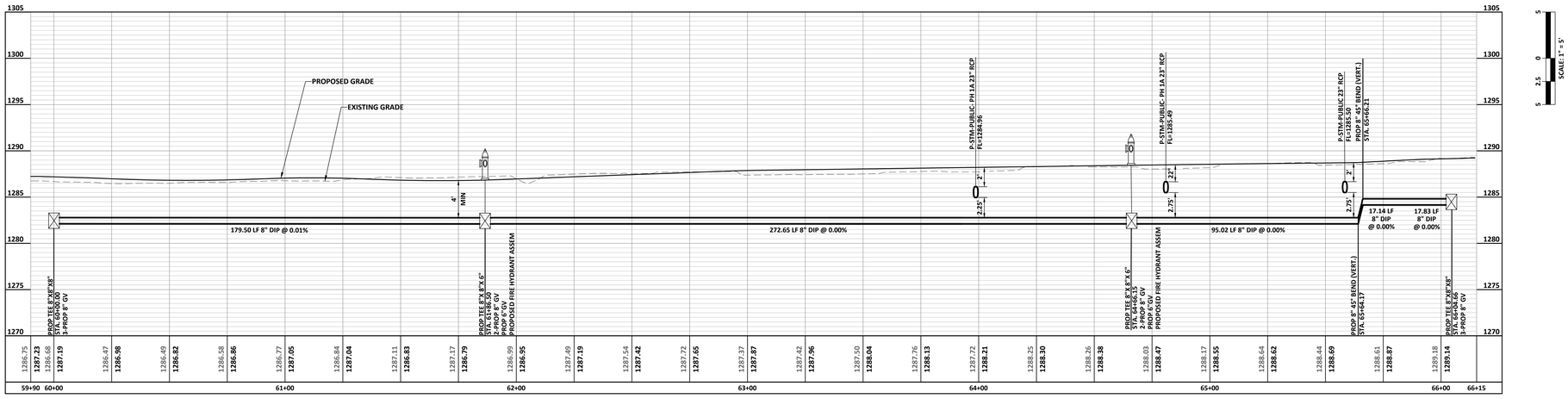
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- FDC
- LIMIT OF DISTURBANCE

KEY NOTES:

1 - FIRE HYDRANT (RE: 1/C10.003PH1)

HATCH LEGENDS:

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1 WATERLINE PROFILE LINE 6

1" = 20' (HORIZ) 1" = 5' (VERT)

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STEM UNIVERSITY - PUBLIC IMPROVEMENT PLANS - PHASE 1

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Engineer: TED T. VUONG, P.E.
P.E. Serial No.: 18208
Date: 07/17/2026
ASBL COA NO. 719

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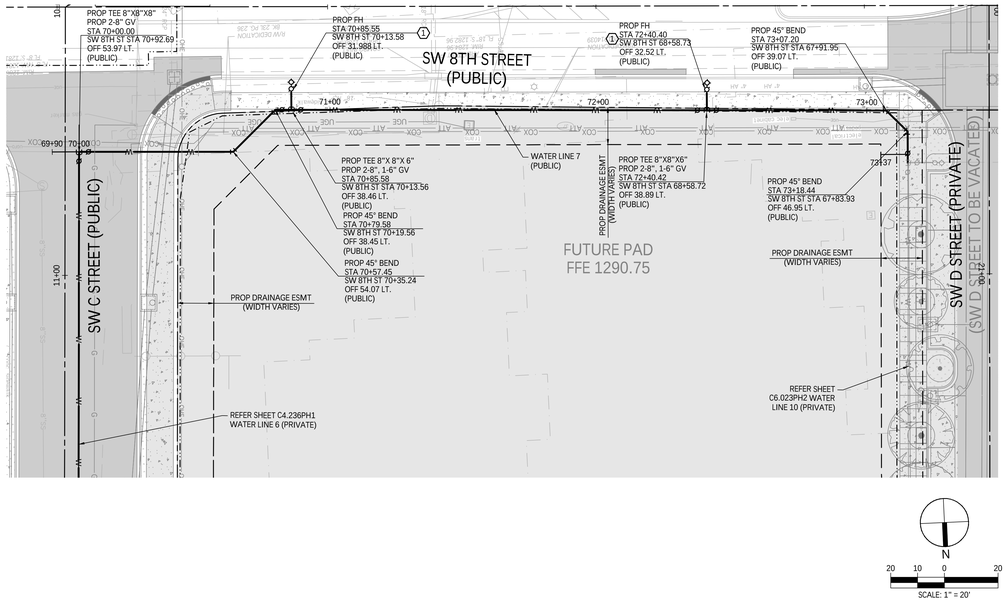
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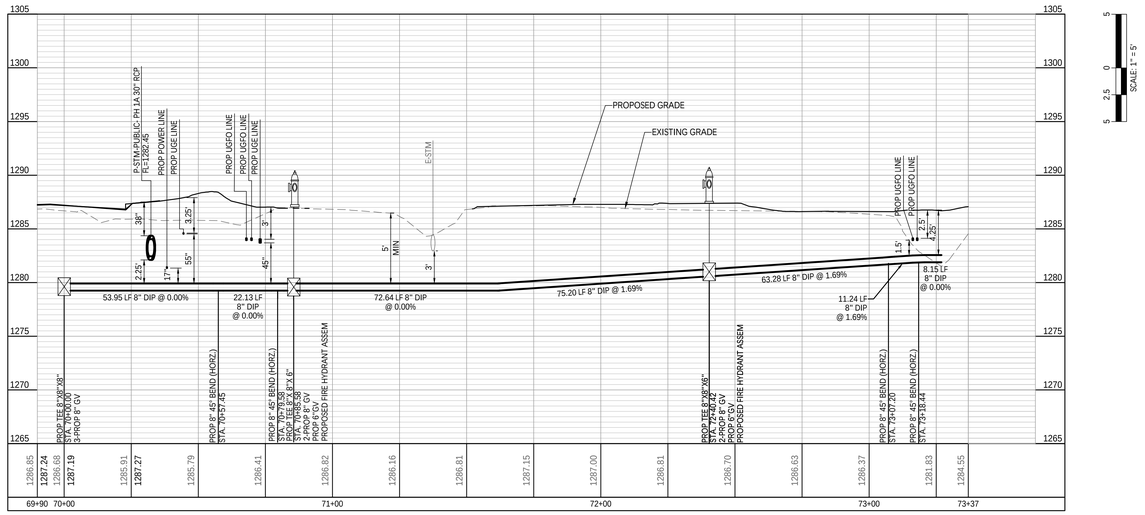
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1 WATERLINE PROFILE LINE 7

1" = 20' (HORIZ) 1" = 5' (VERT)

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KEY NOTES:

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HATCH LEGENDS:

SEPARATE PACKAGE

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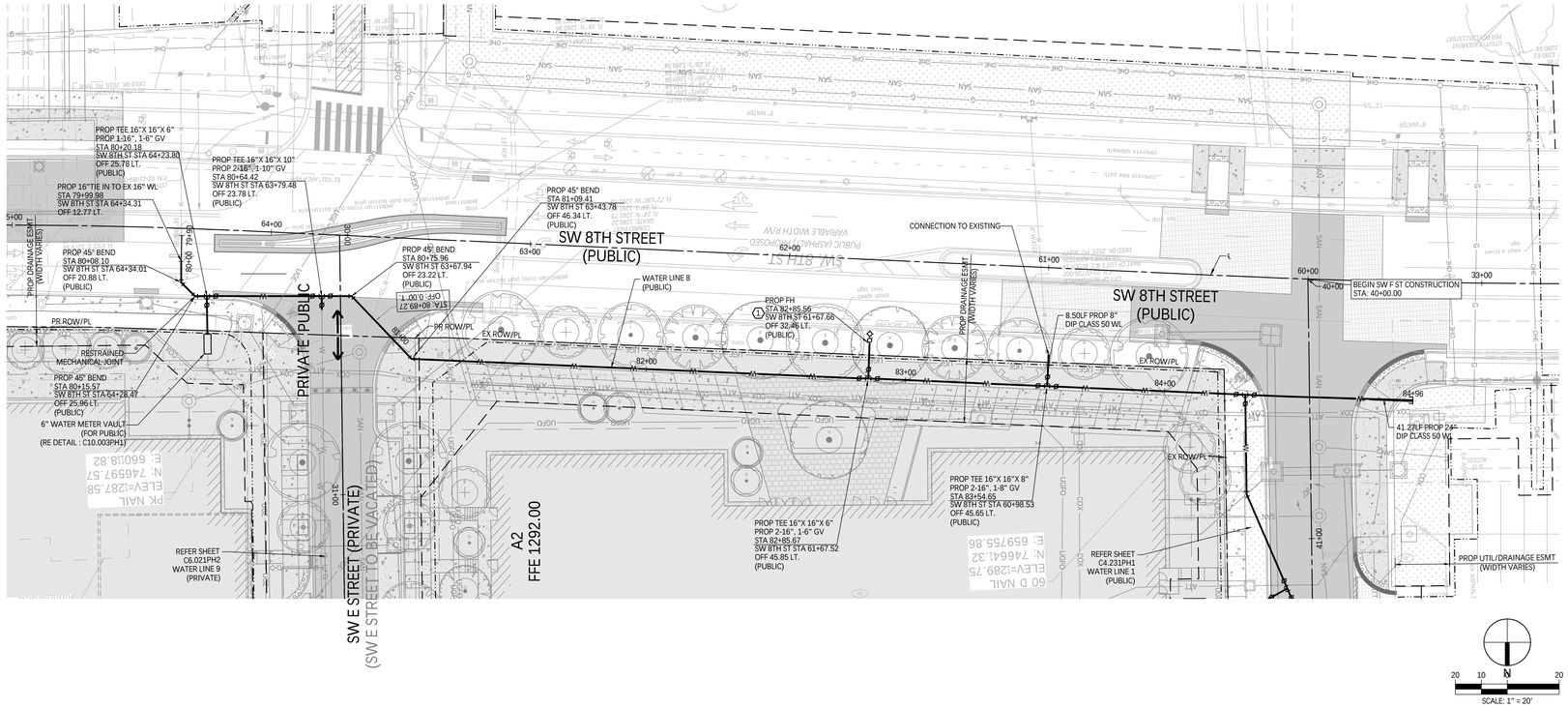
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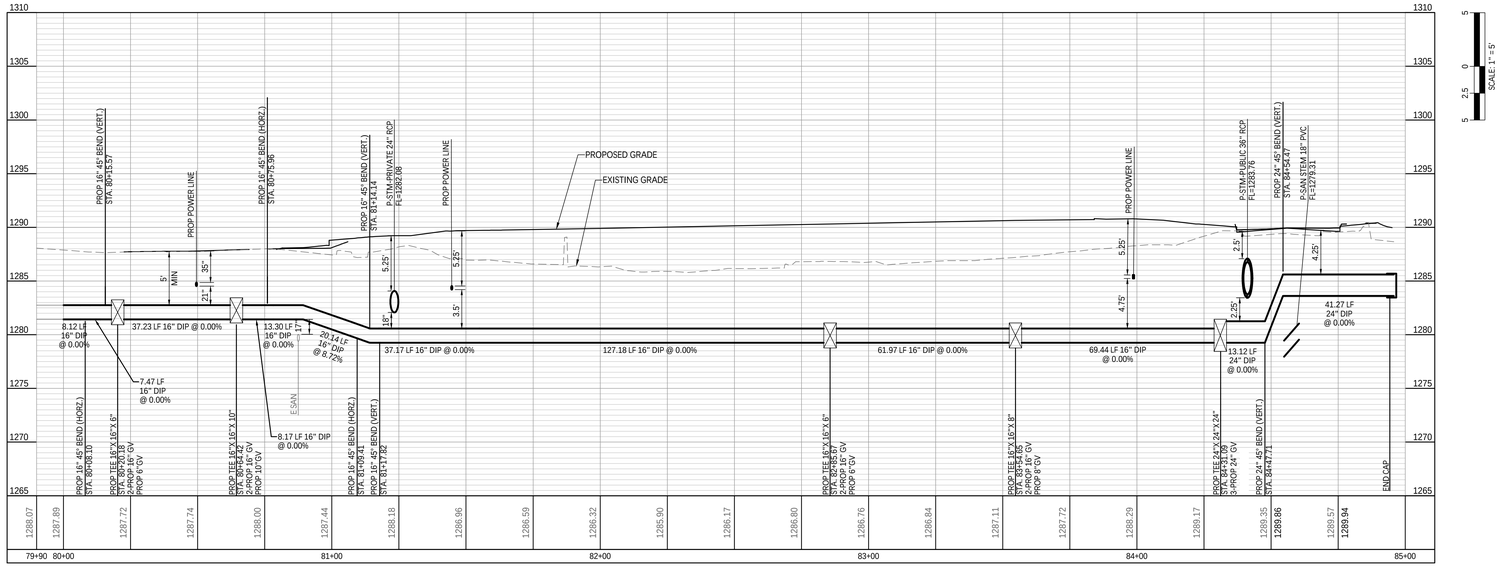
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1 WATERLINE PROFILE LINE 8
1" = 20' (HORIZ) 1" = 5' (VERT)

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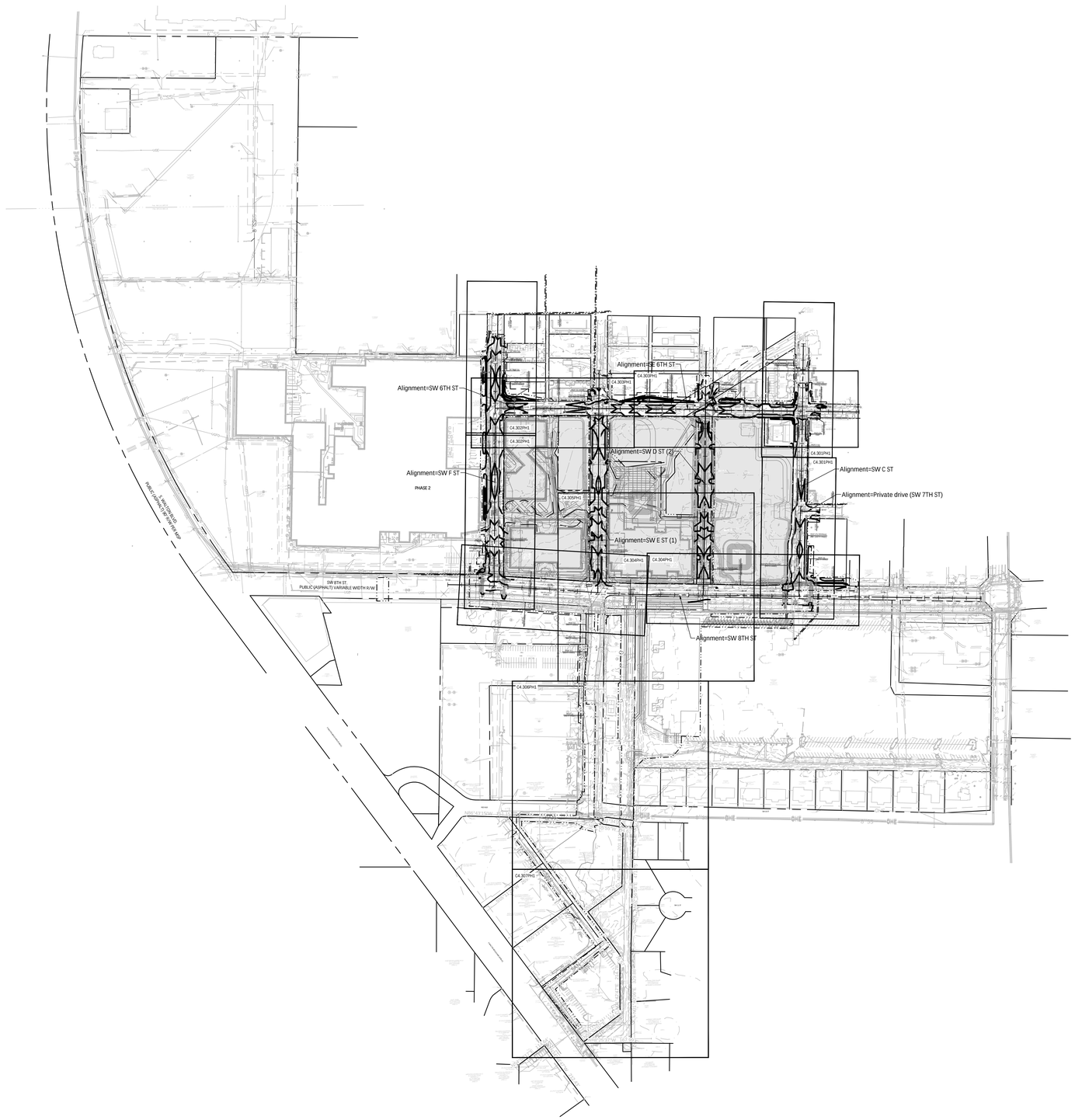
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150 75 0 150

SCALE: 1" = 150'

HATCH LEGENDS:

SEPARATE PACKAGE

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609 SW 8th St., Suite 600
Bentonville, Arkansas 72712

479.367.3250

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STEM UNIVERSITY - PUBLIC IMPROVEMENT PLANS - PHASE 1

INTERIM REVIEW ONLY

Document Incomplete: Not intended for permit or construction.

Engineer: TED T. VUONG, P.E.

P.E. Serial No.: 18208

Date: 07/17/2026

ASBL COA NO. 719

NO.	DATE	REVISION
1	02/18/2026	30% SD
2	04/27/2026	60% CD
3	05/17/2026	90% CD
4	06/17/2026	100% CD
5	07/17/2026	100% CD 2ND SUBMISSION

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M08-25007-00			
ORIGINAL ISSUE			DATE

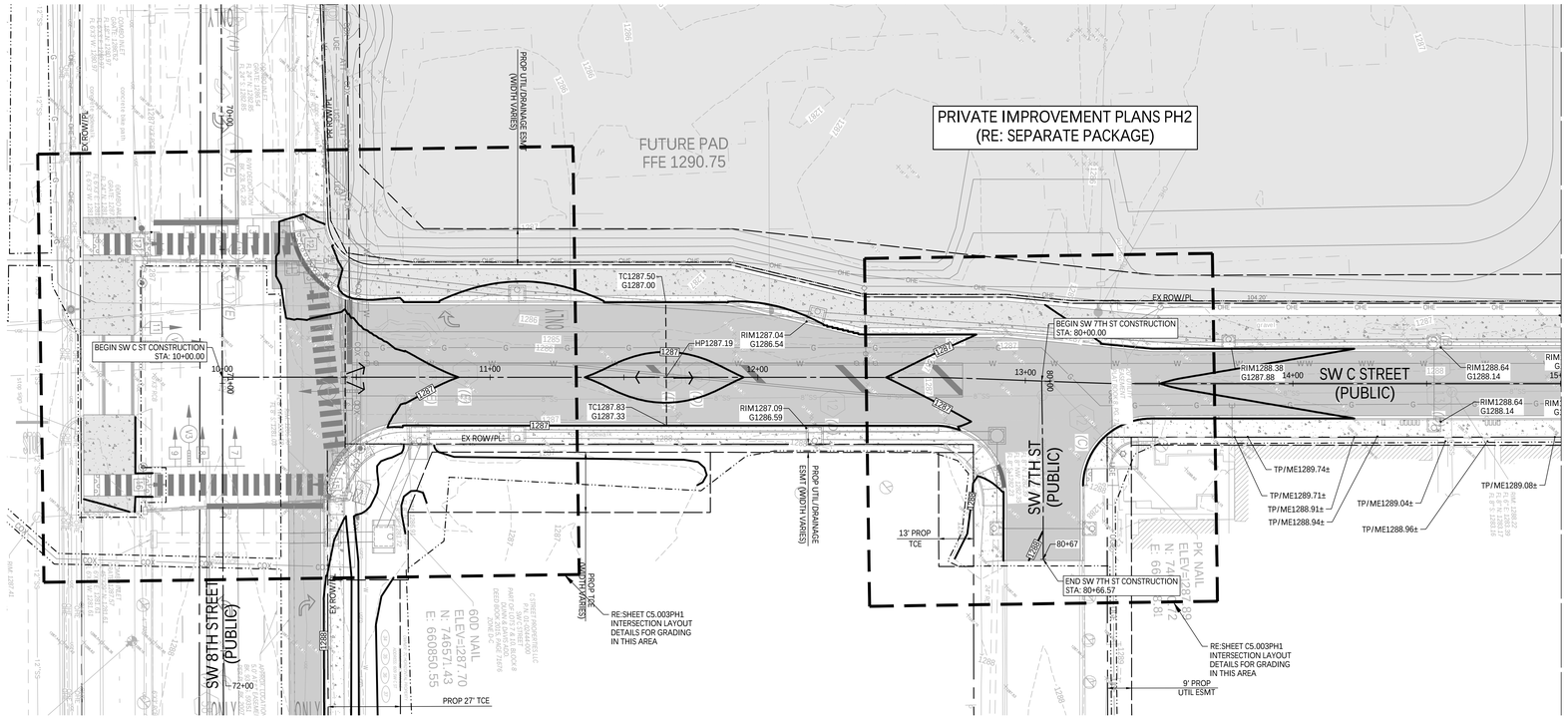
OVERALL GRADING PLAN - PUBLIC

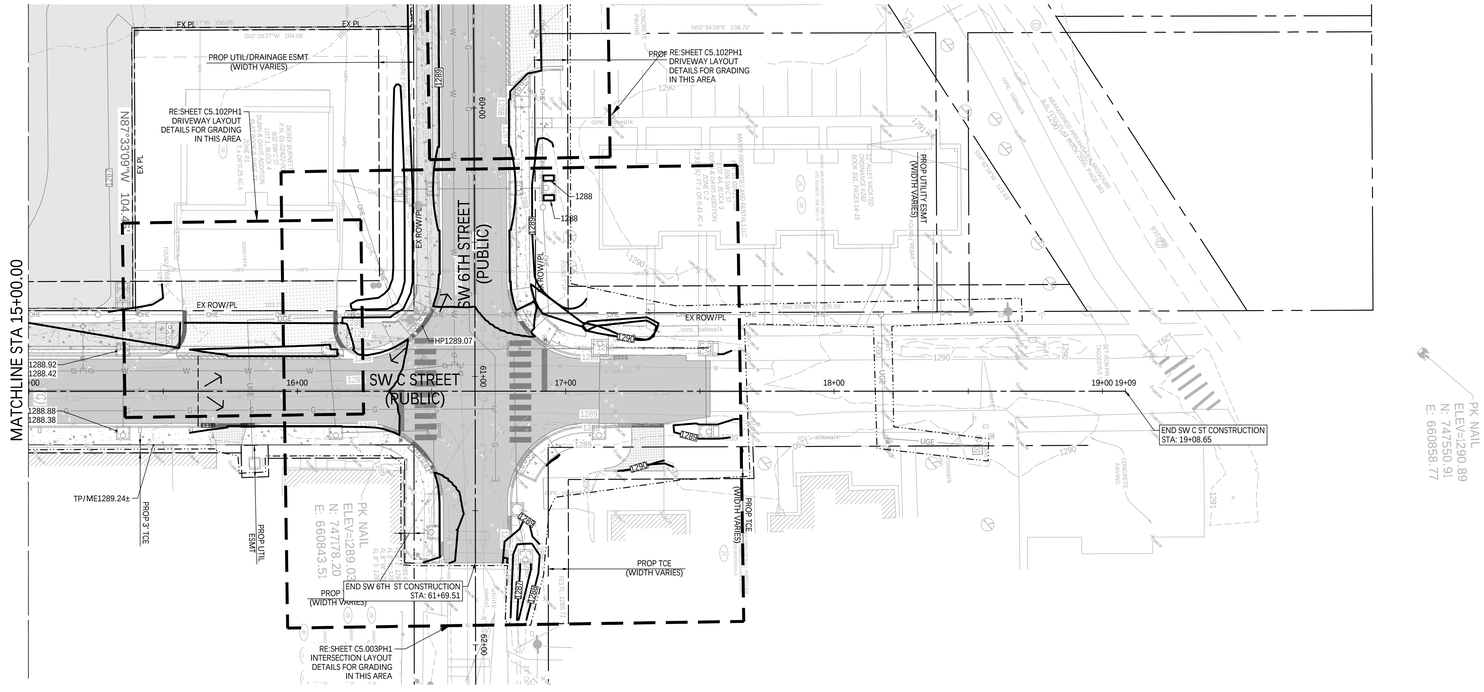
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CITY OF BENTONVILLE PROJECT NO.: LSD26-0030

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N

20 10 0 20

SCALE: 1" = 20'

GRADING LEGEND:

- TCXXX.XX - TOP OF CURB ELEVATION
- GXXX.XX - GUTTER ELEVATION
- XXX.XX - SPOT ELEVATION
- TWXXX.XX - TOP OF WALL ELEVATION
- BWXXX.XX - BOTTOM OF WALL ELEVATION
- HPXXX.XX - HIGH POINT
- LPXXX.XX - LOW POINT
- TGXXX.XX - TOP OF GRATE
- MEXXX.XX - MATCH EXISTING ELEVATION
- FLXXX.XX - FLOW LINE
- TPXXX.XX - TOP OF PAVEMENT
- RIMXXX.XX - RIM ELEVATION
- LIDXXX.XX - LID ELEVATION
- - FLOW ARROW
- XXX - PROPOSED CONTOUR
- XXX - EXISTING CONTOUR
- - RIDGE LINE/HIGHPOINT
- - LIMIT OF CONSTRUCTION
- - ROW/PL
- - FEMA BASE LEVEL ENGINEERING
- - 100YR FLOOD PLAIN ZONE X
- - TAPERED CURB TERMINATION (RE: 8/C7.001PH1)
- - RIBBON CURB PVMT EDGE (RE: 10/C7.001PH1)
- - FLAT DRIVEWAY CURB (RE: 4/C7.001PH1)
- - TURNDOWN CURB (RE: 7/C7.001PH1)
- - MODIFIED "DRY" TYPE A CURB (RE: 3/C7.001PH1)
- - TYPE "A" CONC CURB AND GUTTER (RE: 1/C7.001PH1)
- -TRANSITIONAL CURB
- -4" CONC MOUNTABLE CURB (RE:6/C7.001PH1)

SHEET NOTES:

A. CONTRACTOR TO GRADE LANDSCAPED AREA AT MINIMUM OF 5% SLOPE AWAY FROM BUILDING FOR AT LEAST 10 FEET BEYOND PERIMETER OF BUILDING

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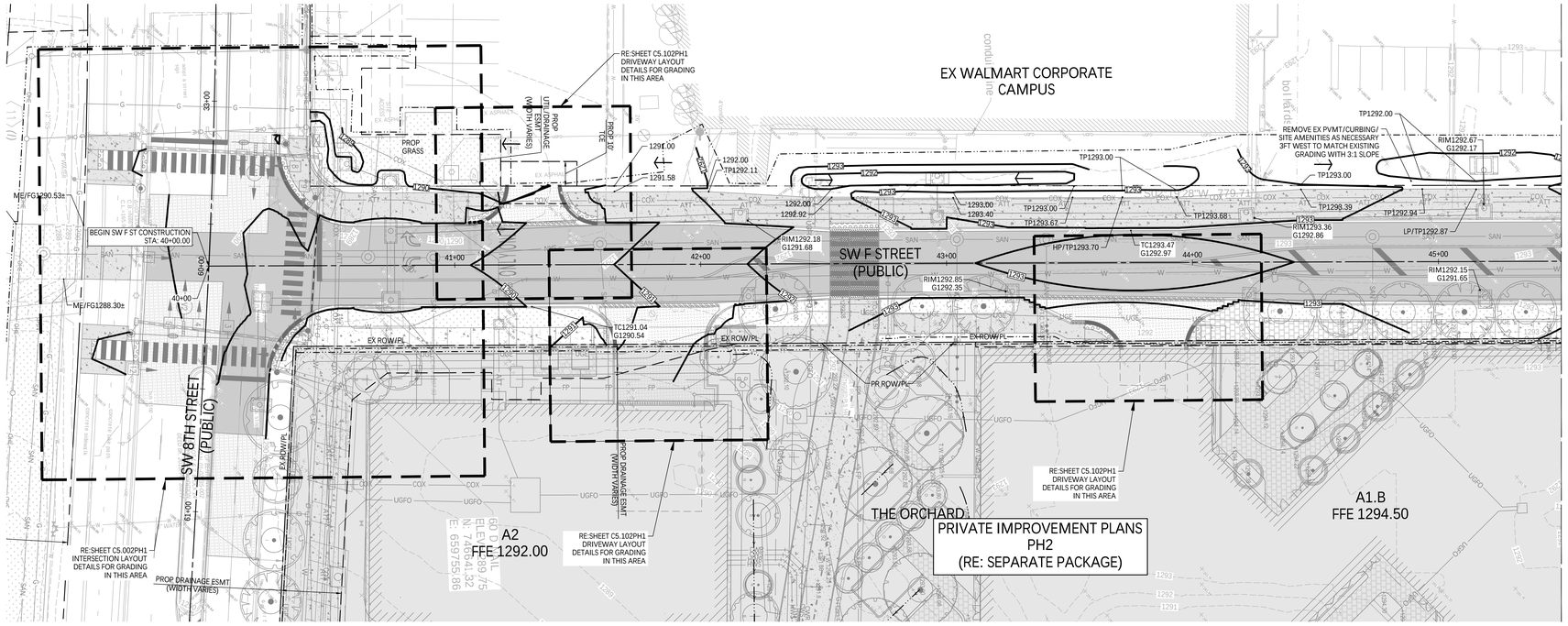
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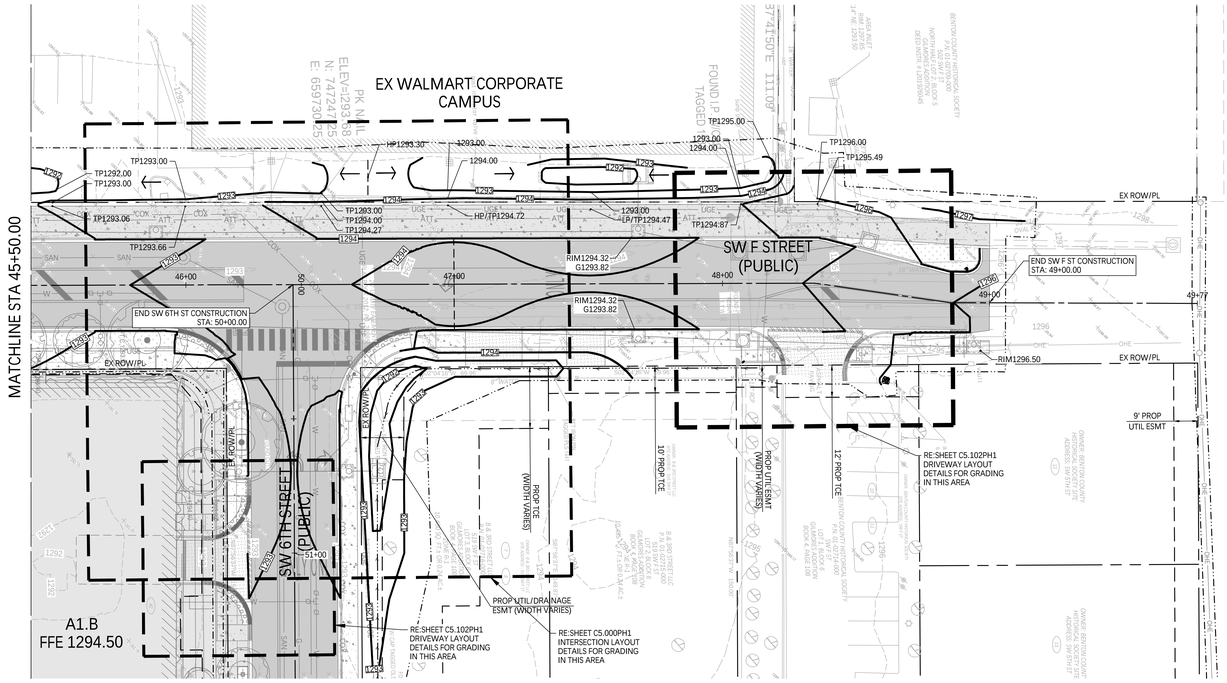
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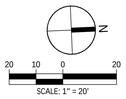
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GRADING LEGEND:

- TCXXX.XX - TOP OF CURB ELEVATION
- GXXX.XX - GUTTER ELEVATION
- XXX.XX - SPOT ELEVATION
- TWXXX.XX - TOP OF WALL ELEVATION
- BWXXX.XX - BOTTOM OF WALL ELEVATION
- HPXXX.XX - HIGH POINT
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- MEXXX.XX - MATCH EXISTING ELEVATION
- FLXXX.XX - FLOW LINE
- TPXXX.XX - TOP OF PAVEMENT
- RIMXXX.XX - RIM ELEVATION
- LIDXXX.XX - LID ELEVATION
- - FLOW ARROW
- XXX - PROPOSED CONTOUR
- XXX - EXISTING CONTOUR
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- - MODIFIED "DRY" TYPE A CURB (RE: 3/C7.001PH1)
- - TYPE "A" CONC CURB AND GUTTER (RE: 1/C7.001PH1)
- -TRANSITIONAL CURB
- -4" CONC MOUNTABLE CURB (RE:6/C7.001PH1)

SHEET NOTES:

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STEM UNIVERSITY - PUBLIC IMPROVEMENT PLANS - PHASE 1

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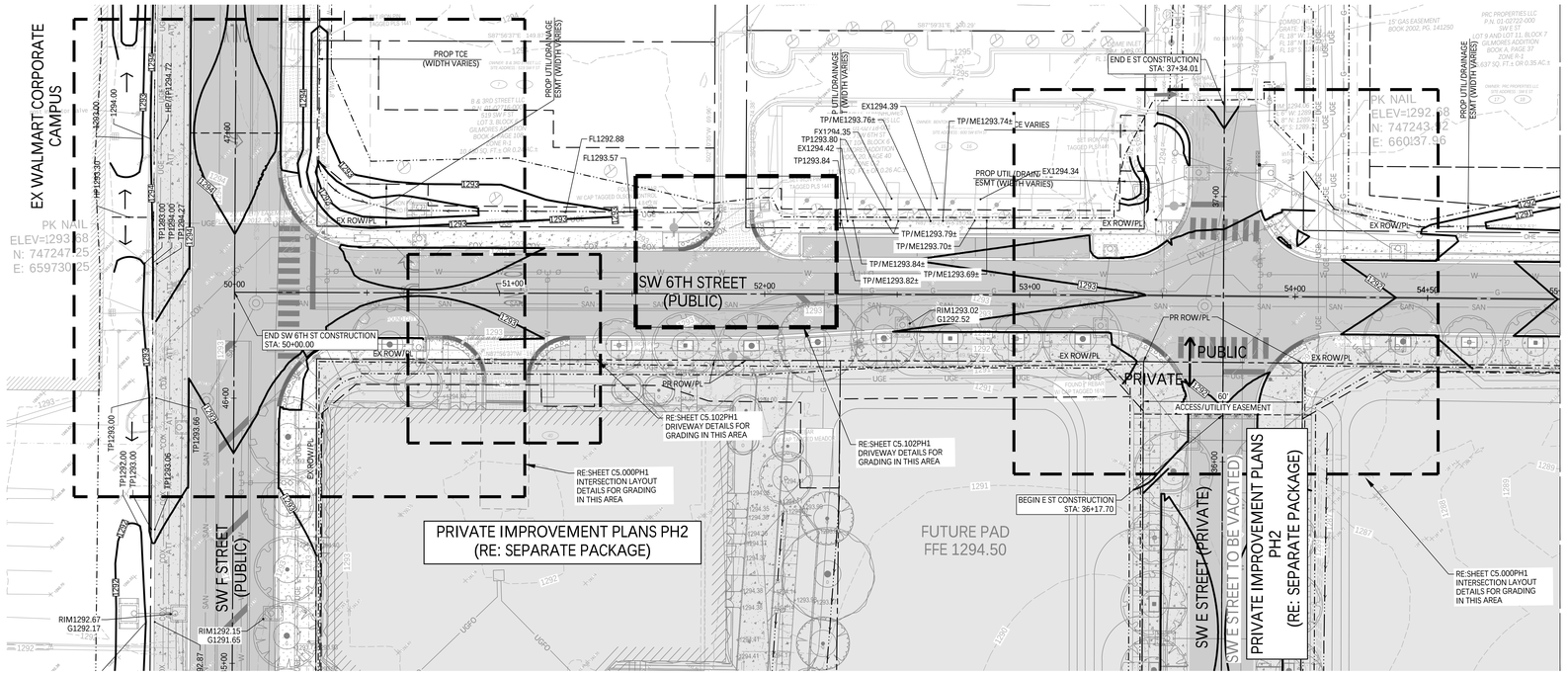
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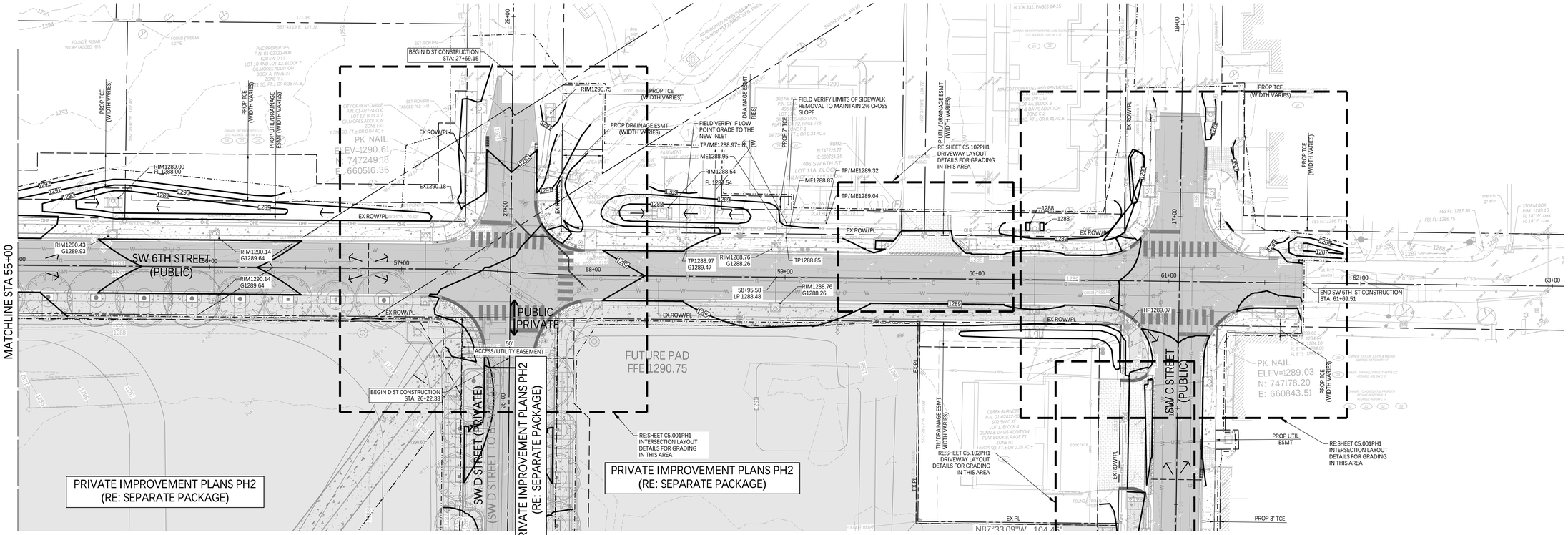
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N

20 10 0 20

SCALE: 1" = 20'

GRADING LEGEND:

- TCXXX.XX - TOP OF CURB ELEVATION
- GXXX.XX - GUTTER ELEVATION
- XXX.XX - SPOT ELEVATION
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- - MODIFIED "DRY" TYPE A CURB (RE: 3/C7.001PH1)
- - TYPE "A" CONC CURB AND GUTTER (RE: 1/C7.001PH1)
- -TRANSITIONAL CURB
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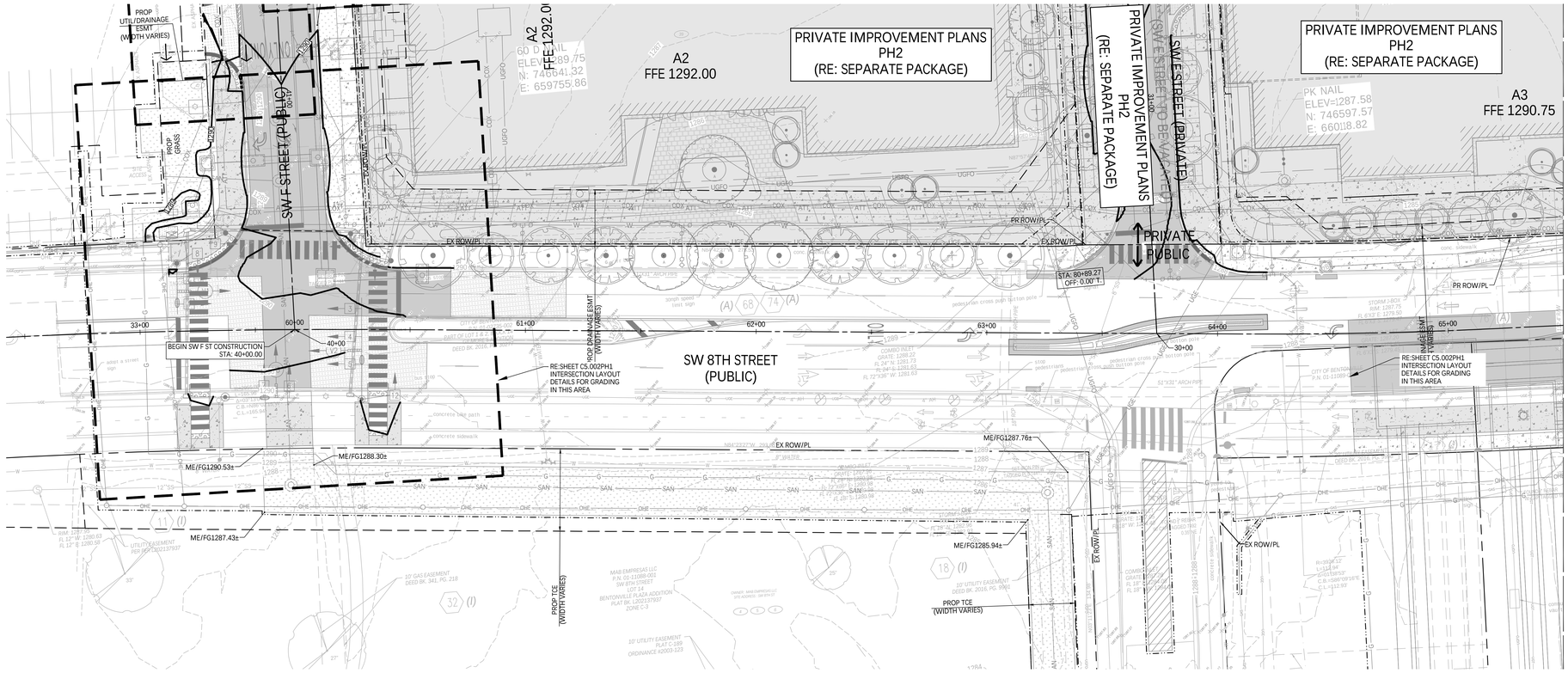
GRADING PLAN-6TH ST-PUBLIC

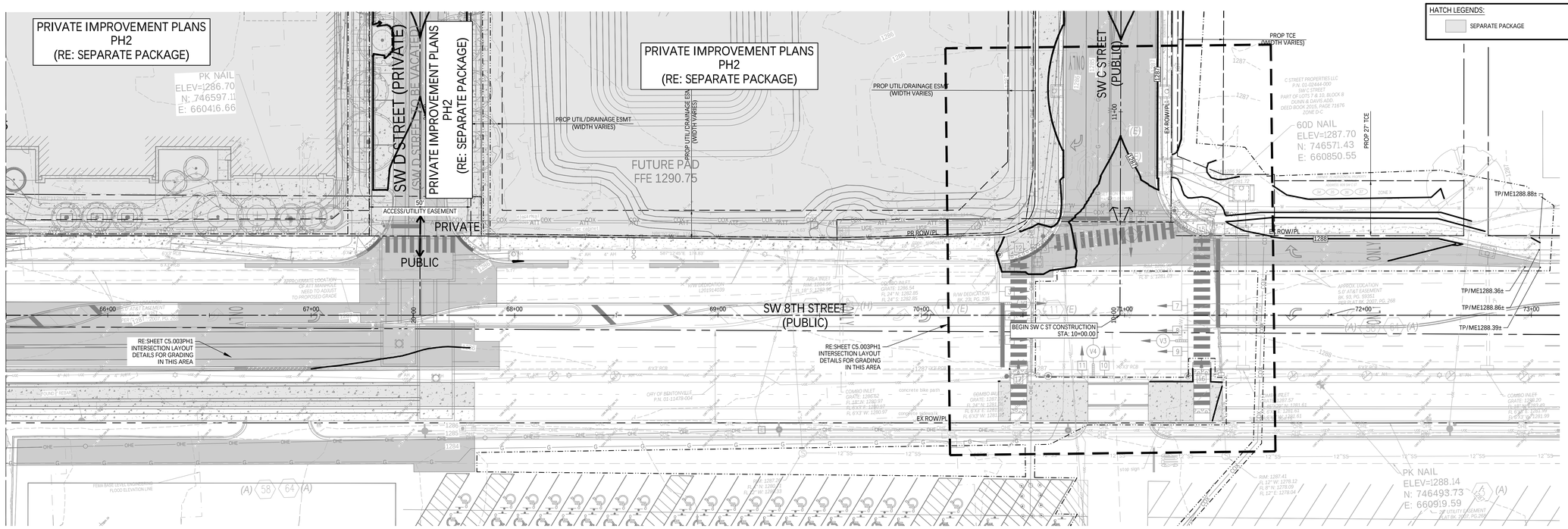
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20 10 0 20

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GRADING PLAN-8TH ST-PUBLIC

C4.304PH1

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N

20 10 0 20

SCALE: 1" = 20'

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OFFSITE GRADING PLAN-PUBLIC

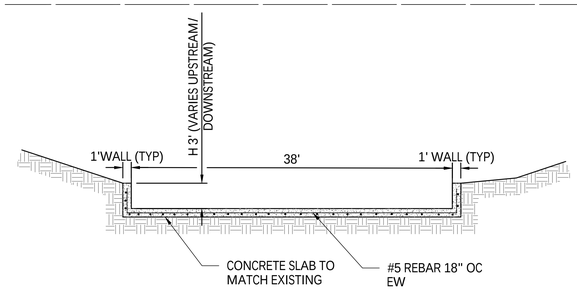
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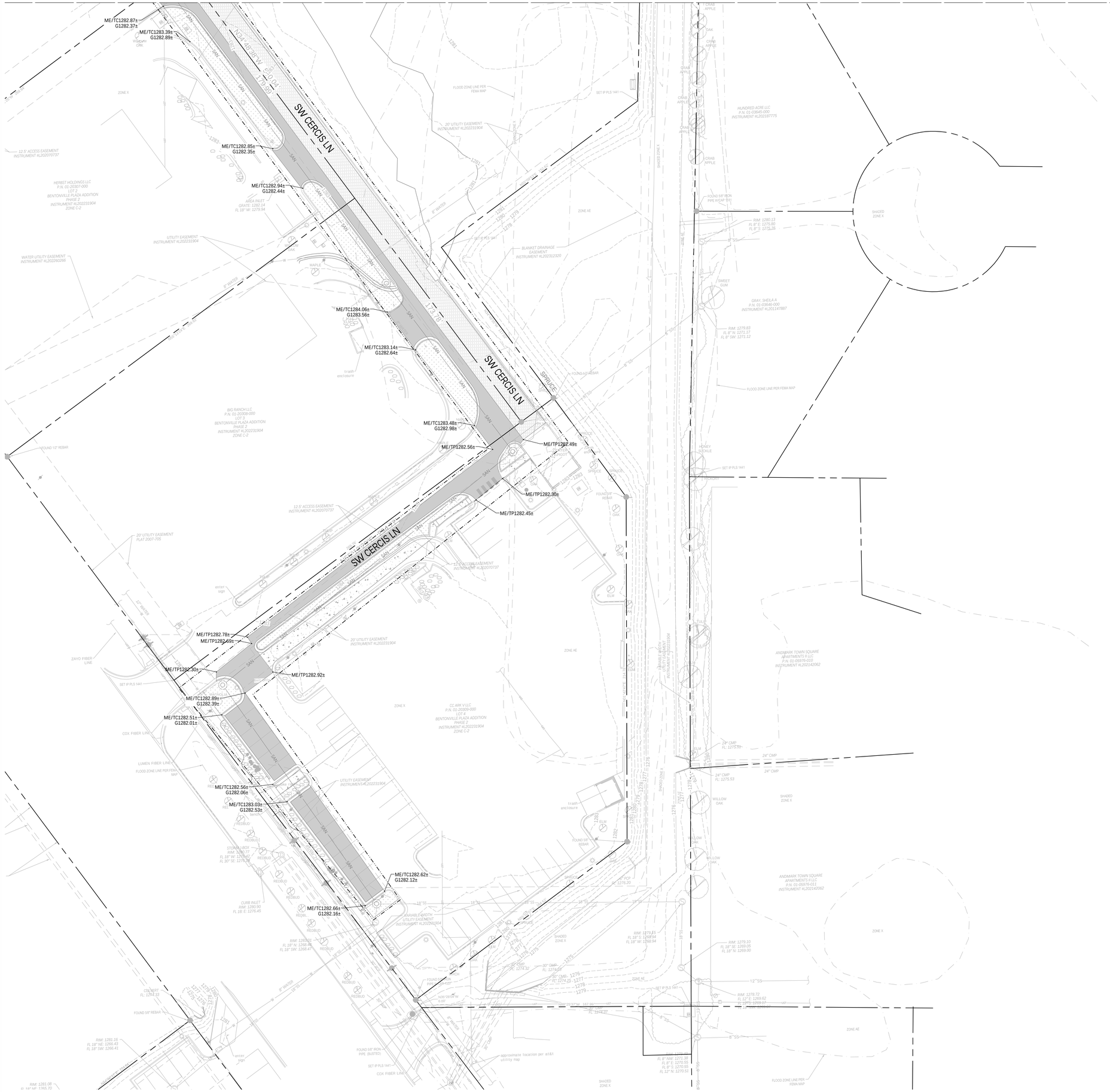
MATCHLINE SEE SHEET- C4.305PH1



1 CHANNEL SECTION A -A


PROP TCE (WIDTH VARIES)
ME/TP1284.72±
ME/TC1285.05± G1284.55±
ME/TC1284.55± G1284.05±
ME/TP1285.08±
ME/TP1285.23±
ME/TP1285.57±
ME/TP1285.70±
ME/TP1284.46±
ME/TP1285.14±
ME/TP1285.22±
ME/TP1285.75±
ME/TP1285.70±
ME/TP1284.57±
ME/TP1284.43±
ME/TP1284.13±
ME/TC1284.89± G1284.39±
ME/TC1284.34± G1283.84±
EMERGENCY OVERFLOW TOP OF BERM 1282.5
TW1281.24
TP1278.24
FL1278.24
TW1281.21
TP1278.21
FL1278.5
FG1284.00
FG1284.11
FL1279.00
TW1281.18
TP1278.18
FL1278.36
TW1281.18
TP1278.17
FL1278.46
TOP OF BERM 1283.2
TW1281.19
TP1278.17
TW1281.17
TP1278.17
PROP GREENRISE MODULAR VAULTS (H-20 UNDERGROUND DETENTION)~5.0AC-FT FL 1278.5 TOP 1282 (RE 1: C8.010PH1)
TOTAL PEAK(IN) Q274CFS Q(OUT)133CFS
Q165CFS (ONSITE)
ada parking sign
stop sign
concrete walk
concrete sidewalk
SW E STREET
ZONE AE
TP1278.14
TW1281.01
SW REDBUD DR
ME/TP1284.78±
ME/TC1285.40± G1284.90±
ME/TP1282.36±
ME/TP1282.14±
ME/TC1282.52± G1282.02±
ME/FG1280.57±
ME/TC1282.28± G1281.78±
ME/FG1281.23±
ME/TP1278.11±
TP1278.12
TW1281.12
TW1280.89
TP1278.12
TW1280.99
TP1278.11
TW1281.05
ME/TP1285.01±
ME/FG1283.04±
ME/FG1282.38±
ME/TP1284.22±
TC1284.76± G1284.26±
ME/FG1284.94±
ME/TP1283.92±
ME/TP1281.91±
ME/TP1281.47±
ME/TC1284.06± G1283.56±
ME/TC1284.33± G1283.83±
ME/TC1283.08± G1282.58±
ME/TC1282.72± G1282.22±
approximate location per at&t utility map
12.5' ACCESS EASEMENT INSTRUMENT #L202070737
VARIABLE WIDTH DRAINAGE EASEMENT INSTRUMENT #202312320
RH REDBUD LLC & ALIOTO 2021 TRUST/ CHRISTOPHER P.N. 01-20546-000 BENTONVILLE PLAZA ADDITION PHASE 3 INSTRUMENT #L202312320 ZONE C-2
BENTONVILLE 8TH STREET LLC P.N. 01-11088-000 LOT 10 BENTONVILLE PLAZA ADDITION DEED BK. 2016, PG. 146 ZONE C-3
BENTONVILLE 8TH STREET LLC P.N. 01-11089-000 SW 8TH STREET PART OF LOT 9 BENTONVILLE PLAZA ADD. DEED BK. 2016, PG. 145 ZONE C-3 79,402 SQ. FT.± OR 1.82 AC.±
CLAY, CHADWICK P.N. 01-03620-000 LOT 12 DEED BK. 2013, PG. 55601
TAYLOR, JAMES & STEPHANIE P.N. 01-03619-000 LOT 11 DEED BK. 55, PG. 55405
COMER, LORE P.N. 01-03618-000 LOT 10 DEED BK. 64, PG. 67950
BAKER REVOCABLE TRUST, SUZANNE H P.N. 02-03621-000 INSTRUMENT #L20134524
HACKBERRYS
ELM
OAK
WILLOW OAK
MAPLE
FOUND 1/2" IRON PIPE W/CAP 1000
FOUND 5/8" REBAR W/ CAP TAGGED 1427
FOUND 1/2" REBAR W/ CAP TAGGED 1339
FOUND 1/2" IRON PIPE W/CAP 1000
STORM I-BOX RIM: 1282.75 FL 18" N: 1279.58 FL 18" N: 1279.55 FL 24" W: 1279.20 FL 24" E: 1279.05
STORM I-BOX RIM: 1283.25 FL 24" N: 1279.40 FL 24" W: 1279.38 FL 24" E: 1279.37
CURB INLET RIM: 1283.25 FL 24" N: 1279.47 FL 24" S: 1279.44
CURB INLET RIM: 1283.20 FL 18" W: 1281.87 FL 18" S: 1281.84
CURB INLET RIM: 1280.20 FL 24" W: 1276.33 FL 24" E: 1276.30
CURB INLET RIM: 1280.20 FL 24" N: 1276.63 FL 24" W: 1276.60
STORM I-BOX RIM: 1285.00 FL 24" W: 1280.14 FL 12" W: 1280.10 FL 24" S: 1280.03
ZONE X (0.2% CHANCE FLOOD)
FEMA BASE LEVEL ENGINEERING FLOOD ELEVATION LINE
FLOOD ZONE LINE (TYP)
TENNIS COURT
UTILITY YARD
ASPHALT PAVING
CONCRETE SIDEWALK
WATER VALVE
WATER TRACER WIRE (TYP)
FES FL=1279.14
FES FL=1280.14
FES FL=1280.03
FES FL=1279.63
FES FL=1279.58
FES FL=1279.55
FES FL=1279.20
FES FL=1279.05
FES FL=1279.40
FES FL=1279.37
FES FL=1279.47
FES FL=1279.44
FES FL=1276.63
FES FL=1276.60
FES FL=1276.33
FES FL=1276.30
FES FL=1279.38
FES FL=1279.34
FES FL=1279.41

MATCHLINE SEE SHEET- C4.306PH1



GRADING LEGEND:

- TCXXX.XX - TOP OF CURB ELEVATION
- GXXX.XX - GUTTER ELEVATION
- XXX.XX - SPOT ELEVATION
- TWXXX.XX - TOP OF WALL ELEVATION
- BWXXX.XX - BOTTOM OF WALL ELEVATION
- HPXXX.XX - HIGH POINT
- LPXXX.XX - LOW POINT
- TGXXX.XX - TOP OF GRATE
- MEXXX.XX - MATCH EXISTING ELEVATION
- FLXXX.XX - FLOW LINE
- TPXXX.XX - TOP OF PAVEMENT
- RIMXXX.XX - RIM ELEVATION
- LIDXXX.XX - LID ELEVATION
- - FLOW ARROW
- XXX - PROPOSED CONTOUR
- XXX - EXISTING CONTOUR
- - RIDGE LINE/HIGHPOINT
- - LIMIT OF CONSTRUCTION
- - ROW/PL
- - FEMA BASE LEVEL ENGINEERING
- - 100YR FLOOD PLAIN ZONE X
- - TAPERED CURB TERMINATION (RE: 8/C7.001PH1)
- - RIBBON CURB PVMT EDGE (RE: 10/C7.001PH1)
- - FLAT DRIVEWAY CURB (RE: 4/C7.001PH1)
- - TURNDOWN CURB (RE: 7/C7.001PH1)
- - MODIFIED "DRY" TYPE A CURB (RE: 3/C7.001PH1)
- - TYPE "A" CONC CURB AND GUTTER (RE: 1/C7.001PH1)
- -TRANSITIONAL CURB
- -4" CONC MOUNTABLE CURB (RE:6/C7.001PH1)

SHEET NOTES:

A. CONTRACTOR TO GRADE LANDSCAPED AREA AT MINIMUM OF 5% SLOPE AWAY FROM BUILDING FOR AT LEAST 10 FEET BEYOND PERIMETER OF BUILDING

HATCH LEGENDS:

- SEPARATE PACKAGE

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STEM UNIVERSITY - PUBLIC IMPROVEMENT PLANS - PHASE 1

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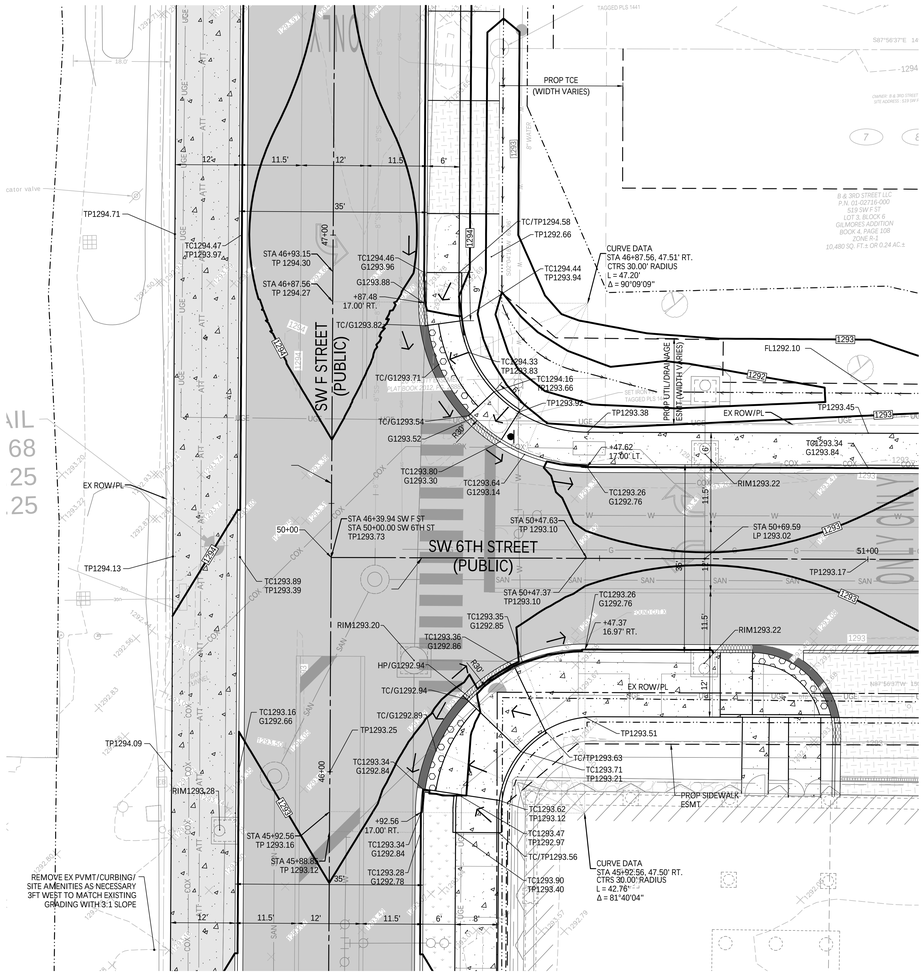
OFFSITE GRADING PLAN-PUBLIC

C4.307PH1

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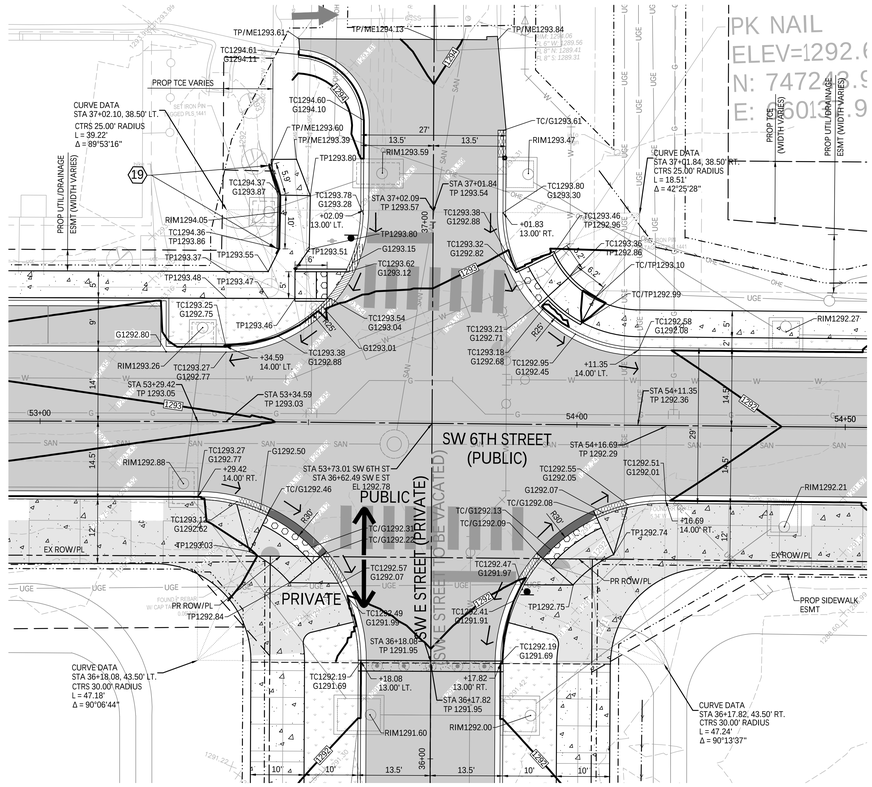
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SW 6TH STREET (PUBLIC)
SW F STREET (PUBLIC)
INTERSECTION

1



SW 6TH STREET (PUBLIC)
SW E STREET (PRIVATE)
INTERSECTION

2

Key Notes:

1. TURN DOWN CURB (RE: 7/C7.001PH1)
2. TYPE A CURB (RE: 1/C7.001PH1)

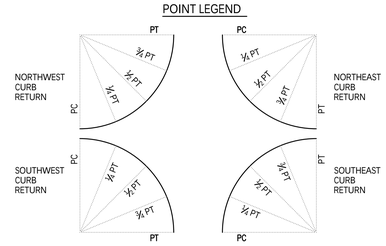
GRADING LEGEND:

- TCXXX.XX - TOP OF CURB ELEVATION
- LCXXX.XX - LIP OF CURB ELEVATION
- GXXX.XX - GUTTER ELEVATION
- XXX.XX - SPOT ELEVATION
- TWXXX.XX - TOP OF WALL ELEVATION
- BWXXX.XX - BOTTOM OF WALL ELEVATION
- HPXXX.XX - HIGH POINT
- LPXXX.XX - LOW POINT
- TGXXX.XX - TOP OF GRATE
- MEXXX.XX - MATCH EXISTING ELEVATION
- FLXXX.XX - FLOW LEVEL
- - FLOW ARROW
- XXX - PROPOSED CONTOUR
- XXX - EXISTING CONTOUR
- - RIDGE LINE/HIGHPOINT
- - LIMIT OF CONSTRUCTION
- - ROW/PL
- (1) ROADWAY PAVEMENT (FLEXIBLE HEAVY DUTY) (RE: 3B/C7.002PH1)
- (2) COMMERCIAL DRIVE ENTRANCE (RE:13/C7.001PH1)
- (3) CONCRETE SIDEWALK (RE:1/C7.002PH1)
- (4) LANDSCAPE AREA
- (15) SEPARATE PACKAGE
- (16) TAPERED CURB TERMINATION (RE: 8/C7.001PH1)
- (17) RIBBON CURB PVMT EDGE (RE: 10/C7.001PH1)
- (18) FLAT CURB (RE: 4/C7.001PH1)
- (19) TURNDOWN CURB (RE: 7/C7.001PH1)
- (20) MODIFIED "DRY"TYPE A CURB (RE: 3/C7.001PH1)
- (21) TRANSITIONAL CURB
- (22) 4" FREE STANDING CONCRETE MOUNTABLE CURB AND GUTTER (RE:8/C7.001PH1)
- (23) CORE DRILL WITH RUBBER GASKET AND GROUTING STORM PENETRATION
- (26) TYPE "A" CONC CURB AND GUTTER (RE: 1/C7.001PH1)
- (27) SHARED USE PATH (RE: 2/C7.002PH1)
- (28) MILL AND OVERLAY
- (29) MODIFIED CURB AT DRIVE
- (30) FREE STANDING CURB AND GUTTER (RE:2/C7.001PH1)
- (31) DETECTABLE WARNING DEVICE
- (32) 100YR FLOOD PLAIN ZONE X
- (33) RESIDENTIAL DRIVE ENTRANCE
- (34) GRAVEL (RE: LANDSCAPE PLANS FOR DETAILS)
- (35) PAVERS (RE: LANDSCAPE PLANS FOR DETAILS)

Notes:

1. ALL CONCRETE SIDEWALKS AND SIDEWALK RAMPS ARE TO BE CONSTRUCTED TO MEET THE MOST CURRENT ADA MINIMUM REQUIREMENTS.
2. ADJUST EXISTING STRUCTURES TO PROPOSED GRADE ELEVATIONS

POINT LEGEND



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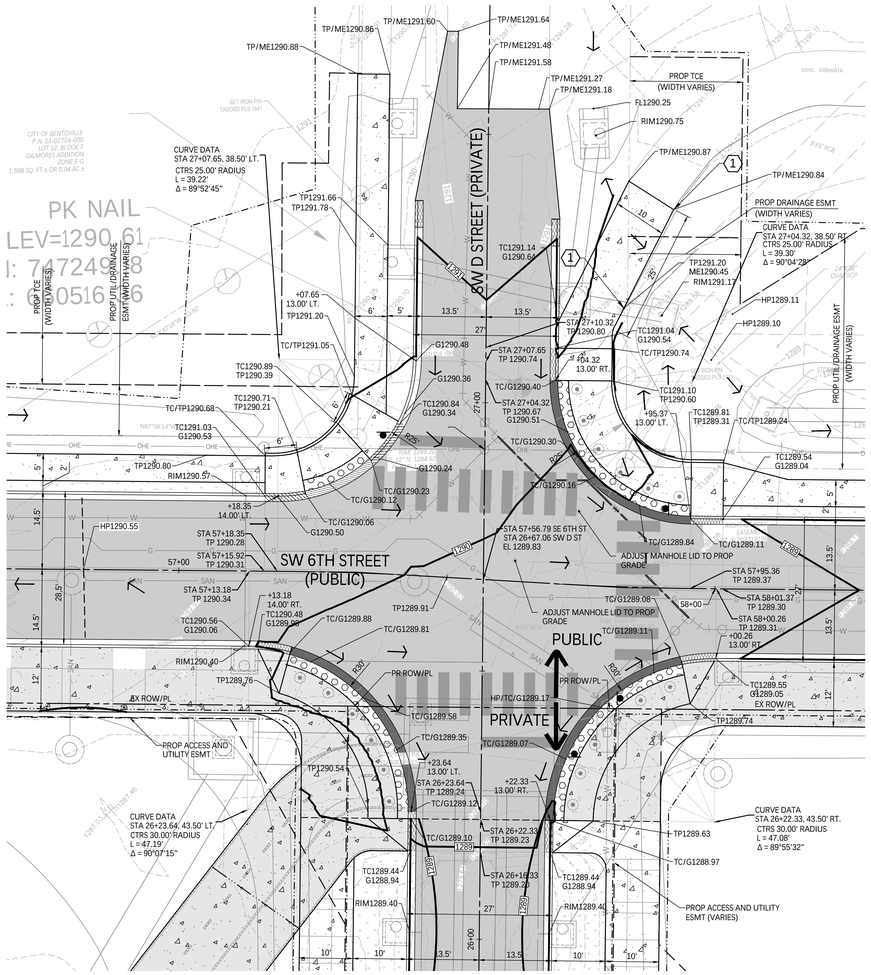
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C5.000PH1

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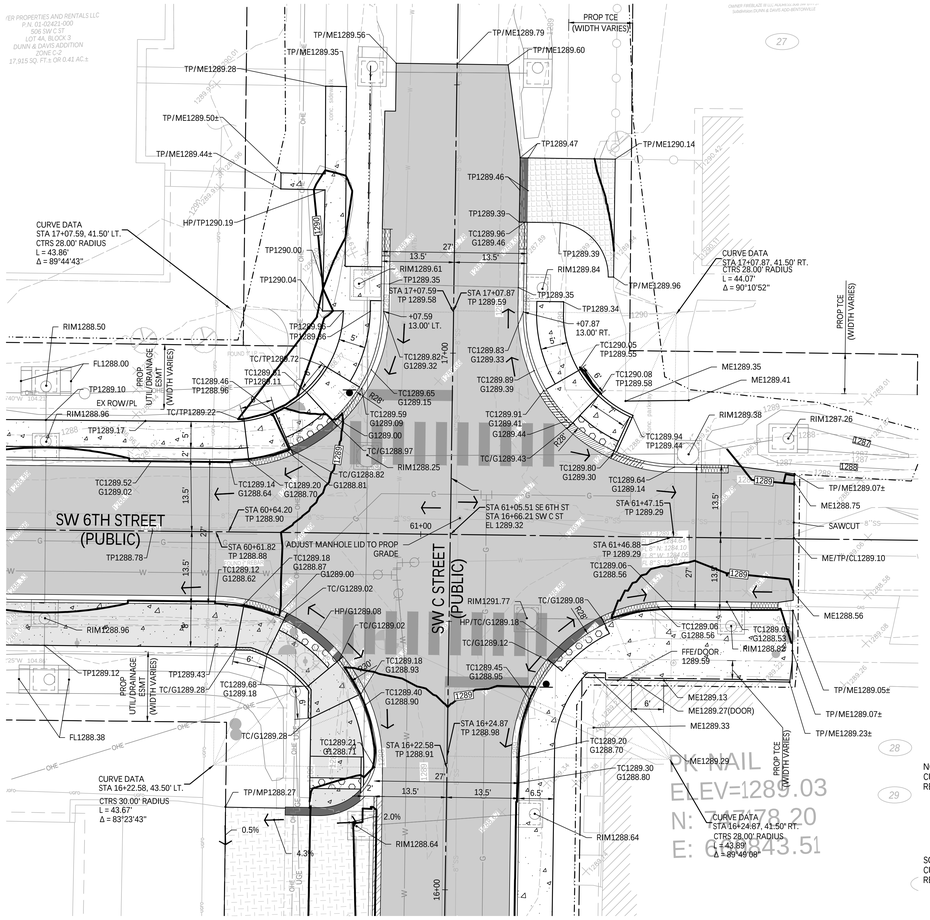
SW 6TH STREET (PUBLIC) SW D STREET (PRIVATE) INTERSECTION

3

N

10 5 0 10

SCALE: 1" = 10'



SW 6TH STREET (PUBLIC) SW C STREET (PRIVATE) INTERSECTION

4

N

10 5 0 10

SCALE: 1" = 10'

N

10 5 0 10

SCALE: 1" = 10'

Key Notes:

1. TURN DOWN CURB (RE: 7/C7.001PH1)
2. TYPE A CURB (RE: 1/C7.001PH1)

GRADING LEGEND:

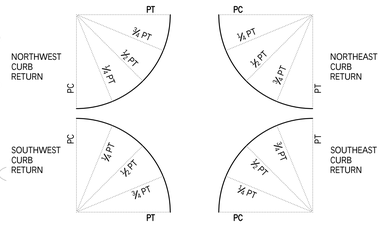
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- GXXX.XX - GUTTER ELEVATION
- XXX.XX - SPOT ELEVATION
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- TGXXX.XX - TOP OF GRATE
- MEXXX.XX - MATCH EXISTING ELEVATION
- FLXXX.XX - FLOW LEVEL
- - FLOW ARROW
- XXX - PROPOSED CONTOUR
- XXX - EXISTING CONTOUR
- - RIDGE LINE/HIGHPOINT
- - LIMIT OF CONSTRUCTION
- - ROW/PL

1. ROADWAY PAVEMENT (FLEXIBLE HEAVY DUTY) (RE: 3B/C7.002PH1)
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3. CONCRETE SIDEWALK (RE:1/C7.002PH1)
4. LANDSCAPE AREA
5. SEPARATE PACKAGE
6. TAPERED CURB TERMINATION (RE: 8/C7.001PH1)
7. RIBBON CURB PVMT EDGE (RE: 10/C7.001PH1)
8. FLAT CURB (RE: 4/C7.001PH1)
9. TURNDOWN CURB (RE: 7/C7.001PH1)
10. MODIFIED "DRY"TYPE A CURB (RE: 3/C7.001PH1)
11. TRANSITIONAL CURB
12. 4" FREE STANDING CONCRETE MOUNTABLE CURB AND GUTTER (RE:6/C7.001PH1)
13. CORE DRILL WITH RUBBER GASKET AND GROUTING STORM PENETRATION
14. TYPE "A" CONC CURB AND GUTTER (RE: 1/C7.001PH1)
15. SHARED USE PATH (RE: 2/C7.002PH1)
16. MILL AND OVERLAY
17. MODIFIED CURB AT DRIVE
18. FREE STANDING CURB AND GUTTER (RE:2/C7.001PH1)
19. DETECTABLE WARNING DEVICE
20. 100YR FLOOD PLAIN ZONE X
21. RESIDENTIAL DRIVE ENTRANCE
22. GRAVEL (RE: LANDSCAPE PLANS FOR DETAILS)
23. PAVERS (RE: LANDSCAPE PLANS FOR DETAILS)

Notes:

1. ALL CONCRETE SIDEWALKS AND SIDEWALK RAMPS ARE TO BE CONSTRUCTED TO MEET THE MOST CURRENT ADA MINIMUM REQUIREMENTS.
2. ADJUST EXISTING STRUCTURES TO PROPOSED GRADE ELEVATIONS

POINT LEGEND



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STEM UNIVERSITY - PUBLIC IMPROVEMENT PLANS - PHASE 1

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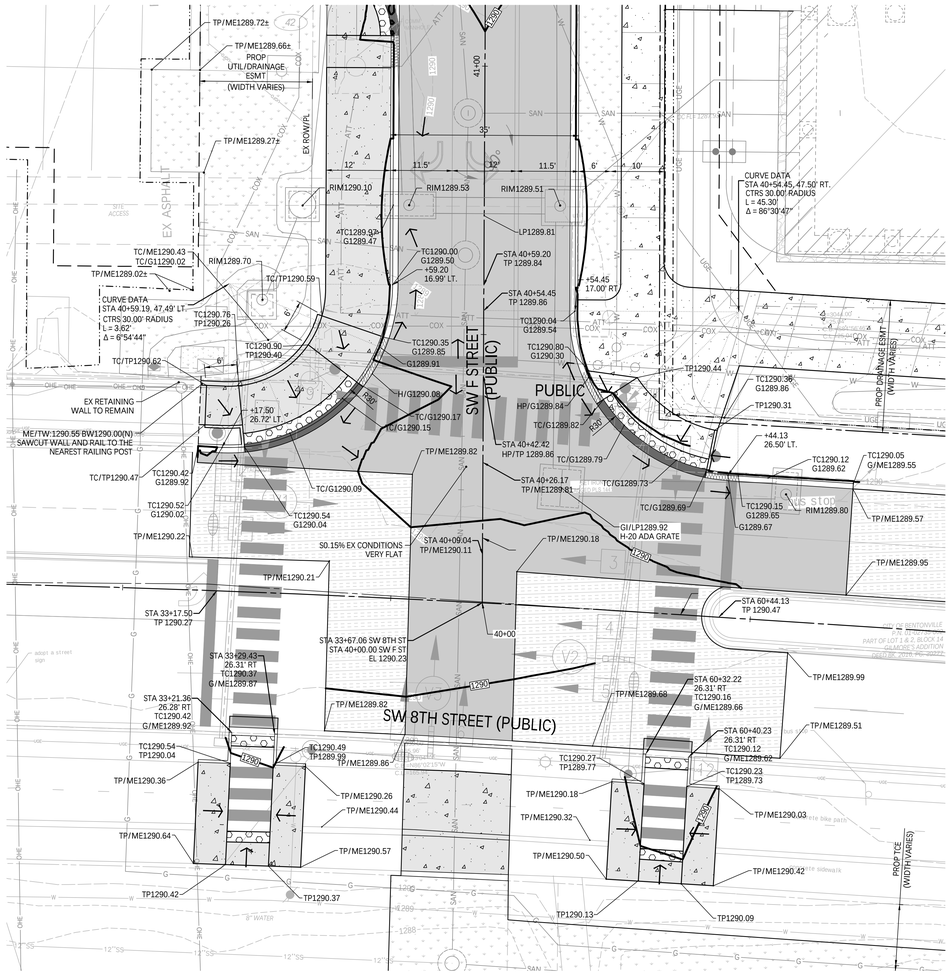
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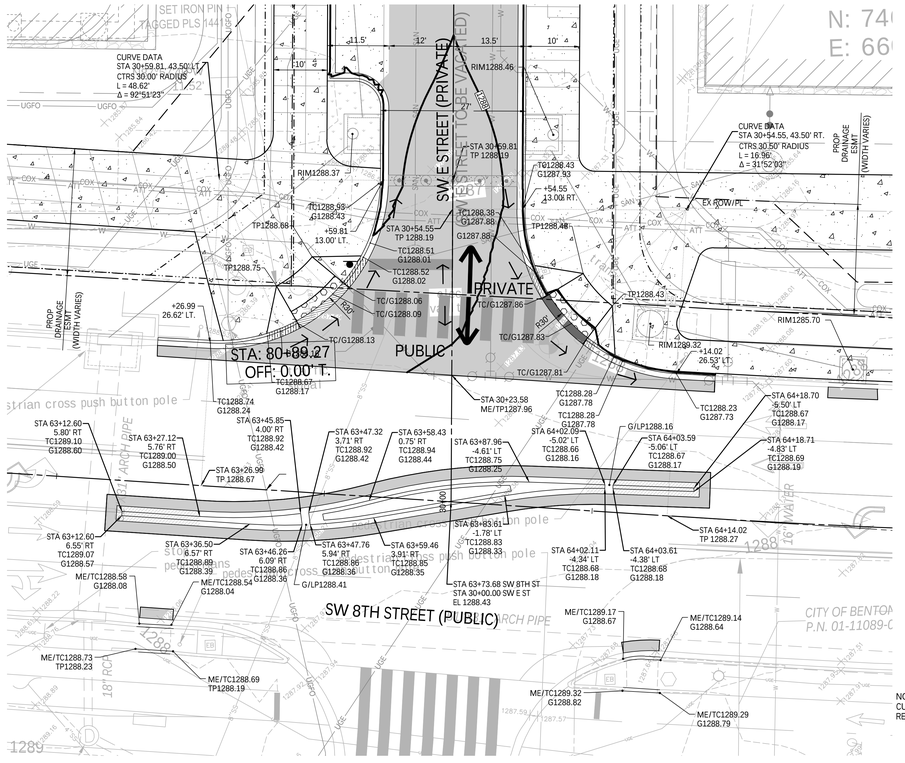
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5 SW 8TH STREET (PUBLIC) SW F STREET (PUBLIC) INTERSECTION

SCALE: 1" = 10'

6 SW 8TH STREET (PUBLIC) SW E STREET (PRIVATE) INTERSECTION

SCALE: 1" = 10'

N

10 5 0 10

SCALE: 1" = 10'

Key Notes:

1. TURN DOWN CURB (RE: 7/C7.001PH1)
2. TYPE A CURB (RE: 1/C7.001PH1)

GRADING LEGEND:

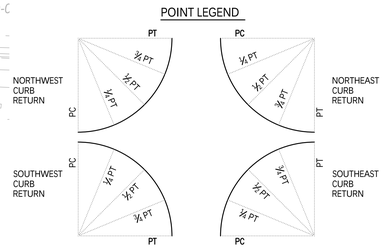
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- XXX.XX - SPOT ELEVATION
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- HPXXX.XX - HIGH POINT
- LPXXX.XX - LOW POINT
- TGXXX.XX - TOP OF GRATE
- MEXXX.XX - MATCH EXISTING ELEVATION
- FLXXX.XX - FLOW LEVEL
- FLOW ARROW
- XXX - PROPOSED CONTOUR
- XXX - EXISTING CONTOUR
- RIDGE LINE/HIGHPOINT
- LIMIT OF CONSTRUCTION
- ROW/PL

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3. CONCRETE SIDEWALK (RE:1/C7.002PH1)
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18. FLAT CURB (RE: 4/C7.001PH1)
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20. MODIFIED "DRY"TYPE A CURB (RE: 3/C7.001PH1)
21. TRANSITIONAL CURB
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26. TYPE "A" CONC CURB AND GUTTER (RE: 1/C7.001PH1)
27. SHARED USE PATH (RE: 2/C7.002PH1)
28. MILL AND OVERLAY
29. MODIFIED CURB AT DRIVE
30. FREE STANDING CURB AND GUTTER (RE:2/C7.001PH1)
31. DETECTABLE WARNING DEVICE
32. 100YR FLOOD PLAIN ZONE X
33. RESIDENTIAL DRIVE ENTRANCE
34. GRAVEL (RE: LANDSCAPE PLANS FOR DETAILS)
35. PAVERS (RE: LANDSCAPE PLANS FOR DETAILS)

Notes:

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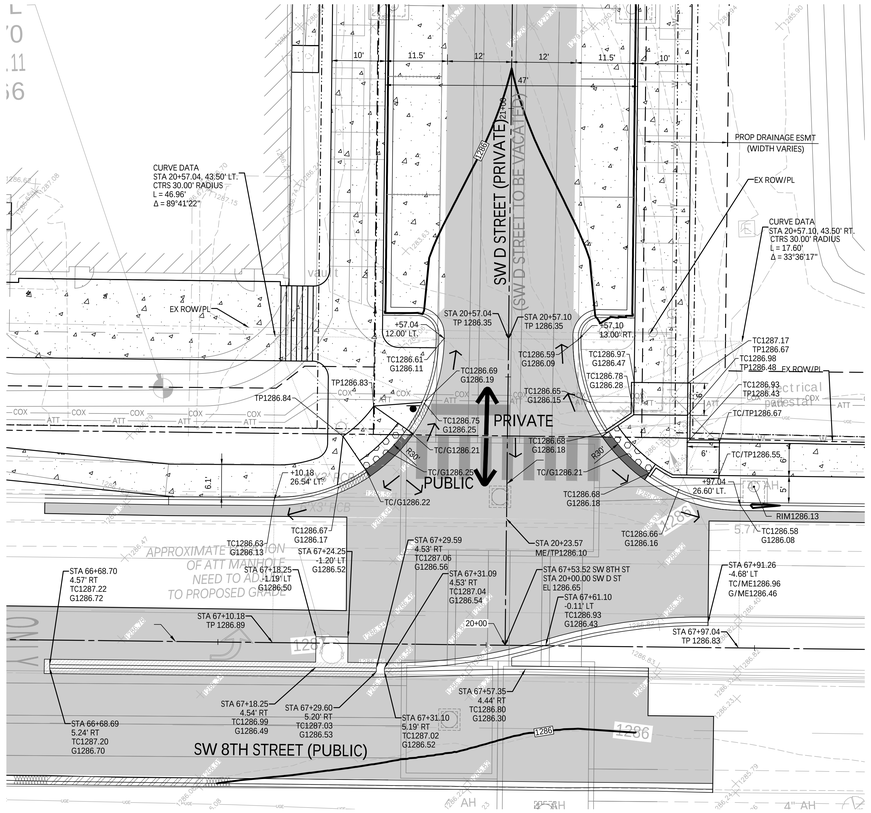
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C5.002PH1

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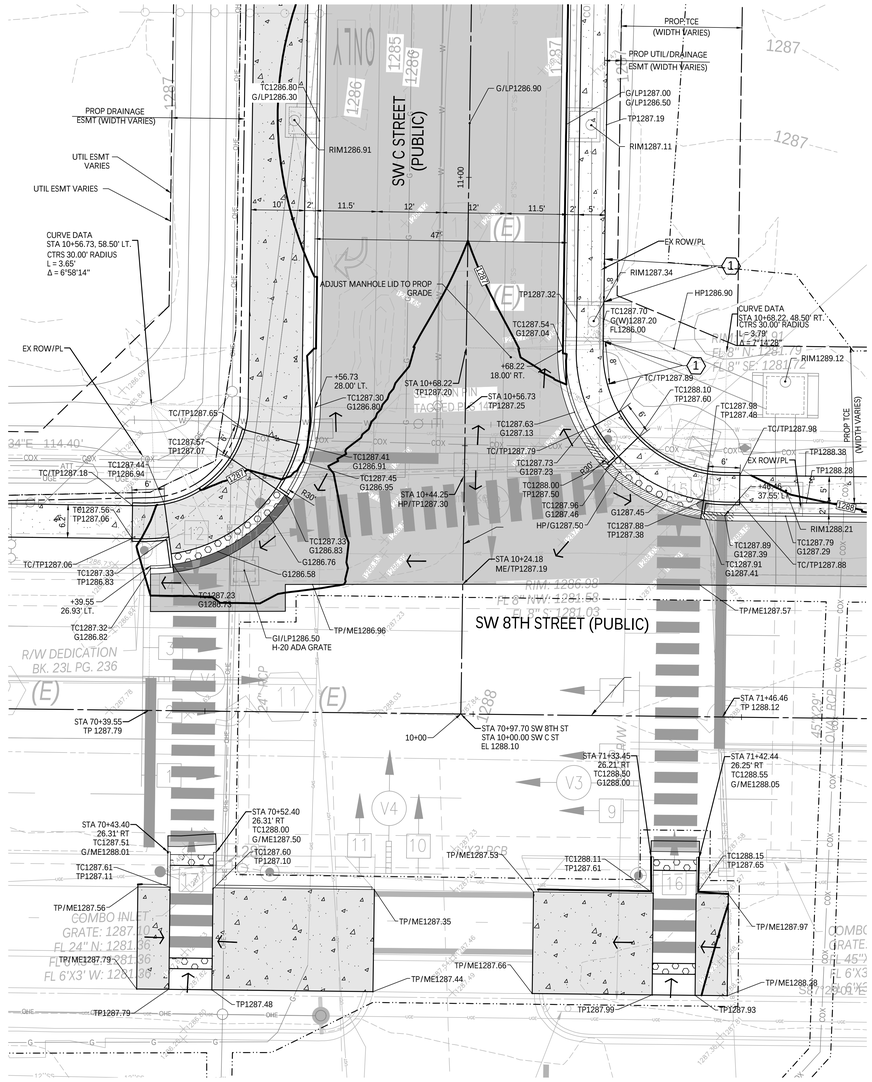
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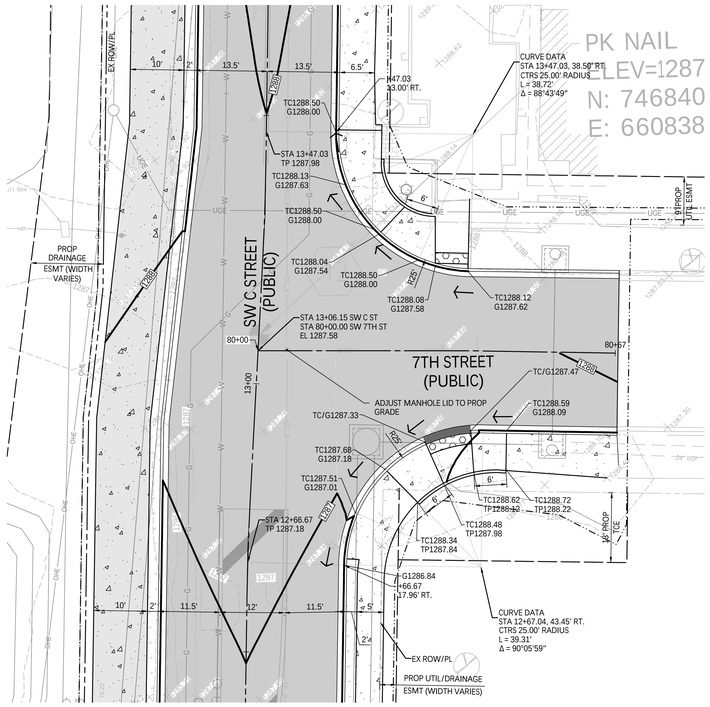
7 SW 8TH STREET (PUBLIC)
SW D STREET (PRIVATE)
INTERSECTION

SCALE: 1" = 10'



8 SW 8TH STREET (PUBLIC)
SW D STREET (PRIVATE)
INTERSECTION

SCALE: 1" = 10'



9 SW C STREET (PUBLIC)
SW 7TH STREET (PRIVATE)
INTERSECTION

SCALE: 1" = 10'

N

10 5 0 10

SCALE: 1" = 10'

Key Notes:

1. TURN DOWN CURB (RE: 7/C7.001PH1)
2. TYPE A CURB (RE: 1/C7.001PH1)

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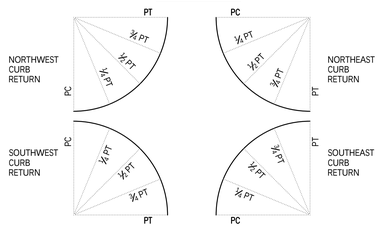
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- - RIDGE LINE/HIGHPOINT
- - LIMIT OF CONSTRUCTION
- - ROW/PL

1. ROADWAY PAVEMENT (FLEXIBLE HEAVY DUTY) (RE: 3B/C7.002PH1)
2. COMMERCIAL DRIVE ENTRANCE (RE:13/C7.001PH1)
3. CONCRETE SIDEWALK (RE:1/C7.002PH1)
4. LANDSCAPE AREA
15. SEPARATE PACKAGE
16. TAPERED CURB TERMINATION (RE: 8/C7.001PH1)
17. RIBBON CURB PVMT EDGE (RE: 10/C7.001PH1)
18. FLAT CURB (RE: 4/C7.001PH1)
19. TURNDOWN CURB (RE: 7/C7.001PH1)
20. MODIFIED "DRY"TYPE A CURB (RE: 3/C7.001PH1)
21. TRANSITIONAL CURB
22. 4" FREE STANDING CONCRETE MOUNTABLE CURB AND GUTTER (RE:6/C7.001PH1)
23. CORE DRILL WITH RUBBER GASKET AND GROUTING STORM PENETRATION
26. TYPE "A" CONC CURB AND GUTTER (RE: 1/C7.001PH1)
27. SHARED USE PATH (RE: 2/C7.002PH1)
28. MILL AND OVERLAY
29. MODIFIED CURB AT DRIVE
30. FREE STANDING CURB AND GUTTER (RE:2/C7.001PH1)
31. DETECTABLE WARNING DEVICE
32. 100YR FLOOD PLAIN ZONE X
33. RESIDENTIAL DRIVE ENTRANCE
34. GRAVEL (RE: LANDSCAPE PLANS FOR DETAILS)
35. PAVERS (RE: LANDSCAPE PLANS FOR DETAILS)

Notes:

1. ALL CONCRETE SIDEWALKS AND SIDEWALK RAMPS ARE TO BE CONSTRUCTED TO MEET THE MOST CURRENT ADA MINIMUM REQUIREMENTS.
2. ADJUST EXISTING STRUCTURES TO PROPOSED GRADE ELEVATIONS

POINT LEGEND



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STEM UNIVERSITY - PUBLIC IMPROVEMENT PLANS - PHASE 1

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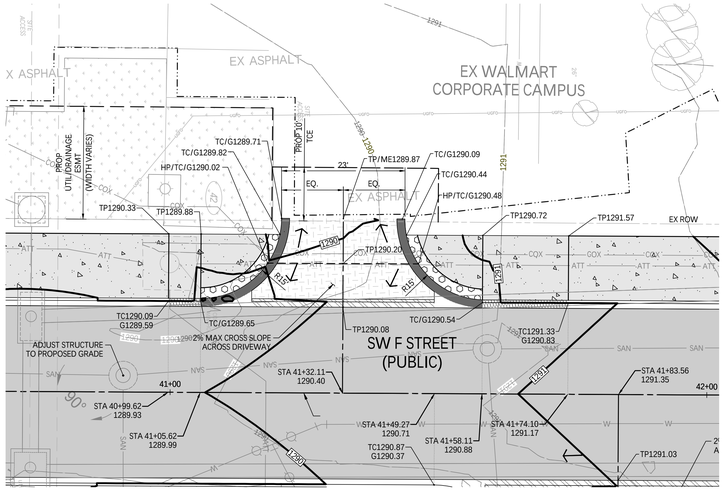
INTERSECTION LAYOUT DETAILS - PUBLIC

C5.003PH1

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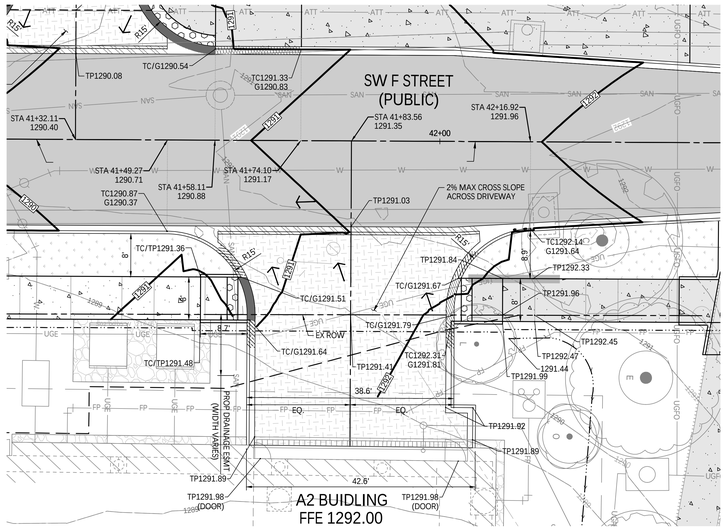
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1 SW F STREET STA 41+32.11

10 5 0 10

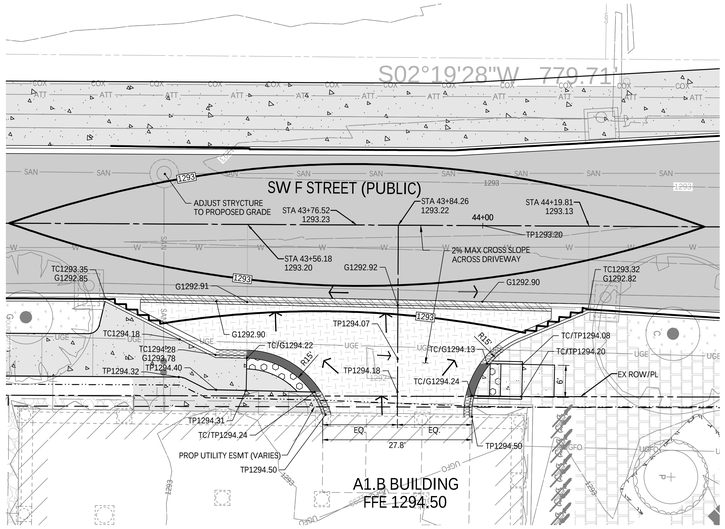
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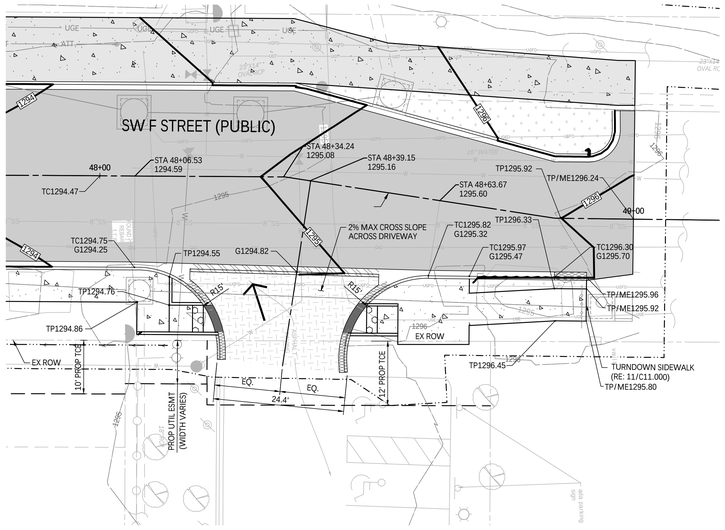
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3 SW F STREET STA 43+84.26

10 5 0 10

SCALE: 1" = 10'



4 SW F STREET STA 48+39.15

10 5 0 10

SCALE: 1" = 10'

NOTES:

1. ALL CONCRETE SIDEWALKS AND SIDEWALK RAMPS ARE TO BE CONSTRUCTED TO MEET THE MOST CURRENT ADA MINIMUM REQUIREMENTS.
2. CONTRACTOR TO ADJUST STRUCTURES TO PROPESED GRADE

GRADING LEGEND:

- TCXXX.XX - TOP OF CURB ELEVATION
- LCXXX.XX - LIP OF CURB ELEVATION
- GXXX.XX - GUTTER ELEVATION
- XXX.XX - SPOT ELEVATION
- TWXXX.XX - TOP OF WALL ELEVATION
- BWXXX.XX - BOTTOM OF WALL ELEVATION
- HPXXX.XX - HIGH POINT
- LPXXX.XX - LOW POINT
- TGXXX.XX - TOP OF GRATE
- MEXXX.XX - MATCH EXISTING ELEVATION
- FLXXX.XX - FLOW LEVEL
- FLOW ARROW
- XXX - PROPOSED CONTOUR
- XXX - EXISTING CONTOUR
- RIDGE LINE/HIGHPOINT
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- ROW/PL
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- (2) COMMERCIAL DRIVE ENTRANCE (RE:13/C7.001PH1)
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- (4) LANDSCAPE AREA
- (15) SEPARATE PACKAGE
- (16) TAPERED CURB TERMINATION (RE: 8/C7.001PH1)
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- (18) FLAT CURB (RE: 4/C7.001PH1)
- (19) TURNDOWN CURB (RE: 7/C7.001PH1)
- (20) MODIFIED "DRY"TYPE A CURB (RE: 3/C7.001PH1)
- (21) TRANSITIONAL CURB
- (22) 4" FREE STANDING CONCRETE MOUNTABLE CURB AND GUTTER (RE:6/C7.001PH1)
- (23) CORE DRILL WITH RUBBER GASKET AND GROUTING STORM PENETRATION
- (26) TYPE "A" CONC CURB AND GUTTER (RE: 1/C7.001PH1)
- (27) SHARED USE PATH (RE: 2/C7.002PH1)
- (28) MILL AND OVERLAY
- (29) MODIFIED CURB AT DRIVE
- (30) FREE STANDING CURB AND GUTTER (RE:2/C7.001PH1)
- (31) DETECTABLE WARNING DEVICE
- (32) 100YR FLOOD PLAIN ZONE X
- (33) RESIDENTIAL DRIVE ENTRANCE
- (34) GRAVEL (RE: LANDSCAPE PLANS FOR DETAILS)
- (35) PAVERS (RE: LANDSCAPE PLANS FOR DETAILS)

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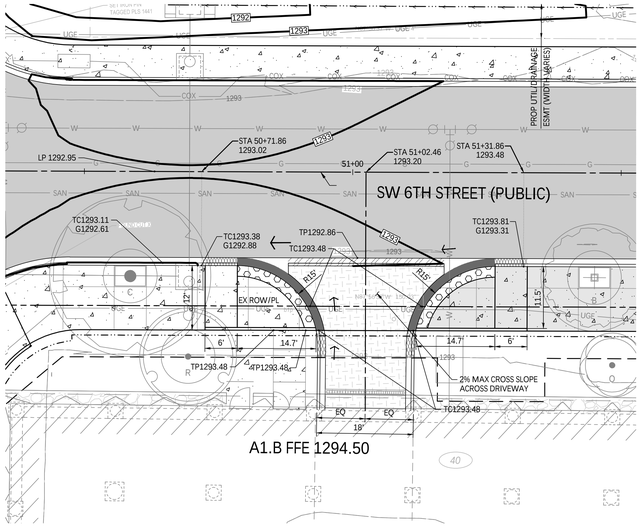
DRIVEWAY LAYOUT DETAILS-PUBLIC

C5.101PH1

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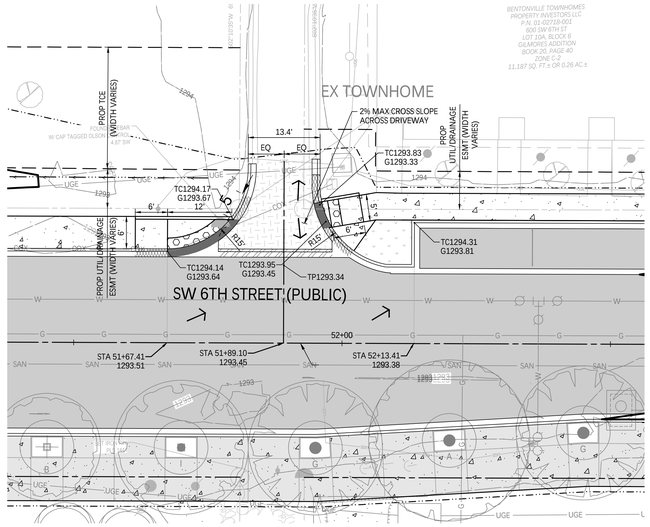
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1 SW 6TH STREET STA 51+02.46

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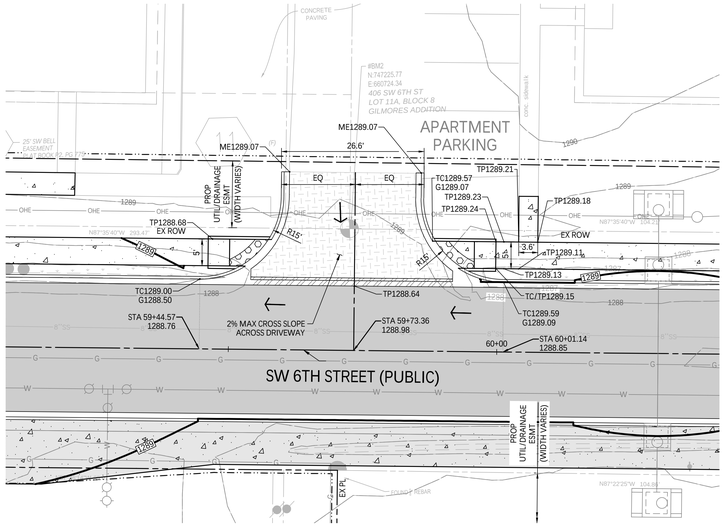
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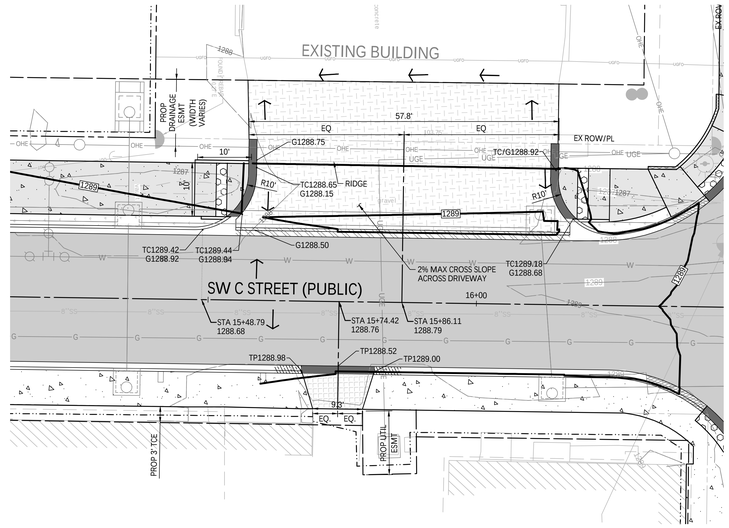
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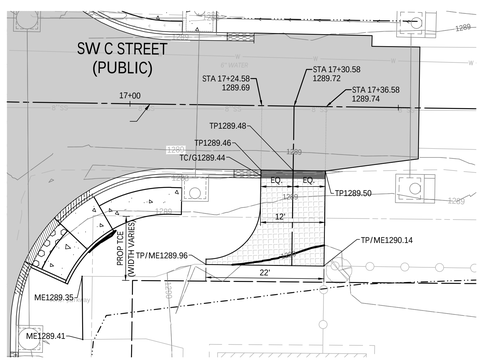
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4 SW C STREET STA 15+86.11

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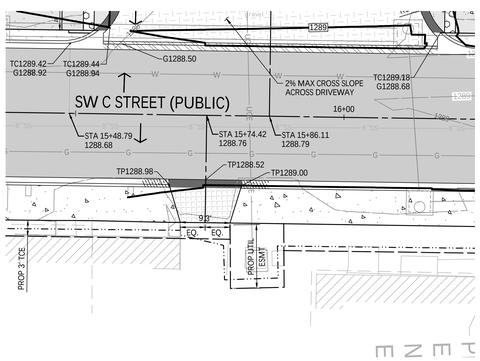
SCALE: 1" = 10'



5 SW C STREET STA 17+30.58

10 5 0 10

SCALE: 1" = 10'



6 SW C STREET STA 15+55.12

10 5 0 10

SCALE: 1" = 10'

NOTES:

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2. CONTRACTOR TO ADJUST STRUCTURES TO PROPESED GRADE

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- HPXXX.XX - HIGH POINT
- LPXXX.XX - LOW POINT
- TGXXX.XX - TOP OF GRATE
- MEXXX.XX - MATCH EXISTING ELEVATION
- FLXXX.XX - FLOW LEVEL
- - FLOW ARROW
- XXX - PROPOSED CONTOUR
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21. TRANSITIONAL CURB
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27. SHARED USE PATH (RE: 2/C7.002PH1)
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29. MODIFIED CURB AT DRIVE
30. FREE STANDING CURB AND GUTTER (RE:2/C7.001PH1)
31. DETECTABLE WARNING DEVICE
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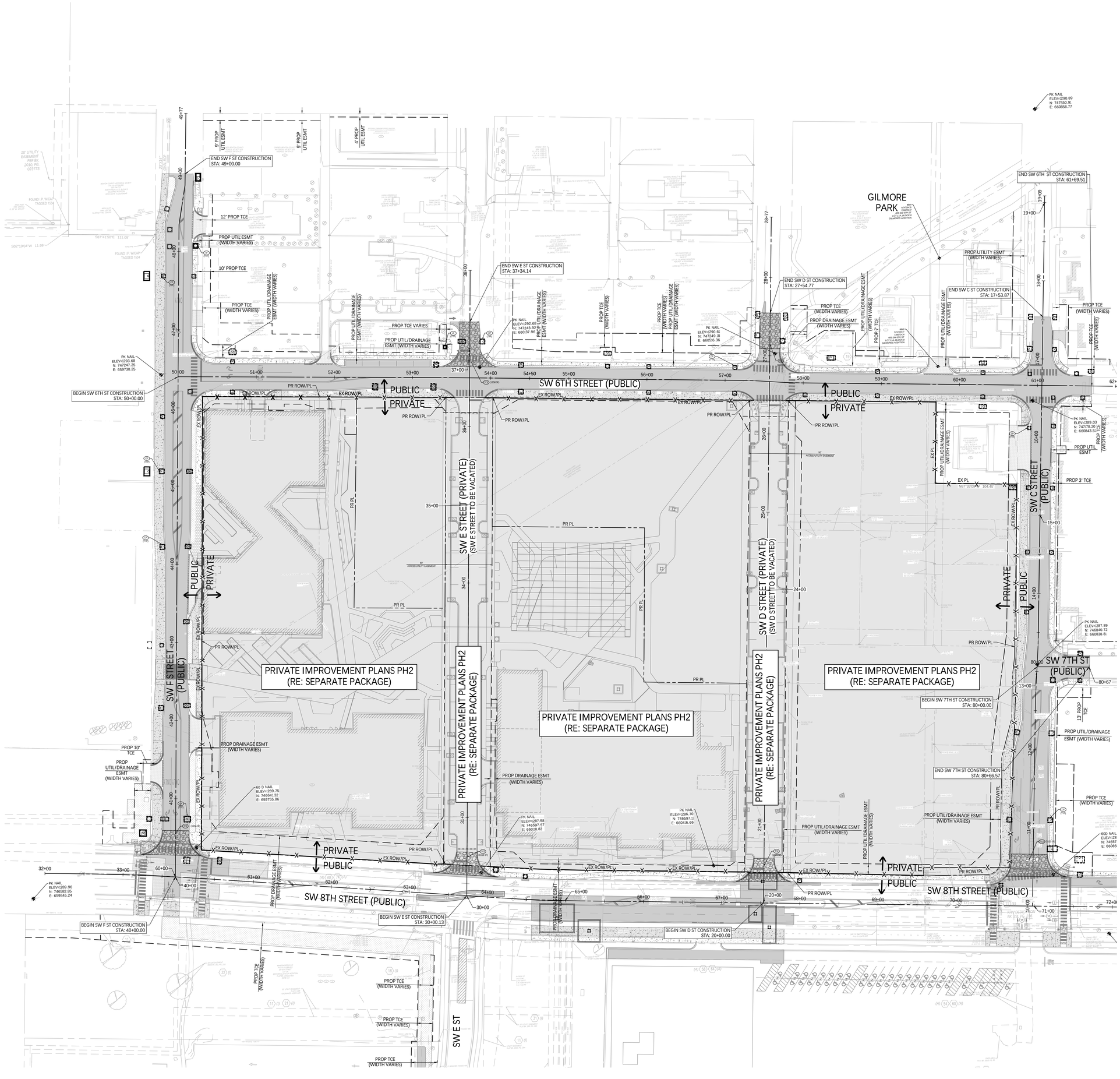
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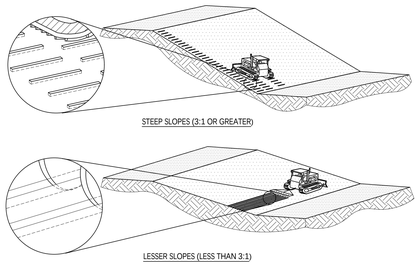
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N
40 20 0 40
SCALE: 1" = 40'
SW 6TH STREET (PUBLIC)
SW 8TH STREET (PUBLIC)
SW E STREET (PRIVATE)
(SW E STREET TO BE VACATED)
SW D STREET (PRIVATE)
(SW D STREET TO BE VACATED)
SW F STREET (PUBLIC)
SW C STREET (PUBLIC)
SW 7TH ST (PUBLIC)
SW E ST
GILMORE PARK
PUBLIC
PRIVATE
PRIVATE IMPROVEMENT PLANS PH2 (RE: SEPARATE PACKAGE)
PRIVATE IMPROVEMENT PLANS PH2 (RE: SEPARATE PACKAGE)
PRIVATE IMPROVEMENT PLANS PH2 (RE: SEPARATE PACKAGE)
PRIVATE IMPROVEMENT PLANS PH2 (RE: SEPARATE PACKAGE)
END SW F ST CONSTRUCTION STA: 49+00.00
BEGIN SW 6TH ST CONSTRUCTION STA: 50+00.00
END SW E ST CONSTRUCTION STA: 37+34.14
END SW D ST CONSTRUCTION STA: 27+54.77
END SW C ST CONSTRUCTION STA: 17+53.87
END SW 6TH ST CONSTRUCTION STA: 61+69.51
BEGIN SW F ST CONSTRUCTION STA: 40+00.00
BEGIN SW E ST CONSTRUCTION STA: 30+00.13
BEGIN SW D ST CONSTRUCTION STA: 20+00.00
BEGIN SW 7TH ST CONSTRUCTION STA: 80+00.00
END SW 7TH ST CONSTRUCTION STA: 80+66.57
PROP UTIL ESMT (WIDTH VARIES)
PROP UTILITY ESMT (WIDTH VARIES)
PROP DRAINAGE ESMT (WIDTH VARIES)
PROP UTIL/DRAINAGE ESMT (WIDTH VARIES)
PROP TCE (WIDTH VARIES)
PROP TCE VARIES
PROP 10' TCE
PROP 12' TCE
PROP 3' TCE
PROP 13' TCE
9' PROP UTIL ESMT
4' PROP UTIL ESMT
PR ROW/PL
EX ROW/PL
PR PL
EX PL
PK NAIL ELEV=290.89 N: 745550.91 E: 660858.77
PK NAIL ELEV=293.68 N: 747247.25 E: 659730.25
PK NAIL ELEV=292.68 N: 747243.92 E: 660137.96
PK NAIL ELEV=290.61 N: 747249.18 E: 660516.36
PK NAIL ELEV=289.03 N: 747178.20 E: 660843.97
PK NAIL ELEV=287.89 N: 746840.72 E: 660838.81
PK NAIL ELEV=289.96 N: 746582.85 E: 659545.24
PK NAIL ELEV=287.58 N: 746597.57 E: 660018.82
PK NAIL ELEV=286.70 N: 746597.32 E: 660416.66
60 D NAIL ELEV=289.75 N: 746641.32 E: 659755.86
60D NAIL ELEV=28 N: 7465 E: 660859
FOUND I.P. W/CAP TAGGED 1534
FOUND I.P. W/CAP TAGGED 1534
S87°41'50"E 111.09'
S02°19'04"W 13.99'
10' UTILITY EASEMENT PER BK. 2010, PG. 021773
PROP DRAINAGE ESMT (WIDTH VARIES)
PROP UTIL/DRAINAGE ESMT (WIDTH VARIES)
PROP UTILITY ESMT (WIDTH VARIES)
PROP 7' TCE
PROP UTIL ESMT
PROP TCE (WIDTH VARIES)
PROP UTIL/DRAINAGE ESMT



STEEP SLOPES (3:1 OR GREATER)

LESSER SLOPES (LESS THAN 3:1)

GENERAL NOTES:

1. PROVIDE A ROUGH SOIL SURFACE WITH HORIZONTAL DEPRESSIONS.
2. CAN BE COMPLETED WITH A TILLER OR OTHER EQUIPMENT WITH SIMILAR EFFICIENCY.
3. DURING MASS GRADING, MAINTAIN SLOPES IN A ROUGHENED CONDITION WITHOUT FINE GRADING.
4. SURFACE ROUGHENING SHOULD BE PERFORMED AFTER FINE GRADING.
5. ROUGHENING CANNOT BE USED IF SANDY OR ROCKY SOIL IS PRESENT.
6. FILL SLOPES CAN BE CONSTRUCTED WITH A ROUGHENED SURFACE.
7. CUT SLOPES THAT HAVE BEEN SMOOTH GRADED SHALL BE ROUGHENED AS A SUBSEQUENT OPERATION.
8. SIDE SLOPES OF SPOIL STOCKPILES CAN BE CONSTRUCTED WITH A ROUGHENED SURFACE.

PURPOSE:

SURFACE ROUGHENING OR SCARIFICATION IS A TECHNIQUE USED FOR CREATING UNEVENNESS ON BARE SOIL TO REDUCE SLOPE EROSION AND THE FORMATION OF RILLS. THE PRIMARY FUNCTIONS OF SURFACE ROUGHENING ARE TO:

1. REDUCE EROSION POTENTIAL BY DECREASING RUNOFF VELOCITIES
2. TRAP SEDIMENT
3. INCREASE INFILTRATION OF WATER INTO THE SOIL
4. AID IN THE ESTABLISHMENT OF VEGETATIVE COVER VIA MOISTURE STORAGE

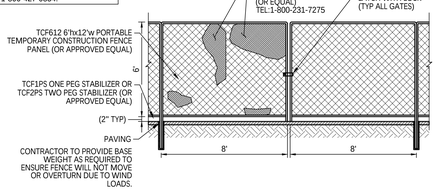
INSTALLATION AND INSPECTION AND MAINTENANCE NOTES:

1. SEE SITE MAPS FOR LOCATION(S) OF SURFACE ROUGHENING.
2. ANY DISTURBED LAND THAT WILL REMAIN INACTIVE FOR MORE THAN 14 CONSECUTIVE DAYS - OR LESS PER APPLICABLE LAW(S) - MUST RECEIVE SURFACE ROUGHENING IN ADDITION TO THE IMPLEMENTATION OF TEMPORARY OR PERMANENT EROSION CONTROL MEASURES.
3. CRESTS AND VALLEYS SHALL BE HORIZONTAL; THAT IS, ALONG THE CONTOUR.
4. SOIL SHALL BE ROUGHENED A MINIMUM OF 6 INCHES DEEP USING RIGID SHANKS.
5. A FARMING DISC SHALL NOT BE USED FOR SURFACE ROUGHENING.
6. FOR STEEP SLOPES (3:1 OR STEEPER), IT IS ACCEPTABLE TO TRACK THE SLOPES, ACCORDING TO THE DETAIL.
7. IN ADDITION TO DAILY INSPECTIONS, THE CONTRACTOR SHALL INSPECT THE SURFACE ROUGHENING AT THE FOLLOWING INTERVALS.

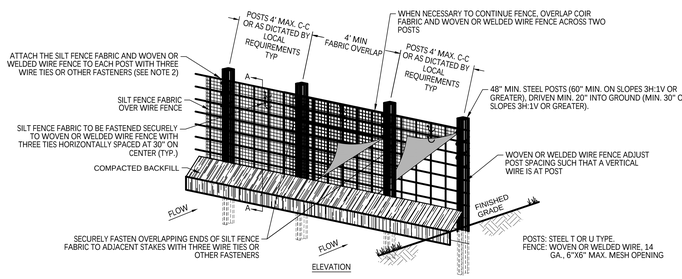
- IMMEDIATELY FOLLOWING INITIAL ROUGHENING.
- IMMEDIATELY FOLLOWING ANY RAIN EVENT.

1 SURFACE ROUGHENING
N.T.S.

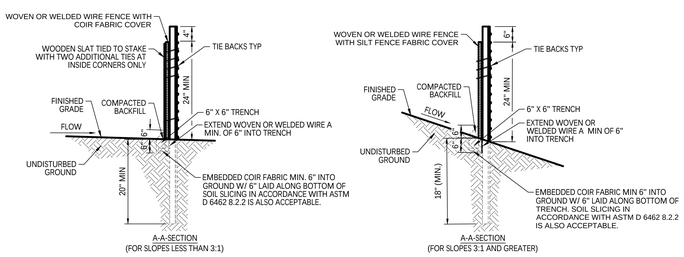
CONTRACTOR TO PROVIDE TEMPORARY CONSTRUCTION FENCE PANELS AND STABILIZERS ALONG WITH ANY OTHER MATERIALS TO ADEQUATELY CONSTRUCT AND STABILIZE FENCE. REFERENCE ACADEMY FENCE COMPANY WEB SITE @ www.academyfence.com OR CALL 1-800-427-0854.

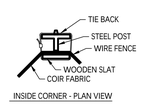


2 TEMPORARY DOUBLE GATE
N.T.S.



ELEVATION





INSIDE CORNER - PLAN VIEW

3 SEDIMENTATION/ SILT FENCE WITH WIRE BACKING
N.T.S.

TABLE 1 TEMPORARY SILT FENCE MATERIAL PROPERTY REQUIREMENTS

		TEST METHOD	UNITS	SUPPORTED[2] SILT FENCE	UNSUPPORTED[3] SILT FENCE	TYPE OF VALUE
GRAB STRENGTH		ASTM D 4632	N (LBS)			
	MACHINE DIRECTION			400 (90)	550 (90)	MARV
	X-MACHINE DIRECTION			400 (90)	450 (90)	MARV
PERMITTIVITY [1]		ASTM D 4491	SEC-1	0.05	0.05	MARV
APPARENT OPENING SIZE[4]		ASTM D 4751	MM (US SIEVE #)	0.60 (30)	0.60 (30)	MAX. ARV[5]
ULTRAVIOLET STABILITY		ASTM D 4355	% RETAINED STRENGTH	70% AFTER 500 H OF EXPOSURE	70% AFTER 500 H OF EXPOSURE	TYPICAL

SILT FENCE SUPPORT SHALL CONSIST OF 14 GAGE STEEL WIRE WITH A MESH SPACING OF 150 MM (6 IN.) OR PREFABRICATED POLYMER MESH OF EQUIVALENT STRENGTH. THESE DEFAULT VALUES ARE BASED ON EMPIRICAL EVIDENCE WITH A VARIETY OF SEDIMENTS. FOR ENVIRONMENTALLY SENSITIVE AREAS, A REVIEW OF PREVIOUS EXPERIENCE AND/OR SITE OR REGIONALLY SPECIFIC GEOTEXTILE TESTS IN ACCORDANCE WITH TEST METHOD D 5141 SHOULD BE PERFORMED BY THE AGENCY TO CONFIRM SUITABILITY OF THESE REQUIREMENTS. AS MEASURED IN ACCORDANCE WITH TEST METHOD D 4632.

TABLE 1 TAKEN FROM ASTM D 6461-99 (2007)

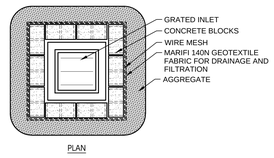
POROUS BAFFLE SCHEMATIC

SPECIFICATIONS FOR POROUS BAFFLE INSTALLATION:

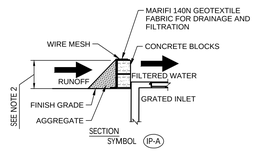
1. MATERIALS AND INSTALLATION SHALL COMPLY WITH ASTM D 6462 LATEST EDITION.
2. INSTALL SILT FENCE AT A FAIRLY LEVEL GRADE ALONG THE CONTOUR WITH THE ENDS CURVED UPHILL TO PROVIDE SUFFICIENT UPSTREAM STORAGE VOLUME FOR THE ANTICIPATED RUNOFF.
3. ATTACH THE GEOTEXTILE OR FABRIC TO THE WOVEN OR WELDED WIRE FENCE WITH THREE WIRE TIES OR OTHER FASTENERS (HORIZONTALLY SPACED EVERY 30"), ALL SPACED WITHIN THE TOP 8" OF THE FABRIC. ATTACH EACH TIE DIAGONALLY 45 DEGREES THROUGH THE FABRIC, WITH EACH PUNCTURE AT LEAST 1" VERTICALLY APART. AT EACH POST, ATTACH THE GEOTEXTILE OR FABRIC AND THE WOVEN OR WELDED WIRE FENCE TO THE POST AS PREVIOUSLY STATED. IN ADDITION, EACH TIE PLACED ON A POST SHOULD BE POSITIONED TO HANG ON A POST NIPPLE WHEN TIGHTENED TO PREVENT SAGGING.
4. WHEN TWO SECTIONS OF SILT FENCE FABRIC ADJOIN EACH OTHER, THEY SHALL BE OVERLAPPED A MINIMUM OF 60" ACROSS TWO POSTS, AS SHOWN.
5. ALL SILT FENCE SHALL INCLUDE WIRE SUPPORT UNLESS THE STATIC SLICING EQUIPMENT IS UTILIZED TO INSTALL THE FENCE PER DETAIL, "SILT FENCE INSTALLATION (SLICING METHOD)".
6. WRAP APPROXIMATELY 6" OF FABRIC AROUND THE END POSTS AND SECURE WITH 3 TIES.
7. COMPACT THE SOIL IMMEDIATELY NEXT TO THE SILT FENCE FABRIC WITH THE FRONT WHEEL OF THE TRACTOR, SKID STEER, OR ROLLER EXERTING AT LEAST 60 POUNDS PER SQ. INCH. COMPACT THE UPSTREAM SIDE FIRST. COMPACT EACH SIDE TWICE FOR A TOTAL OF FOUR TRIPS.
8. ADD POST CAPS AS NEEDED BASED ON SITE CONDITIONS AND APPLICABLE AGENCY REQUIREMENTS.

MAINTENANCE NOTES:

1. SILT FENCES SHALL BE INSPECTED ALONG ITS ENTIRETY AND MUST BE CLEANED WHEN SEDIMENT HAS ACCUMULATED TO ONE-THIRD THE HEIGHT OF THE SILT FENCE. MAINTENANCE CLEANOUT MUST BE CONDUCTED REGULARLY TO PREVENT ACCUMULATED SEDIMENTS FROM REACHING ON-THIRD THE HEIGHT OF THE SILT FENCE.
2. ALL MATERIAL EXCAVATED FROM BEHIND SILT FENCE SHALL BE STOCKPILED ON AN UPLAND PORTION OF THE SITE IF SUITABLE FOR REUSE.
3. SPECIAL ATTENTION SHOULD BE PAID TO ENSURE THAT NO UNDERMINING OF SILT FENCE HAS OCCURRED AND THAT NO BYPASS IS OCCURRING AT JOINING SECTIONS.
4. IF EXCESS SEDIMENT IS ACCUMULATING IN ANY SECTION OF SILT FENCE, THE CONTRACTOR SHOULD IMPLEMENT ADDITIONAL UPSTREAM STABILIZATION MEASURES OR ADDITIONAL BMPS (PENDING CEC APPROVAL) TO PREVENT EXCESSIVE BUILDUP ON SILT FENCE.
5. SILT FENCES SHALL BE REPAIRED TO THEIR ORIGINAL CONDITIONS IF DAMAGED.



PLAN



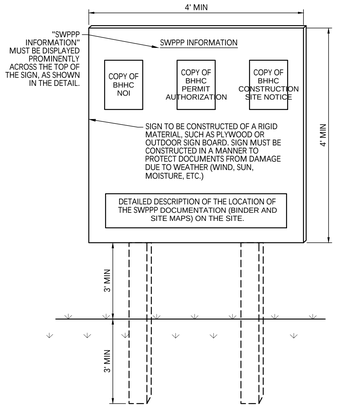
NOTES:

1. PLACE CONCRETE BLOCKS IN A SINGLE ROW AROUND PERIMETER OF INLET ON THEIR SIDES, WITH ENDS OF ADJACENT BLOCKS ABUTTING.
2. HEIGHT OF BARRIER VARIES. USE STACKS OF 4", 8", OR 12" BLOCKS. MIN. HEIGHT OF BARRIER SHALL BE 12" AND MAX. HEIGHT SHALL BE 24 INCH.
3. PLACE HARDWARE CLOTH/WIRE MESH W/ MAX. 1/2" OPENINGS OVER VERTICAL FACE OF CONCRETE BLOCKS.
4. THE AGGREGATE SHALL BE 3/4"-2" ANGULAR CLEAN STONE, WHICH WILL SLOW THE FLOW OF THE WATER AND ALLOW IT TO FILTER THROUGH AND OVER THE MATERIAL BEFORE ENTERING THE INLET.

MAINTENANCE NOTES:

1. INLET PROTECTION DEVICES MUST BE INSPECTED FOR SEDIMENT ACCUMULATION WITHIN THE CATCH BASIN (IF USING INSERT-TYPE OR UPGRADIENT OF THE INLET.
2. REMOVAL OF SEDIMENT ACCUMULATED IN OR ADJACENT TO A STORM DRAIN INLET MUST BEGIN IMMEDIATELY UPON DISCOVERY,WITH COMPLETION OF THE ACTIVITY OCCURRING NO LATER THAN THE END OF THE FOLLOWING BUSINESS DAY.
3. INLET PROTECTION DEVICES SHALL BE INSPECTED FOR UNINTENDED BYPASS OR IMPROPER FLOW-RATES THAT MAY CAUSE DOWNSTREAM FLOODING.
4. CONTACT THE CEC FOR ALTERNATE INLET PROTECTION IF THE DESIGNED PROTECTION MAY IMPACT DOWNSTREAM BMPS, ADJACENT SLOPES, ETC., DUE TO PONDING ISSUES. ENSURE THAT NO UNDERMINING OF INLET PROTECTION DEVICES HAS OCCURRED.
5. INLET PROTECTION DEVICES AND BARRIERS SHALL BE REPAIRED OR REPLACED IF THEY SHOW SIGNS OF UNDERMINING OR DETERIORATION.

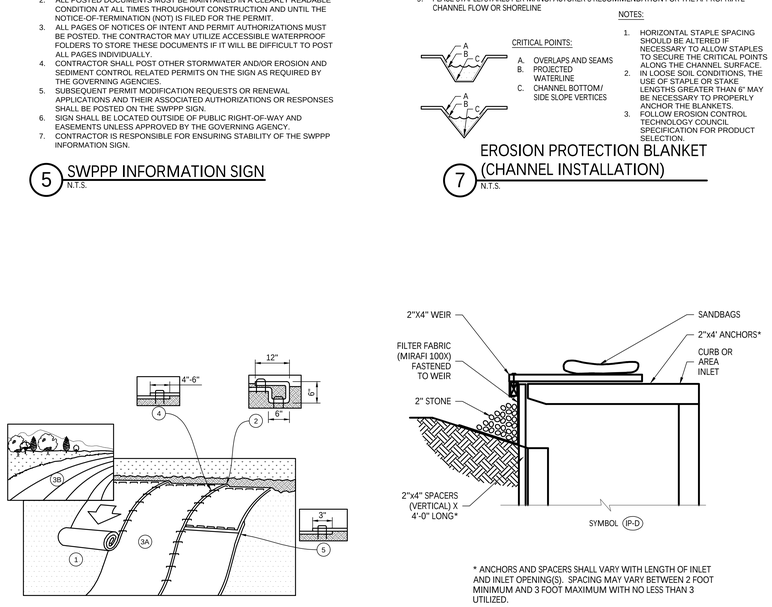
4 BLOCK AND AGGREGATE INLET PROTECTION
N.T.S.



NOTES:

1. THE SWPPP INFORMATION SIGN MUST BE LOCATED IN A PROMINENT, PUBLICLY ACCESSIBLE LOCATION NEAR THE MAIN ENTRANCE OF THE SITE, SUCH THAT THE DOCUMENTATION CAN BE READ WITHOUT ACCESSING THE JOBSITE, BUT NOT OBSTRUCTING VIEWS AS TO CAUSE A TRAFFIC SAFETY HAZARD.
2. ALL POSTED DOCUMENTS MUST BE MAINTAINED IN A CLEARLY READABLE CONDITION AT ALL TIMES THROUGHOUT CONSTRUCTION AND UNTIL THE NOTICE-OF-TERMINATION (NOT) IS FILED FOR THE PERMIT.
3. ALL PAGES OF NOTICES OF INTENT AND PERMIT AUTHORIZATIONS MUST BE POSTED. THE CONTRACTOR MAY UTILIZE ACCESSIBLE WATERPROOF FOLDERS TO STORE THESE DOCUMENTS IF IT WILL BE DIFFICULT TO POST ALL PAGES INDIVIDUALLY.
4. CONTRACTOR SHALL POST OTHER STORMWATER AND/OR EROSION AND SEDIMENT CONTROL RELATED PERMITS ON THE SIGN AS REQUIRED BY THE GOVERNING AGENCIES.
5. SUBSEQUENT PERMIT MODIFICATION REQUESTS OR RENEWAL APPLICATIONS AND THEIR ASSOCIATED AUTHORIZATIONS OR RESPONSES SHALL BE POSTED ON THE SWPPP SIGN.
6. SIGN SHALL BE LOCATED OUTSIDE OF PUBLIC RIGHT-OF-WAY AND EASEMENTS UNLESS APPROVED BY THE GOVERNING AGENCY.
7. CONTRACTOR IS RESPONSIBLE FOR ENSURING STABILITY OF THE SWPPP INFORMATION SIGN.

5 SWPPP INFORMATION SIGN
N.T.S.



NOTES:

1. PREPARE SOIL BEFORE INSTALLING BLANKETS, INCLUDING ANY NECESSARY APPLICATION OF LIME, FERTILIZER, AND SEED.
2. BEGIN AT THE TOP OF THE CHANNEL BY ANCHORING THE BLANKET IN A 6" DEEP X 6" WIDE TRENCH WITH APPROXIMATELY 12" OF BLANKET EXTENDED BEYOND THE UP-SLOPE PORTION OF THE TRENCH.ANCHOR THE BLANKET WITH A ROW OF STAPLES/STAKES APPROXIMATELY 12"APART IN THE BOTTOM OF THE TRENCH. BACKFILL AND COMPACT THE TRENCH AFTER STAPLING. APPLY SEED TO COMPACTED SOIL AND FOLD REMAINING 12"PORTION OF BLANKET BACK OVER SEED AND COMPACTED SOIL. SECURE BLANKET OVER COMPACTED SOIL WITH A ROW OF STAPLES/STAKES SPACED APPROXIMATELY 12" APART ACROSS THE WIDTH OF THE BLANKET.
3. ROLL CENTER BLANKET IN DIRECTION OF WATER FLOW IN BOTTOM OF CHANNEL. BLANKETS WILL UNROLL WITH APPROPRIATE SIDE AGAINST THE SOIL SURFACE. ALL BLANKETS MUST BE SECURELY FASTENED TO SOIL SURFACE BY PLACING STAPLES/STAKES IN APPROPRIATE LOCATIONS AS PER MANUFACTURER'S RECOMMENDATIONS.
4. PLACE CONSECUTIVE BLANKETS END OVER END (SHINGLE STYLE) WITH A 4"-6" OVERLAP. USE A DOUBLE ROW OF STAPLES STAGGERED 4" APART AND 4" ON CENTER TO SECURE BLANKETS.
5. FULL LENGTH EDGE OF BLANKETS AT TOP OF SIDE SLOPES MUST BE ANCHORED WITH A ROW OF STAPLES/STAKES APPROXIMATELY 12" APART IN A 6" DEEP X 6" WIDE TRENCH. BACKFILL AND COMPACT THE TRENCH AFTER STAPLING.
6. ADJACENT BLANKETS MUST BE OVERLAPPED APPROXIMATELY 4"-6" (DEPENDING ON BLANKET TYPE) AND STAPLED. TO ENSURE PROPER SEAM ALIGNMENT, PLACE THE EDGE OF THE OVERLAPPING BLANKET (BLANKET BEING INSTALLED ON TOP) EVEN WITH THE SEAM STITCH ON THE BLANKET BEING OVERLAPPED.
7. IN HIGH FLOW CHANNEL APPLICATIONS, A STAPLE CHECK SLOT IS RECOMMENDED AT 30 TO 40 FOOT (9m-12m) INTERVALS. USE A DOUBLE ROW OF STAPLES STAGGERED 4" APART AND 4" ON CENTER OVER ENTIRE WIDTH OF THE CHANNEL.
8. THE TERMINAL END OF THE BLANKETS MUST BE ANCHORED WITH A ROW OF STAPLES/STAKES APPROXIMATELY 12" (30cm) APART IN A 6" DEEP X 6" WIDE TRENCH. BACKFILL AND COMPACT THE TRENCH AFTER STAPLING.
9. PLACE STAPLE/STAKES PER MANUFACTURER'S RECOMMENDATION FOR THE APPROPRIATE CHANNEL FLOW OR SHORELINE

CRITICAL POINTS:

A. OVERLAPS AND SEAMS
B. PROJECTED WATERLINE
C. CHANNEL BOTTOM/ SIDE SLOPE VERTICES

NOTES:

1. HORIZONTAL STAPLE SPACING SHOULD BE ALTERED IF NECESSARY TO ALLOW STAPLES TO SECURE THE CRITICAL POINTS ALONG THE CHANNEL SURFACE.
2. IN LOOSE SOIL CONDITIONS, THE USE OF STAPLE OR STAKE LENGTHS GREATER THAN 6" MAY BE NECESSARY TO PROPERLY ANCHOR THE BLANKETS.
3. FOLLOW EROSION CONTROL TECHNOLOGY COUNCIL SPECIFICATION FOR PRODUCT SELECTION.

7 EROSION PROTECTION BLANKET (CHANNEL INSTALLATION)
N.T.S.

NOTES:

1. PREPARE SOIL BEFORE INSTALLING BLANKETS, INCLUDING ANY NECESSARY APPLICATION OF LIME, FERTILIZER, AND SEED.
2. BEGIN AT THE TOP OF THE SLOPE BY ANCHORING THE BLANKET IN A 6" DEEP X 6" WIDE TRENCH WITH APPROXIMATELY 12" OF BLANKET EXTENDED BEYOND THE UP-SLOPE PORTION OF THE TRENCH AS SHOWN IN DETAIL 2. ANCHOR THE BLANKET WITH A ROW OF STAPLES/STAKES APPROXIMATELY 12" APART IN THE BOTTOM OF THE TRENCH. BACKFILL AND COMPACT THE TRENCH AFTER STAPLING. APPLY SEED TO COMPACTED SOIL AND FOLD REMAINING 12" PORTION OF BLANKET BACK OVER SEED AND COMPACTED SOIL. SECURE BLANKET OVER COMPACTED SOIL WITH A ROW OF STAPLES/STAKES SPACED APPROXIMATELY 12" APART ACROSS THE WIDTH OF THE BLANKET.
3. ROLL THE BLANKETS (A.) DOWN OR (B.) HORIZONTALLY ACROSS THE SLOPE. BLANKETS WILL UNROLL WITH APPROPRIATE SIDE AGAINST THE SOIL SURFACE. ALL BLANKETS MUST BE SECURELY FASTENED TO SOIL SURFACE BY PLACING STAPLES/STAKES IN APPROPRIATE LOCATIONS AS PER MANUFACTURES RECOMMENDATION.
4. THE EDGES OF PARALLEL BLANKETS MUST BE STAPLED WITH MINIMUM 6" OVERLAP. TO ENSURE PROPER SEAM ALIGNMENT, PLACE THE EDGE OF THE OVERLAPPING BLANKET (BLANKET BEING INSTALLED ON TOP) EVEN WITH THE SEAM STITCH ON THE PREVIOUSLY INSTALLED BLANKET.
5. CONSECUTIVE BLANKETS SPLICED DOWN THE SLOPE MUST BE PLACED END OVER END (SHINGLE STYLE) WITH AN APPROXIMATE 3" OVERLAP. STAPLE THROUGH OVERLAPPED AREA, APPROXIMATELY 12" APART ACROSS ENTIRE BLANKET WIDTH.
6. PLACE STAPLES/STAKES PER MANUFACTURER'S RECOMMENDATION FOR THE APPROPRIATE SLOPE BEING APPLIED.

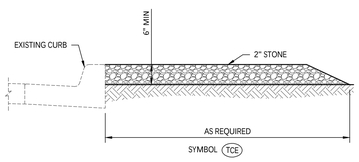
NOTES:

1. IN LOOSE SOIL CONDITIONS, THE USE OF STAPLE OR STAKE LENGTHS GREATER THAN 6" MAY BE NECESSARY TO PROPERLY SECURE THE BLANKETS.
2. FOLLOW EROSION CONTROL TECHNOLOGY COUNCIL SPECIFICATION FOR PRODUCT SELECTION.

6 EROSION CONTROL BLANKET (SLOPE INSTALLATION)
N.T.S.

* ANCHORS AND SPACERS SHALL VARY WITH LENGTH OF INLET AND INLET OPENING(S). SPACING MAY VARY BETWEEN 2 FOOT MINIMUM AND 3 FOOT MAXIMUM WITH NO LESS THAN 3 UTILIZED.

8 CURB INLET & AREA INLET TRAP



9 TEMPORARY CONSTRUCTION ENTRANCE

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STEM UNIVERSITY - PUBLIC IMPROVEMENT PLANS - PHASE 1

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Engineer: TED T. VUONG, P.E.
P.E. Serial No.: 18208
Date: 07/17/2026
ASBL COA NO. 719

NO.	DATE	REVISION
1	02/18/2026	30% SD
2	04/27/2026	60% CD
3	05/17/2026	90% CD
4	06/17/2026	100% CD
5	07/17/2026	100% CD 2ND SUBMISSION

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M08-25007-00			

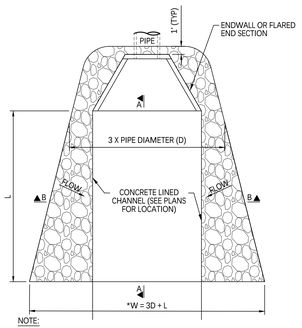
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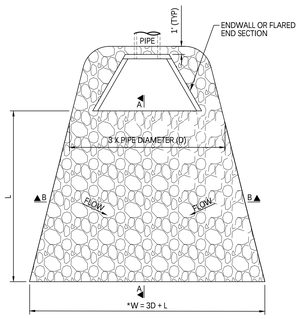
STORMWATER POLLUTION PREVENTION PLAN DETAILS

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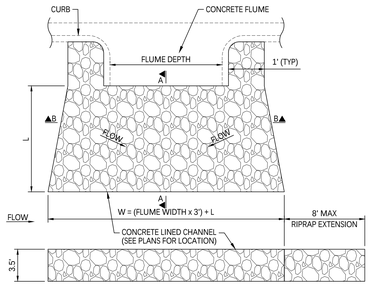




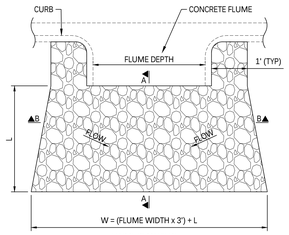
NOTE:

1. WHERE DISCHARGE POINT IS LOCATED IN CHANNEL AREAS, THE RIPRAP PAD WIDTH SHALL BE NO GREATER THAN THE CHANNEL TOP WIDTH.

ENDWALL, FLARED END SECTION OR PIPE PLAN VIEW

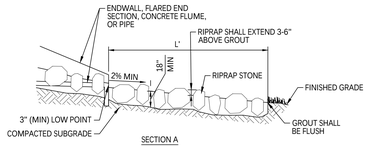


FLUME PLAN VIEW

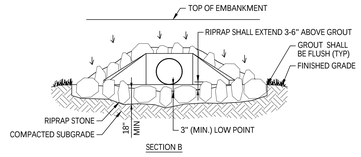


FLUME PLAN VIEW

1 RIPRAP PAD
N.T.S.



SECTION A



SECTION B

NOTE:

1. RIPRAP PAD THICKNESS MUST BE 1.5x THE MAXIMUM STONE SIZE, BUT NOT LESS THAN 6".

NOTES:

1. PLACE RIPRAP STONE IN AREAS INDICATED ON THE DRAWINGS.
2. RIPRAP STONE SHALL CONSIST OF FIELD STONE OR ROUGH, UNHEWN QUARRY STONE AS NEARLY UNIFORM IN SECTION AS IS PRACTICAL. STONES SHALL BE DENSE, RESISTANT TO THE ACTION OF AIR AND WATER.
3. GRADE SUBGRADE BELOW RIPRAP PAD SMOOTHLY BEFORE PLACING STONE.
4. GROUT AROUND STONES SHALL SLOPE AWAY FROM STRUCTURE TO PROVIDE POSITIVE DRAINAGE.
5. STONES SHALL WEIGH BETWEEN 50 AND 150 POUNDS EACH, AND AT LEAST 60% OF THE STONES SHALL WEIGH MORE THAN 100 POUNDS EACH.
6. RIPRAP SHALL BE GROUTED SO THAT NO CAVITY OR VOIDS SHALL EXIST UNDER THE STONES.
7. RIPRAP PAD SHALL BE GRADED TO PROVIDE POSITIVE DRAINAGE AWAY FROM PIPE, FLUME, ETC.

MAINTENANCE NOTES:

1. ALL MATERIAL EXCAVATED FROM RIPRAP PAD SHALL BE INCORPORATED INTO ON-SITE SOILS OR SPREAD OUT ON AN UPLAND PORTION OF THE SITE AND STABILIZED.
2. VERIFY THAT NO EROSION OR SCOURING IS OCCURRING AROUND THE RIPRAP PAD AND VERIFY THAT SURROUNDING AREAS ARE STABILIZED AND SHOW NO SIGNS OF EROSION.
3. ACCUMULATION OF SEDIMENT WITHIN RIPRAP PAD SHALL BE DISPOSED OF IN ACCORDANCE WITH LOCAL, STATE, AND FEDERAL REQUIREMENTS.
4. RIPRAP PADS SHALL BE REPAIRED OR REPLACED IF THEY SHOW SIGNS OF UNDERMINING OR DETERIORATION.

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CITY OF BENTONVILLE PROJECT NO.: LSD26-0030

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STEM UNIVERSITY - PUBLIC IMPROVEMENT PLANS - PHASE 1

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ORIGINAL ISSUE			DATE

STORMWATER POLLUTION PREVENTION PLAN DETAILS

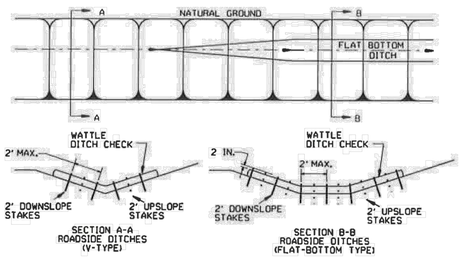
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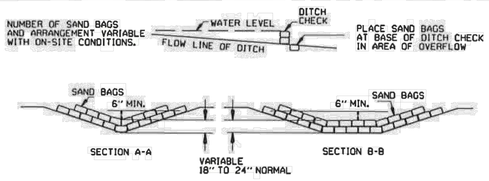
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GENERAL NOTES

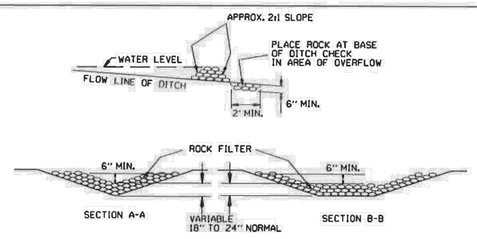
INSTALL A MINIMUM OF 2 UPSLOPE STAKES AND 4 DOWNSLOPE STAKES AT AN ANGLE TO WEDGE WATTLE TO BOTTOM OF DITCH.



WATTLE DITCH CHECK (E-1)



SAND BAG DITCH CHECK (E-5)

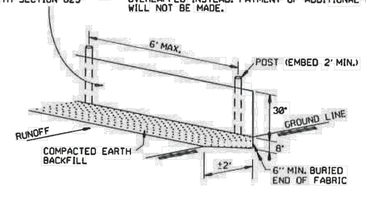


ROCK DITCH CHECK (E-6)

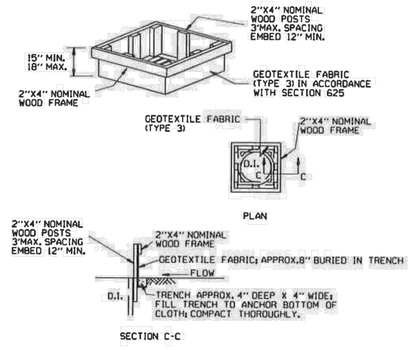
GENERAL NOTES

GEOTEXTILE FABRIC (TYPE 4) IN ACCORDANCE WITH SECTION 625

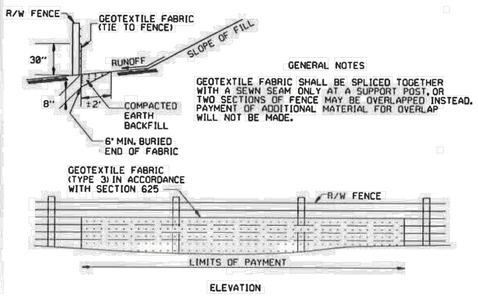
GEOTEXTILE FABRIC SHALL BE SPLICED TOGETHER WITH A SEWN SEAM ONLY AT A SUPPORT POST OR TWO SECTIONS OF FENCE MAY BE OVERLAPPED INSTEAD. PAYMENT OF ADDITIONAL MATERIAL FOR OVERLAP WILL NOT BE MADE.



SILT FENCE (E-11)



DROP INLET SILT FENCE (E-7)



GENERAL NOTES

GEOTEXTILE FABRIC SHALL BE SPLICED TOGETHER WITH A SEWN SEAM ONLY AT A SUPPORT POST, OR TWO SECTIONS OF FENCE MAY BE OVERLAPPED INSTEAD. PAYMENT OF ADDITIONAL MATERIAL FOR OVERLAP WILL NOT BE MADE.

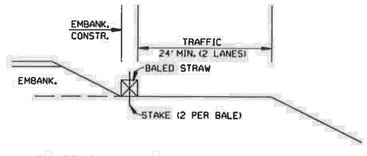
SILT FENCE ON R/W FENCE (E-4)

GENERAL NOTES

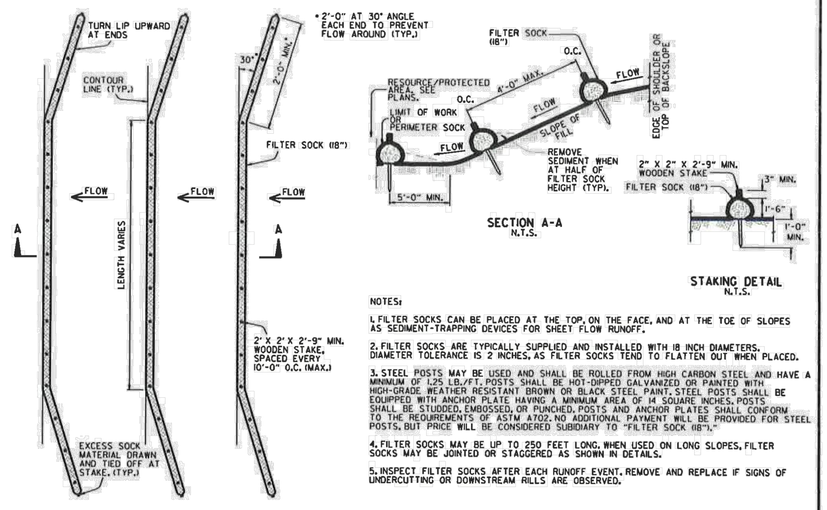
1. STRAW BALES SHALL BE INSTALLED SO THAT THE BINDINGS ARE ORIENTED AROUND THE SIDES RATHER THAN ALONG THE TOPS AND BOTTOMS OF THE BALES. THE BALES SHALL BE A MINIMUM OF 30 INCHES IN LENGTH.

2. NO GAPS SHALL BE LEFT BETWEEN BALES.

3. BALED STRAW FILTER BARRIERS COMPLETED AND ACCEPTED WILL BE MEASURED BY THE BALE IN PLACE AS AUTHORIZED BY THE ENGINEER AND WILL BE PAID FOR AT THE CONTRACT UNIT PRICE BID PER BALE FOR BALED STRAW DITCH CHECKS.



BALED STRAW FILTER BARRIER (E-2)



NOTES:

1. FILTER SOCKS CAN BE PLACED AT THE TOP, ON THE FACE, AND AT THE TOE OF SLOPES AS SEDIMENT-TRAPPING DEVICES FOR SHEET FLOW RUNOFF.

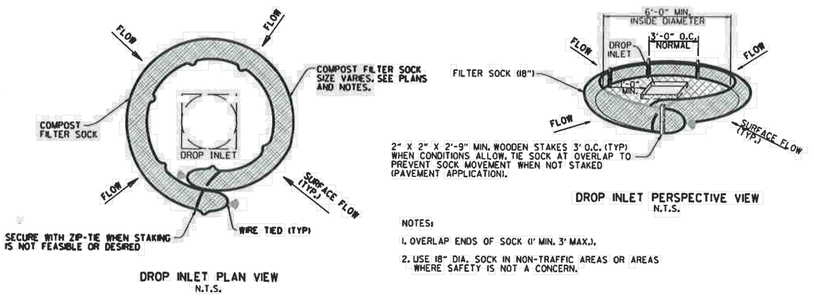
2. FILTER SOCKS ARE TYPICALLY SUPPLIED AND INSTALLED WITH 18 INCH DIAMETERS. DIAMETER TOLERANCE IS 2 INCHES, AS FILTER SOCKS TEND TO FLATTEN OUT WHEN PLACED.

3. STEEL POSTS MAY BE USED AND SHALL BE ROLLED FROM HIGH CARBON STEEL AND HAVE A MINIMUM OF 1.25 LB./FT. POSTS SHALL BE HOT-DIPPED GALVANIZED OR PAINTED WITH HIGH-GRADE WEATHER RESISTANT BROWN OR BLACK STEEL PAINT. STEEL POSTS SHALL BE EQUIPPED WITH ANCHOR PLATE HAVING A MINIMUM AREA OF 14 SQUARE INCHES. POSTS SHALL BE STUDDED, EMBOSSED, OR PUNCHED. POSTS AND ANCHOR PLATES SHALL CONFORM TO THE REQUIREMENTS OF ASTM A702. NO ADDITIONAL PAYMENT WILL BE PROVIDED FOR STEEL POSTS, BUT PRICE WILL BE CONSIDERED SUBSIDIARY TO "FILTER SOCK (18")."

4. FILTER SOCKS MAY BE UP TO 250 FEET LONG. WHEN USED ON LONG SLOPES, FILTER SOCKS MAY BE JOINTED OR STAGGERED AS SHOWN IN DETAILS.

5. INSPECT FILTER SOCKS AFTER EACH RUNOFF EVENT. REMOVE AND REPLACE IF SIGNS OF UNDERCUTTING OR DOWNSTREAM RILLS ARE OBSERVED.

FILTER SOCK ALONG SLOPE (E-3)



NOTES:

1. OVERLAP ENDS OF SOCK (1' MIN. 3' MAX.).

2. USE 18" DIA. SOCK IN NON-TRAFFIC AREAS OR AREAS WHERE SAFETY IS NOT A CONCERN.

COMPOST FILTER SOCK DROP INLET PROTECTION (E-13)

DATE	REVISION	FILMED
11-16-17	ADDED FILTER SOCK E-3 AND E-13	
12-15-11	DELETED BALED STRAW DITCH CHECK & ADDED WATTLE DITCH CHECK	
11-18-98	ADDED NOTES	
07-02-98	ADDED BALED STRAW FILTER BARRIER (E-2)	
07-20-95	REVISED SILT FENCE E-4 AND E-11	7-20-95
07-15-94	REV. E-4 & E-11 MIN. 13" BURIED END OF FABRIC	
06-02-94	REVISED E-1,4,7 & 11 DELETED E-2 & 3	6-2-94
04-01-93	REDRAWN	
10-01-92	REDRAWN	
08-02-76	ISSUED R.D.M.	298-7-28-76

ARKANSAS STATE HIGHWAY COMMISSION

TEMPORARY EROSION CONTROL DEVICES

STANDARD DRAWING TEC-1

1 TEMPORARY EROSION CONTROL DEVICES
NOT TO SCALE

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STEM UNIVERSITY - PUBLIC IMPROVEMENT PLANS - PHASE 1

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Engineer: TED T. VUONG, P.E.
P.E. Serial No.: 18208
Date: 07/17/2026
ASBL COA NO. 719

NO.	DATE	REVISION
1	02/18/2026	30% SD
2	04/27/2026	60% CD
3	05/17/2026	90% CD
4	06/17/2026	100% CD
5	07/17/2026	100% CD 2ND SUBMISSION

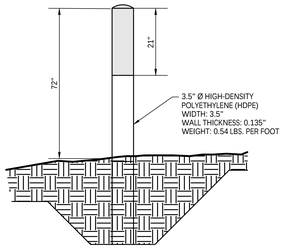
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STORMWATER POLLUTION PREVENTION PLAN DETAILS

C6.003PH1

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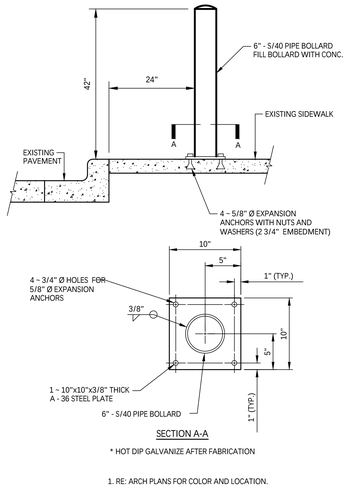
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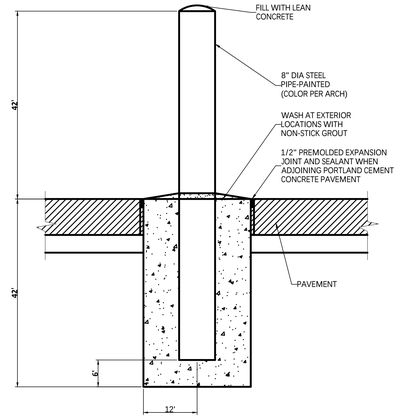
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ORANGE	TELECOMMUNICATIONS UTILITY: ALARM OR SIGNAL LINES, FIBER OPTIC CABLES, OR CONDUIT
RED	ELECTRIC UTILITY: ELECTRICAL POWER LINES, CABLES OR CONDUIT, AND LIGHTING CABLES
YELLOW	OIL & NATURAL GAS UTILITIES: OIL, STEAM, PETROLEUM, OR OTHER GASEOUS OR FLAMMABLE MATERIAL
BLUE	WATER UTILITY: POTABLE WATER
GREEN	WASTEWATER UTILITY: SEWAGE AND DRAIN LINES
PINK	TEMPORARY SURVEYS
WHITE	PROPOSED EXCAVATION LIMITS OR ROUTE



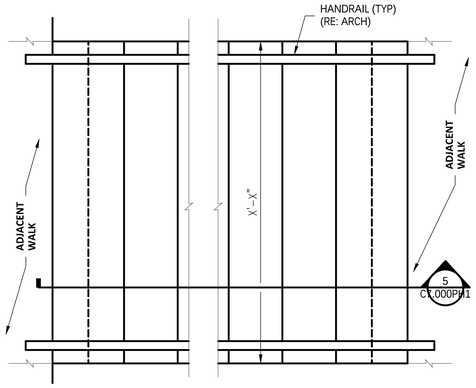
1 UTILITY MARKER
NTS



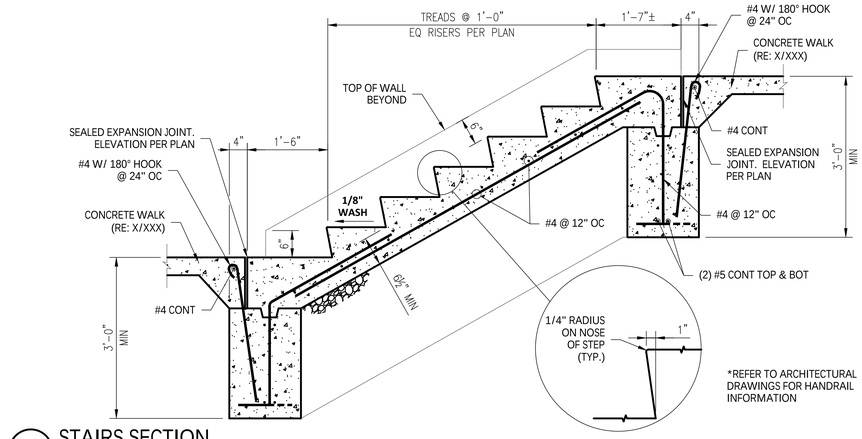
2 BOLLARD-LOADING DOCK
NTS



3 BOLLARD DETAIL
NTS



4 CONCRETE STAIR PLAN
NTS



5 STAIRS SECTION
3/4" = 1'-0"

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STEM UNIVERSITY - PUBLIC IMPROVEMENT PLANS - PHASE 1

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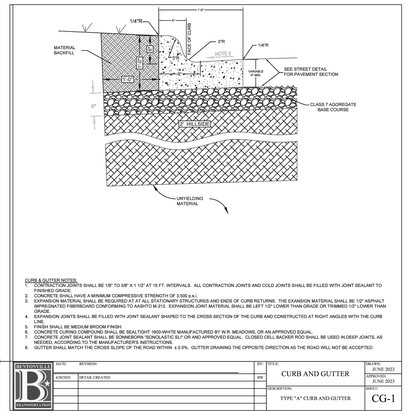
SITE DETAILS

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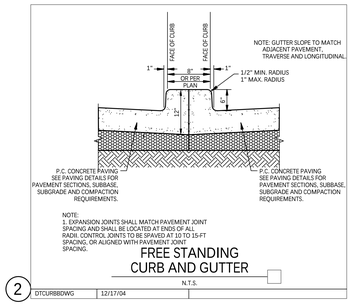
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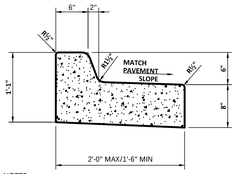


1



FREE STANDING CURB AND GUTTER
N.T.S.

2

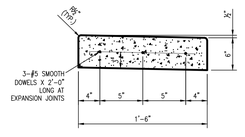


NOTES:

1. 1/2" WIDE ISOLATION JOINTS WITH 5/8" DIA. X 2' SMOOTH DOWELS SHALL BE PLACED A RADIUS POINTS AND AT 150' (MINIMUM) INTERVALS. DOWELS SHALL BE GREASED AND WRAPPED ON ONE END WITH EXPANSION TUBES, AND POSITIONED USING BAR SUPPORTS.
2. 1" DEEP CONTRACTION JOINTS SHALL BE INSTALLED AT CONCRETE PAVEMENT JOINTS. JOINT SHALL PASS ACROSS THE ENTIRE CURB SECTION.

MODIFIED "DRY" TYPE A CURB
NOT TO SCALE

3

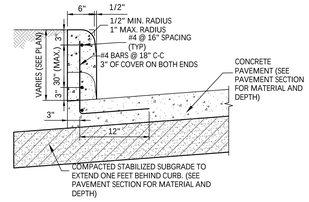


NOTES:

1. ½" WIDE ISOLATION JOINTS WITH ⅝" DIA. X 2' SMOOTH DOWELS SHALL BE PLACED AT RADIUS POINTS AND AT 150' (MINIMUM) INTERVALS. DOWELS SHALL BE GREASED AND WRAPPED ON ONE END WITH EXPANSION TUBES, AND POSITIONED USING BAR SUPPORTS.
2. 1" DEEP CONTRACTION JOINTS SHALL BE INSTALLED AT APPROXIMATELY 10' INTERVALS (OR AT CONCRETE PAVEMENT JOINTS, IF APPLICABLE). JOINT SHALL PASS ACROSS THE ENTIRE CURB SECTION.
3. DEPTH OF CURB SHALL INCREASE TO A MINIMUM OF 8" THROUGH THE HANDICAP ACCESS RAMPS.

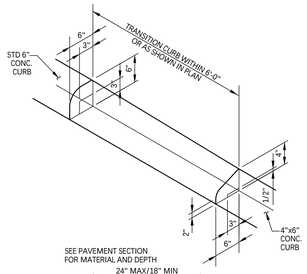
FLAT CURB
1" = 1'-0"

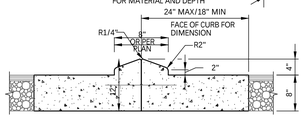
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VARIABLE HEIGHT CONCRETE CURB (30" MAX)
NOT TO SCALE

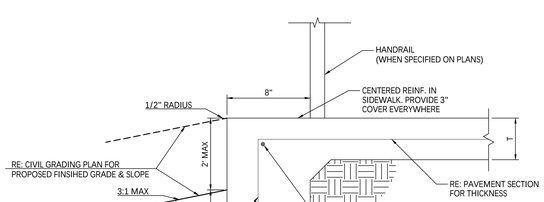
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4" FREE STANDING CONCRETE MOUNTABLE CURB AND GUTTER
NOT TO SCALE

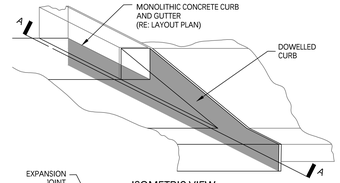
6



1. PROPOSED TURNDOWN CURB REQUIRED FOR AREAS WHERE THERE IS A 3:1 SLOPE IN LANDSCAPING STARTING AT EDGE OF PROPOSED PAVEMENT (RE: GRADING PLANS FOR PROPOSED FINISHED GRADE ELEVATION)
2. PROPOSED TURNDOWN IS REQUIRED WHERE THERE IS A DROP IN ELEVATION OF 2" OR GREATER FROM THE TOP OF PAVEMENT TO FINISHED GRADE OF LANDSCAPING (RE: GRADING PLANS FOR PROPOSED FINISHED GRADE ELEVATION)

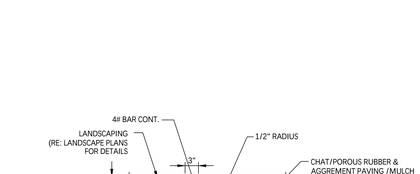
TURNDOWN CURB
NOT TO SCALE

7



TAPERED CURB TERMINATION
NOT TO SCALE

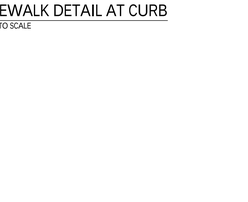
8



1. CONCRETE HEADER TO BE USED ALONG EDGE OF CHAT, POROUS RUBBER & AGGREGATE PAVING , AND MULCHED AREAS.
2. DEPTH OF CONCRETE HEADER TO MATCH DEPTH OF PAVEMENT SECTION IF GREATER THAN 8".

CONCRETE HEADER
NOT TO SCALE

9



SIDEWALK DETAIL AT CURB
NOT TO SCALE

11

AT ASPHALT PAVEMENT

AT CONCRETE PAVEMENT

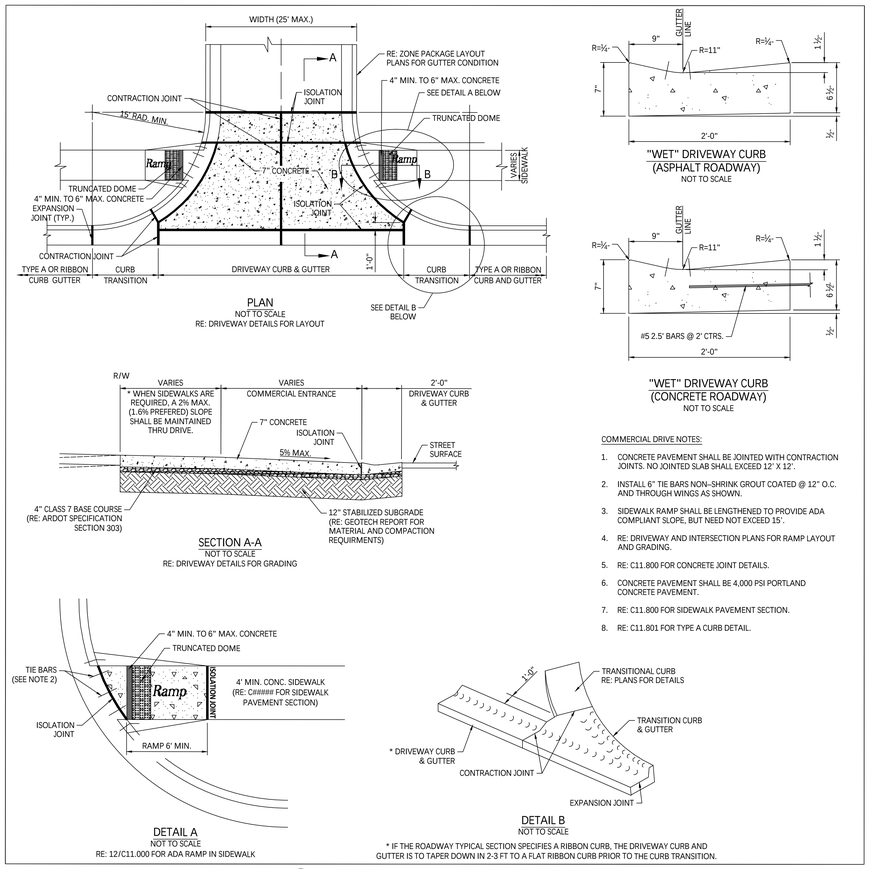
NOTES:

1. JOINTS TO ALIGN WITH ADJACENT PAVEMENT JOINTS WHERE APPLICABLE.
2. CONTROL JOINTS TO BE SPACED AT 10' TO 15' SPACING.
3. CURB EXPANSION JOINTS SHALL MATCH PAVEMENT JOINT SPACING AND SHALL BE LOCATED AT ENDS OF ALL RADII.
4. CONTRACTOR TO COORDINATE WITH WALMART AND GEOTECHNICAL ENGINEER FOR MATERIAL AND MATERIAL REQUIREMENTS.
5. RE: CIVIL GRADING PLAN FOR PROPOSED CURB/PAVEMENT ELEVATIONS.

RIBBON CURB PAVEMENT EDGE

10

12 ADA RAMP IN SIDEWALK
N.T.S.



COMMERCIAL DRIVE ENTRANCE
NOT TO SCALE

13

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STEM UNIVERSITY - PUBLIC IMPROVEMENT PLANS - PHASE 1

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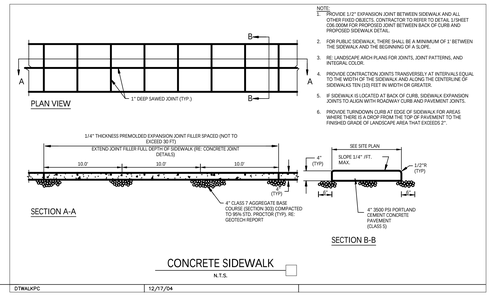
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M08-25007-00			
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SITE DETAILS

C7.001PH1

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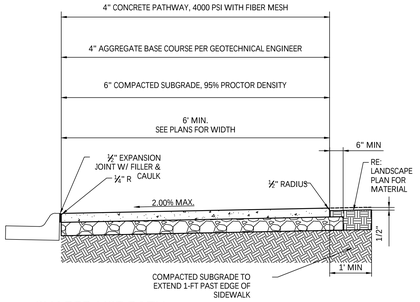
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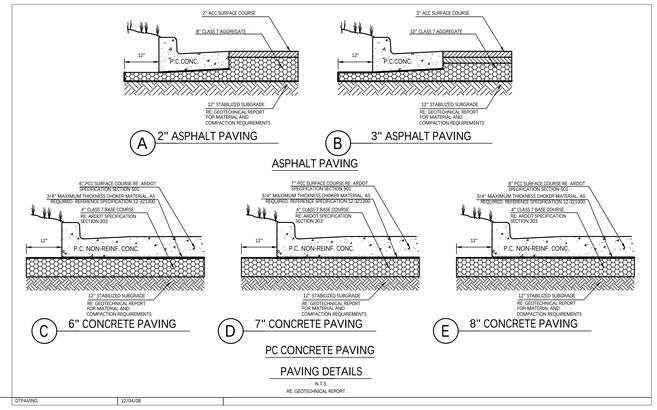
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NOTE:

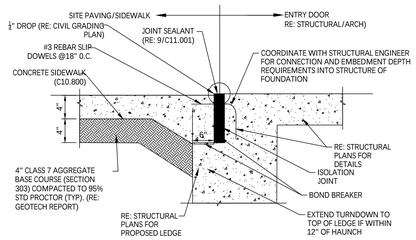
1. SAWCUT JOINTS @ 10' O.C. COLD JOINTS TO BE DOWELED. EXPANSION JOINTS @ 100' MAX O.C. TO BE DOWELLED & FILLER. CONTRACTOR SHALL COORDINATE WITH LANDSCAPE PLANS FOR EXACT JOINT SPACING PRIOR TO STARTING ANY WORK.
2. RE: TO LANDSCAPE ARCH PLANS FOR SIDEWALK DIMENSION CONTROL, JOINTS, JOINT PATTERNS, AND INTEGRAL COLOR.
3. IF COMPACTED SUBGRADE DOES NOT PASS DENSITY TESTING, UNDERCUT USING A MINIMUM OF 8" STRUCTURAL FILL AS REQUIRED BY THE GEOTECHNICAL ENGINEER.
4. VERTICAL CLEARANCE TYP. 8' MIN.
5. PROVIDE CONTRACTION JOINTS TRANSVERSELY AT INTERVALS EQUAL TO THE WIDTH OF THE SIDEWALK AND ALONG THE CENTERLINE OF SIDEWALKS TEN (10) FEET IN WIDTH OR GREATER.
6. IF SIDEWALK IS LOCATED AT BACK OF CURB, SIDEWALK EXPANSION JOINTS TO ALIGN WITH ROADWAY CURB AND PAVEMENT JOINTS.
7. PROVIDE TURNDOWN CURB AT EDGE OF SIDEWALK FOR AREAS WHERE THERE IS A DROP FROM TO TOP OF PAVEMENT TO THE FINISHED GRADE OF LANDSCAPE AREA THAT EXCEEDS 2".
8. RE: SIGNING AND STRIPING LAYOUT FOR PAVEMENT MARKINGS.



2 SHARED USE PATH
NOT TO SCALE

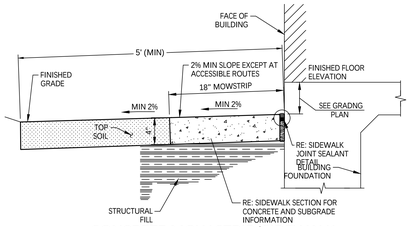


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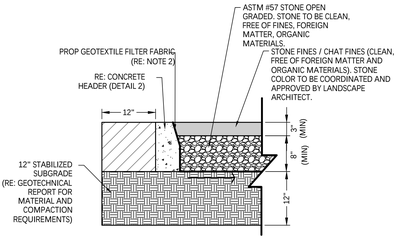


NOTES:
1. RE: CIVIL GRADING PLAN FOR PROPOSED GRADING OF SIDEWALK AT FACE.
2. QUARTER INCH THRESHOLD DROP AT ALL OFFICE BUILDING/RETAIL/SHOWER DOOR LOCATIONS. NO QUARTER INCH THRESHOLD DROP AT THE PARKING DECK PEDESTRIAN OPENINGS.
3. COORDINATE WITH STRUCTURAL ENGINEER FOR PROPOSED LEDGE.
4. RE: LANDSCAPE PLANS FOR PAVEMENT COLOR AND FINISH.

4 TYPICAL SIDEWALK EDGE AT ENTRY
NOT TO SCALE

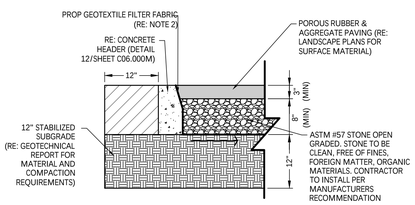


5 CONCRETE MOW STRIP/SIDEWALK
NOT TO SCALE



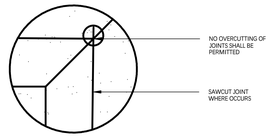
6 CHAT/STONE FINES PAVING
NOT TO SCALE

NOTES:
1. PROPOSED CLEANOUTS WITHIN UNPAVED AREAS TO BE BURIED 2" BELOW FINISHED GRADE AND TO BE INSTALLED WITH CONCRETE COLLAR PER DETAIL.
2. A HIGHLY PERMEABLE FABRIC SUCH AS MIRAFI 180N, OR APPROVED EQUAL, IS REQUIRED BETWEEN SUBGRADE & SUBBASE.
3. RE: CIVIL UTILITY PLANS FOR UNDERDRAIN AND CLEANOUT LOCATIONS AND ELEVATIONS.
4. RE: CIVIL GRADING PLANS FOR PROPOSED GRADING
5. PROPOSED SUBSURFACE DRAINAGE TO MATCH SURFACE DRAINAGE.
6. RE: UNDERDRAIN FOR SUBSURFACE DRAINAGE IN FLEXIBLE PAVEMENT

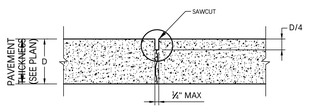


7 PERVIOUS RUBBER & AGGREGATE PAVING
NOT TO SCALE

NOTES:
1. NO CLEANOUTS/UTILITY STRUCTURES ARE TO BE PROPOSED WITHIN POROUS RUBBER & AGGREGATE PAVING.
2. A HIGHLY PERMEABLE FABRIC SUCH AS MIRAFI 180N, OR APPROVED EQUAL, IS REQUIRED BETWEEN SUBGRADE & SUBBASE.
3. RE: CIVIL UTILITY PLANS FOR UNDERDRAIN AND CLEANOUT LOCATIONS AND ELEVATIONS.
4. RE: CIVIL GRADING PLANS FOR PROPOSED GRADING
5. PROPOSED SUBSURFACE DRAINAGE TO MATCH SURFACE DRAINAGE.
6. GRADATION OF BASE MATERIAL TO BE PER SECTION 32 12 43 - POROUS FLEXIBLE PAVING SPECIFICATION.
7. RE: UNDERDRAIN FOR SUBSURFACE DRAINAGE IN FLEXIBLE PAVEMENT (DETAIL 3 ON SHEET C06.002M).



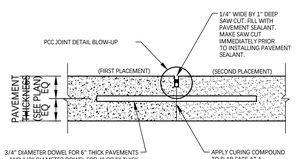
PLAN



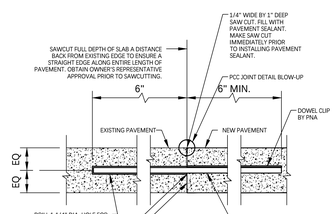
NOTE:
1. RE: LANDSCAPE PLANS FOR SIDEWALK JOINT LAYOUT AND PATTERNS.
2. CONTRACTOR TO SAWCUT AT PAVEMENT JOINT. EDGES OF PAVEMENT SHALL BE STRAIGHT, TRUE, WITH NO SHATTER OR OVERCUTTING AT CROSSING OF JOINTS (TYP).

Pavement Thickness (in)	Maximum Joint Spacing (ft)
6	12
7	14
8	15

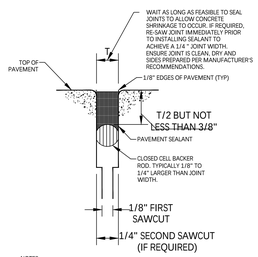
CONTRACTION JOINT



CONSTRUCTION JOINT



CONSTRUCTION JOINT TO EXISTING PAVEMENT

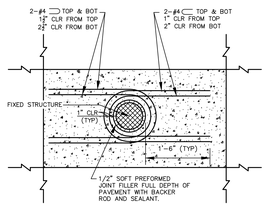


NOTES:
1. ENSURE JOINTS ARE CLEAN AND DRY PRIOR TO THE APPLICATION OF THE JOINT SEALANT.
2. INSTALL CLOSED CELL BACKER ROD AFTER JOINTS HAVE BEEN CLEANED AND DRIED IN ACCORDANCE WITH SEALANT MANUFACTURER'S REQUIREMENTS.
3. INSTALL BACKER TOD AT CONSISTENT AND UNIFORM DEPTH.
4. JOINT SEALANT APPLICATION SHALL BE IN STRICT COMPLIANCE WITH SEALANT MANUFACTURER'S REQUIREMENTS.

PCC JOINT DETAIL BLOW-UP (TYP.)

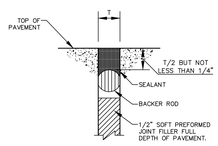
8 CONCRETE JOINT DETAILS
N.T.S.

DTCONJNT | 03-02-12

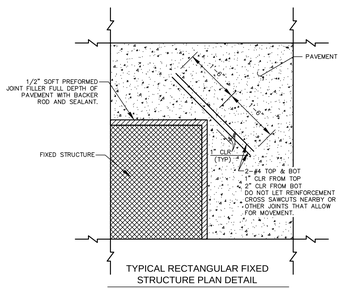


TYPICAL ROUND FIXED STRUCTURE PLAN DETAIL

USES: MANHOLES, LIGHT POLE BASES AND BOLLARDS

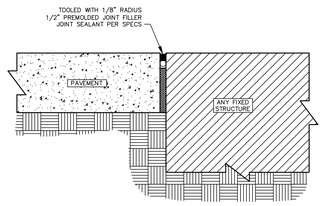


BACKER ROD AND SEALANT SECTION AT FIXED STRUCTURE



TYPICAL RECTANGULAR FIXED STRUCTURE PLAN DETAIL

USES: BUILDINGS, RETAINING WALLS/DOCK WALLS AND DROP INLETS



ISOLATION JOINT

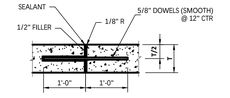
NOTES:

ISOLATION JOINT TO BE USED FOR FIXED STRUCTURES SUCH AS BUILDINGS, RETAINING WALLS/DOCK WALLS, DROP INLETS, MANHOLES, LIGHT POLE BASES AND BOLLARDS.

PAVEMENT IS NOT CONSIDERED A FIXED STRUCTURE.

9 ISOLATION JOINT DETAILS
N.T.S.

DTISOJNT | 12-04-08



NOTES:
1. GREASE DOWEL AND PROVIDE EXPANSION CAP ON ONE END.
2. DOWELLED EXPANSION JOINTS SHALL BE LOCATED AT CURB RETURNS OF INTERSECTIONS FOR SERVICE DRIVES AT EACH DIRECTION.
3. DOWELLED EXPANSION JOINTS ARE NOT REQUIRED FOR GARAGE DRIVEWAY CONNECTIONS.
4. RE: CONCRETE PAVING SPECIFICATIONS FOR PROPOSED EXPANSION JOINT SPACING
5. RE: DETAIL 2/C06.000M FOR BACKER ROD AND SEALANT SECTION.

10 DOWELLED ISOLATION JOINT
NOT TO SCALE

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LERA
HENDERSON ENGINEERS

STEM UNIVERSITY - PUBLIC IMPROVEMENT PLANS - PHASE 1

INTERIM REVIEW ONLY
Document Incomplete: Not intended for permit or construction.
Engineer: TED T. VUONG, P.E.
P.E. Serial No.: 18208
Date: 07/17/2026
ASBL COA NO. 719

NO.	DATE	REVISION
1	02/18/2026	30% SD
2	04/27/2026	60% CD
3	05/17/2026	90% CD
4	06/17/2026	100% CD
5	07/17/2026	100% CD 2ND SUBMISSION

PROJECT NO.	DESIGNED BY	REVIEWED BY	DRAWN BY
M08-25007-00			
ORIGINAL ISSUE			DATE

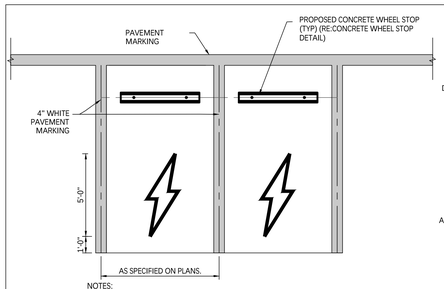
SITE DETAILS

C7.002PH1

CITY OF BENTONVILLE PROJECT NO.: LSD26-0030

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24-Jul-2025 - 6:49 PM - X:\M08\2025\25007-00 stem university - retail village\Civil\3-production\03-sheets\public improvement plans\STEM_PUB_VPM_C-MTP DT_M08250700.dwg



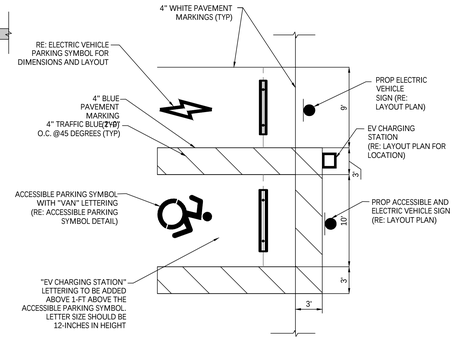
NOTES:

1. RE: SITE PLAN FOR TOTAL LAYOUT.
2. THESE DETAILS ARE FOR REFERENCE AND DIMENSION CONTROL ONLY
3. ALL DIMENSIONS ARE TO OF STRIPE UNLESS OTHERWISE INDICATED.
4. CONTRACTOR SHALL LEAVE STENCIL WITH OWNER.
5. STENCIL TO BE 5" TALL WIDTH 6" STROKE WIDTH.
6. RE: ARCHITECT FOR VECTOR FILES OF SYMBOL.
7. EMBLEM TO BE WHITE WITH WHITE STENCILED IMAGE.
8. EV ADA PARKING SPACES WILL HAVE THE SAME PAVEMENT MARKING AS THE STANDARD EV SPACES.

ELECTRIC VEHICLE "EV" PARKING SYMBOL

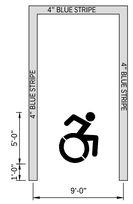
LOCATE AT EDGE OF PARKING SPACE UNLESS INDICATED FOR ADA.

NOT TO SCALE



ELECTRIC VEHICLE PARKING SPACE LAYOUT

NOT TO SCALE

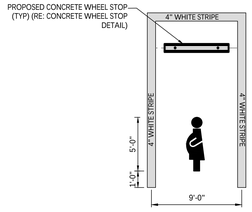


TYPICAL ACCESSIBLE STALL STRIPING

NOT TO SCALE

NOTES:

1. RE: SITE PLAN FOR TOTAL LAYOUT.
2. THESE DETAILS ARE FOR REFERENCE AND DIMENSION CONTROL ONLY
3. ALL DIMENSIONS ARE TO OF STRIPE UNLESS OTHERWISE INDICATED.
4. ALL COLORS AS SHOWN OR AS SPECIFIED BY LOCAL CODES.
5. CONTRACTOR SHALL LEAVE STENCIL WITH OWNER
6. STENCIL TO BE 5' TALL
7. RE: ARCHITECT FOR VECTOR FILE OF SYMBOL.
8. EMBLEM TO BE WHITE

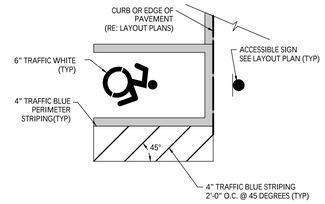


EXPECTANT MOTHER PARKING SPACE LAYOUT

NOT TO SCALE

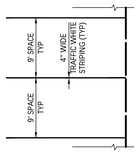
NOTES:

1. RE: SITE PLAN FOR TOTAL LAYOUT.
2. THESE DETAILS ARE FOR REFERENCE AND DIMENSION CONTROL ONLY
3. ALL DIMENSIONS ARE TO OF STRIPE UNLESS OTHERWISE INDICATED.
4. CONTRACTOR SHALL LEAVE STENCIL WITH OWNER
5. STENCIL TO BE 5' TALL
6. RE: ARCHITECT FOR VECTOR FILE OF SYMBOL.
4. EMBLEM TO BE WHITE



HANDICAP PAVEMENT MARKINGS
TYPICAL PAVEMENT MARKINGS

NOT TO SCALE



TYPICAL PARKING SPACE LAYOUT



ACCESSIBLE PARKING SYMBOL

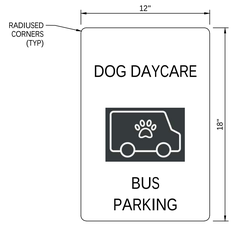
LOCATE AT EDGE OF PARKING SPACE UNLESS ACCOMPANIED BY "VAN" LETTERING

NOT TO SCALE



EXPECTANT MOTHER PARKING SYMBOL

NOT TO SCALE

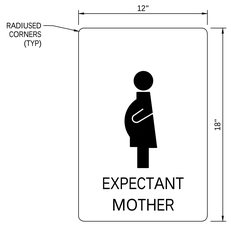


DOG DAYCARE BUS PARKING

NOT TO SCALE

NOTES:

1. RE: ARCHITECT FOR VECTOR FILE OF SYMBOL.
2. SIGN SHALL HAVE WHITE LETTERING AND EMBLEM ON A BLACK BACKGROUND.
3. FINAL DESIGN OF SIGN SHALL BE APPROVED BY ENGINEER PRIOR TO PRODUCTION.

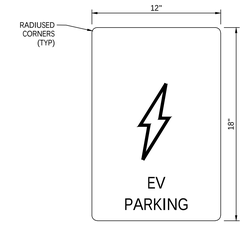


EXPECTANT MOTHER SIGN

NOT TO SCALE

NOTES:

1. RE: ARCHITECT FOR VECTOR FILE OF SYMBOL.
2. SIGN SHALL HAVE WHITE LETTERING AND EMBLEM ON A BLACK BACKGROUND.
3. FINAL DESIGN OF SIGN SHALL BE APPROVED BY ENGINEER PRIOR TO PRODUCTION.



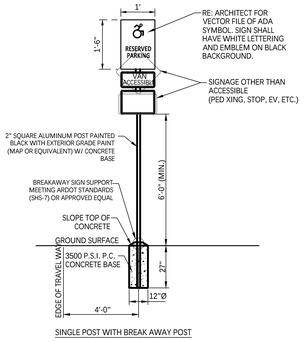
ELECTRIC VEHICLE SIGN

NOT TO SCALE

NOTES:

1. RE: ARCHITECT FOR VECTOR FILE OF SYMBOL.
2. SIGN SHALL HAVE WHITE LETTERING AND EMBLEM ON A BLACK BACKGROUND.
3. FINAL DESIGN OF SIGN SHALL BE APPROVED BY ENGINEER PRIOR TO PRODUCTION.

1 TYPICAL PAVEMENT MARKINGS



SINGLE POST WITH BREAK AWAY POST

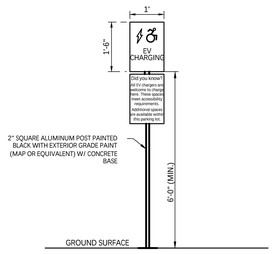
2 ADA/EV SIGN MOUNTING AND BASE

NOT TO SCALE

NOTES FOR SINGLE POST WITH BREAK AWAY POST:

1. ALL SIGNS SHALL COMPLY WITH U.S. DEPARTMENT OF TRANSPORTATION, FEDERAL HIGHWAY ADMINISTRATION'S "MANUAL OF UNIFORM TRAFFIC CONTROL DEVICES", LOCAL CODES AND AS SPECIFIED. MOUNT SIGNS TO POST IN ACCORDANCE WITH MANUFACTURER'S INSTRUCTIONS.
2. 2" SQUARE ALUMINUM POST

   POLE TO BE CAPPED
   POST TUBE SHALL MEET ASTM B 221.
   ALUMINUM USED IN THE PRODUCTION BASE CASTING SHALL BE ACCORDING TO ASTM B 108
3. IF NO SIDEWALK PERPENDICULAR TO PARKING STALL, SIGNAGE TO BE LOCATED 2.5-FT BEHIND BACK OF CURB. IF PROPOSED SIDEWALK PERPENDICULAR TO PARKING STALL, SIGNAGE TO BE LOCATED 1-FT PAST EDGE OF SIDEWALK (RE: LAYOUT PLAN FOR LOCATION).

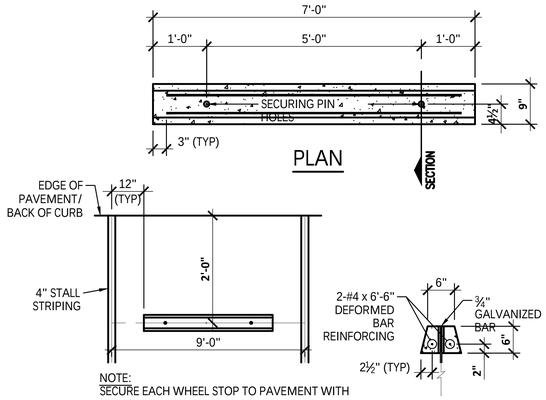


3 ELECTRIC VEHICLE ADA SIGN

NOT TO SCALE

NOTES:

1. RE: ARCHITECT FOR VECTOR FILE OF SYMBOL AND VERBIAGE.
2. SIGN SHALL HAVE WHITE LETTERING AND EMBLEM ON BLACK BACKGROUND.
3. FINAL DESIGN OF SIGN SHALL BE APPROVED BY ENGINEER PRIOR TO PRODUCTION



NOTE:
SECURE EACH WHEEL STOP TO PAVEMENT WITH TWO ¾" GALVANIZED BARS 24" IN LENGTH.

PLACEMENT SECTION

4 CONCRETE WHEEL STOPS

3/4" = 1'-0"

ACO POLYMER PRODUCT, INC. STANDARD DRAWINGS AND DETAILS APPEARING ON THIS DRAWING HAVE BEEN REPRODUCED IN THEIR ENTIRELY. ONLY PORTIONS OF THESE STANDARD DRAWINGS AND DETAILS MAY BE APPLICABLE TO THIS PROJECT. MY SEAL IS INTENDED TO AUTHENTICATE I HAVE SELECTED THESE STANDARD DRAWINGS AND DETAILS, OR PORTIONS THEREOF, AS APPLICABLE FOR THIS PROJECT AND I HEREBY DISCLAIM ANY RESPONSIBILITY FOR THE DESIGN INDICATED BY THESE STANDARD DRAWINGS AND DETAILS

CITY OF BENTONVILLE PROJECT NO.: LSD26-0030

walter p moore

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609 SW 8th St., Suite 600
Bentonville, Arkansas 72712

479.367.3250

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STEM UNIVERSITY - PUBLIC IMPROVEMENT PLANS - PHASE 1

INTERIM REVIEW ONLY
Document Incomplete: Not intended for permit or construction.
Engineer: TED T. VUONG, P.E.
P.E. Serial No.: 18208
Date: 07/17/2026

ASBL COA NO. 719

NO.	DATE	REVISION
1	02/18/2026	30% SD
2	04/27/2026	60% CD
3	05/17/2026	90% CD
4	06/17/2026	100% CD
5	07/17/2026	100% CD 2ND SUBMISSION

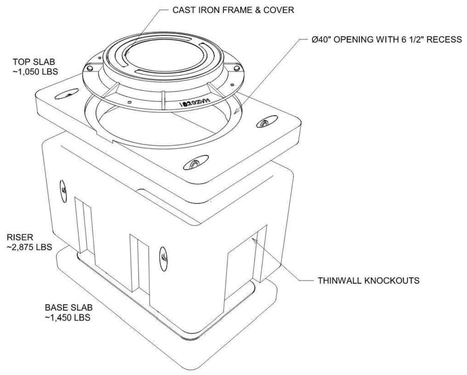
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M08-25007-00			
ORIGINAL ISSUE			DATE

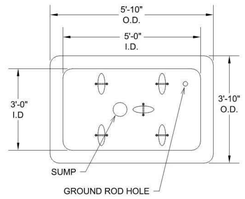
SITE DETAILS

C7.003PH1

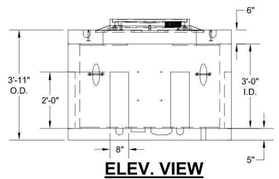
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24-Jul-2026 - 6:49 PM - X:\M08\2025\25007-00 stem university - retail village\Civil\3-production\03-sheets\public improvement plans\STEM_PUB_VPM_C-MTP DT_M08250007(0).dwg





PLAN VIEW (FLOOR)



ELEV. VIEW

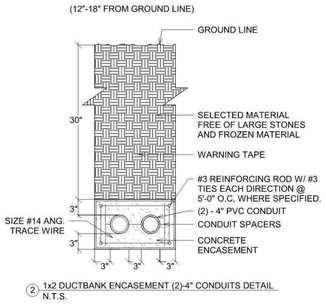
STANDARD SPLICE BOX FEATURES

- Designed for HS-20 Loading
- Thin Wall Knockouts for Easy Cable Splicing (shown)
- Pull Irons Cast In Floor (shown)
- 6" Ø Recessed Sump in Floor (shown)
- 2" Ø Ground Hole in Floor (shown)
- Heavy Duty Cast Iron Frame and Cover (shown)
- Smooth Corners for Safe Installation & Qualilit Just Looks Better!

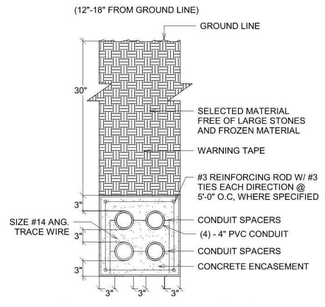
SPLICE BOX OPTIONS

- Unistrut Cast Into Wall for Racking in lieu of Bolt Inserts
- Terminators Cast Into Wall in lieu of Thin Wall Recess
- Non-Metallic Racking
- Plastic Coated Racking
- Cast In Grounding Lug
- Pull Irons - Add or Change Locations
- Divider Plate for Multi-Purpose Boxes

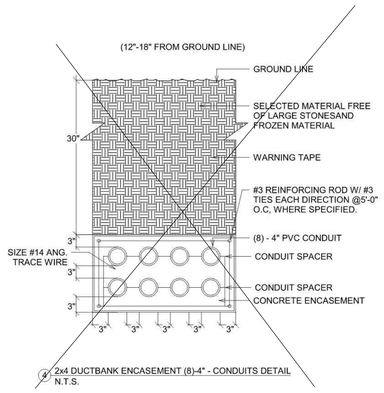
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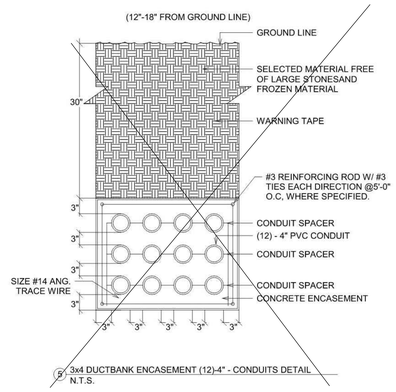
2 1x2 DUCTBANK ENCASEMENT (2)-4" CONDUITS DETAIL
N.T.S.



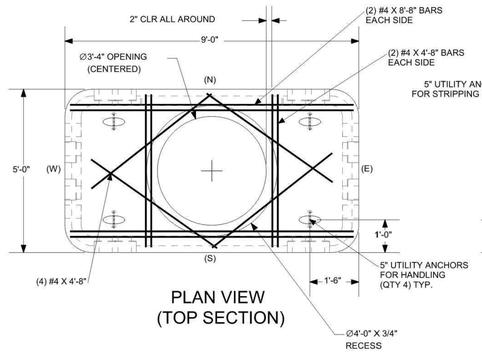
3 2x2 DUCTBANK ENCASEMENT (4)-4" - CONDUITS DETAIL
N.T.S.



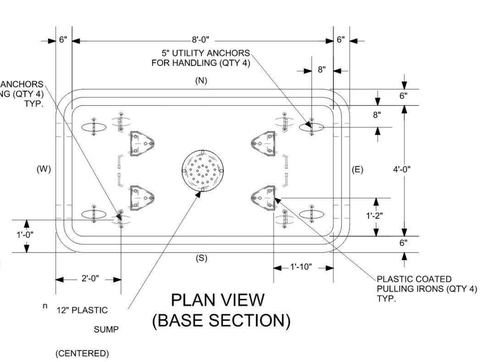
4 2x4 DUCTBANK ENCASEMENT (8)-4" - CONDUITS DETAIL
N.T.S.



5 3x4 DUCTBANK ENCASEMENT (12)-4" - CONDUITS DETAIL
N.T.S.

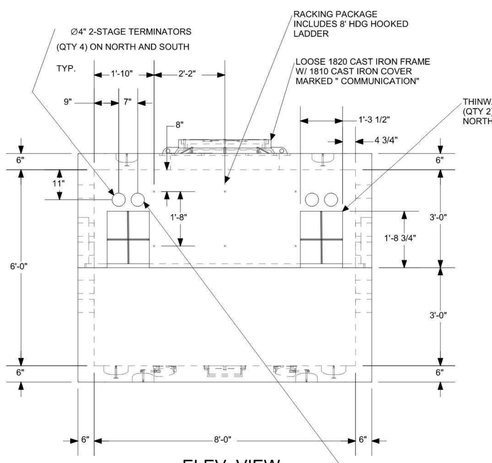


PLAN VIEW
(TOP SECTION)

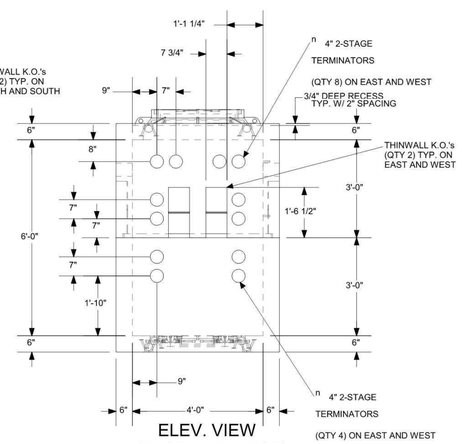


PLAN VIEW
(BASE SECTION)

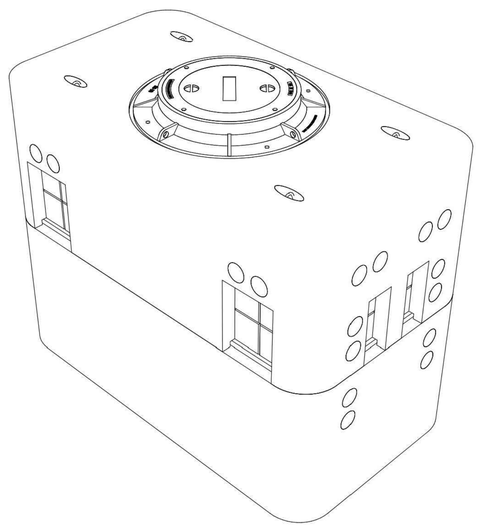
NOTE: PLEASE VERIFY SIZE, QUANTITY, AND LOCATION
OF TERMINATORS AND THINWALL K.O.'s



ELEV. VIEW
(NORTH AND SOUTH)



ELEV. VIEW
(EAST AND WEST)



6 4X8X6 MANHOLE TYPE-D
N.T.S.

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STEM UNIVERSITY -
PUBLIC IMPROVEMENT
PLANS - PHASE 1

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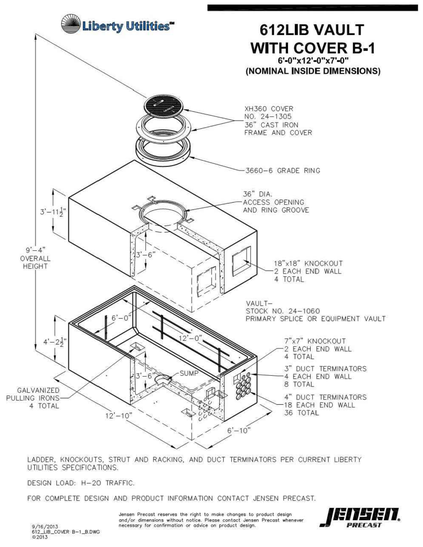
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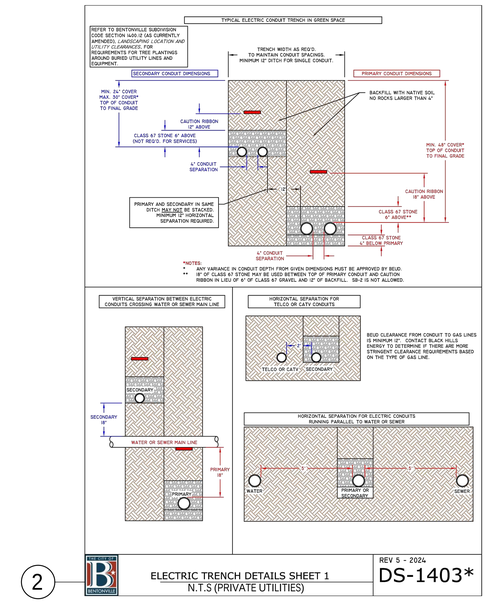
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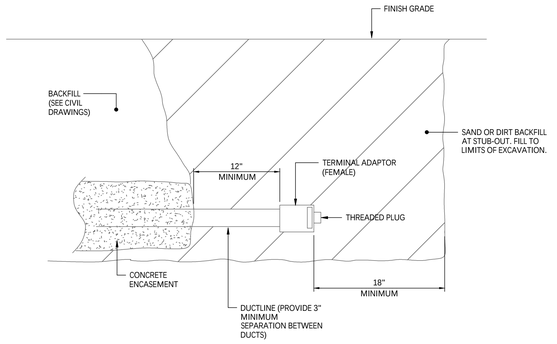
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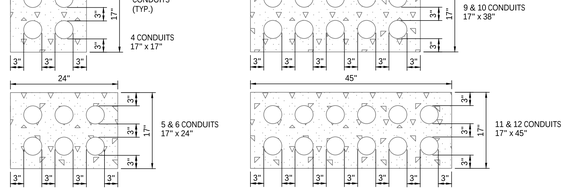
1 PRIMARY ELECTRIC EQUIPMENT VAULT
NTS



2



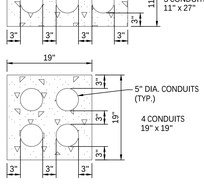
3 GENERAL ARRANGEMENT (TYP) DUCTLINE STUB-OUT
NTS

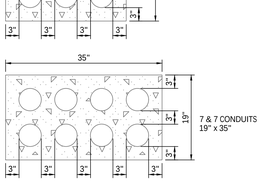


GENERAL NOTES:

1. FOR SMALLER CONDUIT, RESIZE PER CONDUIT SIZE.
2. PROVIDE TAPE MARKER.
3. DUCT BANK SHALL BE MINIMUM OF 24" DEEP.
4. REFER TO SPECIFICATION SECTION 272243 FOR ADDITIONAL REQUIREMENTS.

4 ELECTRICAL DUCT BANK FOR 600V AND BELOW 4" CONDUIT SYSTEM
NTS

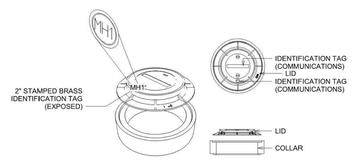




GENERAL NOTES:

1. FOR SMALLER CONDUIT, RESIZE PER CONDUIT SIZE.
2. PROVIDE TAPE MARKER.
3. DUCT BANK SHALL BE MINIMUM OF 36" DEEP.
4. REFER TO SPECIFICATION SECTION 272243 FOR ADDITIONAL REQUIREMENTS.

5 ELECTRICAL DUCT BANK FOR MEDIUM VOLTAGE 5" CONDUIT SYSTEM
NTS



6 MAINTENANCE HOLE COLLAR - W ASSEMBLY WITH IDENTIFICATION TAG DETAIL
N.T.S.

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STEM UNIVERSITY - PUBLIC IMPROVEMENT PLANS - PHASE 1

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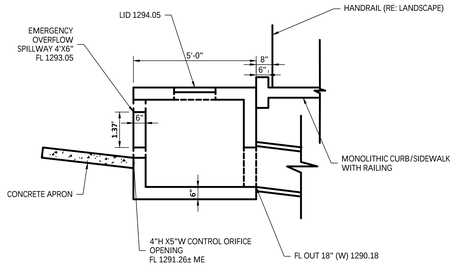
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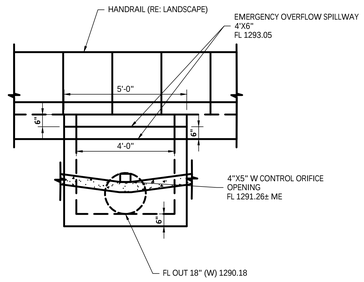
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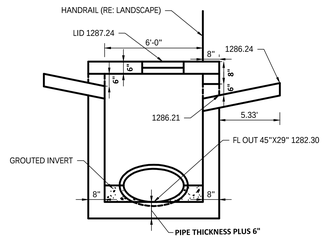
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1 CONTROL AREA INLET- FRONT VIEW
NTS



2 CONTROL AREA INLET- SECTION VIEW
NTS



3 CURB INLET WITH BACK OPENING
NTS

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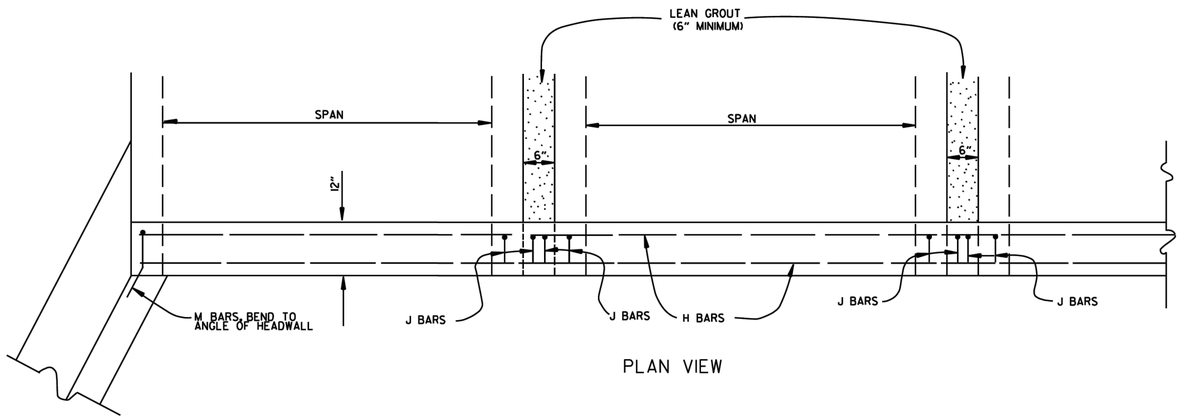
STORM DETAILS

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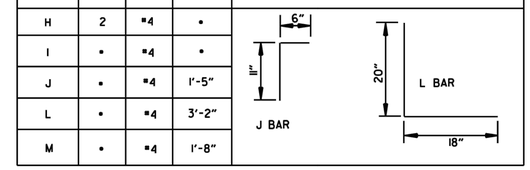
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PLAN VIEW

BAR LIST

BAR	NO.	SIZE	LENGTH	BAR BENDING DIAGRAM
H	2	#4	•	
I	•	#4	•	
J	•	#4	1'-5"	
L	•	#4	3'-2"	
M	•	#4	1'-8"	



• NOTE: LENGTH AND NUMBER OF BARS VARIES WITH SIZE OF CULVERT

GENERAL NOTES

WINGS, CURTAIN WALLS AND APRONS SHALL BE TIED TO THE PRECAST CULVERT SECTION BY CASTING BARS IN CULVERT END SECTIONS AS SHOWN OR BY DOWELING AND GROUTING. J BARS AND M BARS SHALL BE EMBEDDED A MINIMUM OF 10" IN PRECAST BOX.

WINGS, FOOTINGS, APRONS AND CURTAIN WALLS SHALL BE CONSTRUCTED IN ACCORDANCE WITH THE APPLICABLE WING DRAWING, STEEL AND CONCRETE QUANTITIES WILL BE ADJUSTED TO FIT THE IN-PLACE WIDTH & HEIGHT OF THE PRECAST CONCRETE BOX CULVERTS.

ALL EXPOSED CORNERS TO HAVE ¾" CHAMFERS.

WINGWALLS AND FOOTINGS MAY BE ADJUSTED IN THE FIELD AS DIRECTED BY THE ENGINEER.

ALL CONCRETE, REINFORCING STEEL, LEAN GROUT, MEMBRANE WATERPROOFING, DRAINAGE FILL MATERIAL, GEOTEXTILE FILTER FABRIC, LABOR, MATERIALS AND EQUIPMENT REQUIRED FOR INSTALLING PRECAST BOX CULVERTS WILL NOT BE PAID FOR DIRECTLY BUT WILL BE CONSIDERED TO BE INCLUDED IN THE PRICE BID FOR THE ITEMS AS SPECIFIED IN SECTION 607 OF THE STANDARD SPECIFICATIONS.

LEAN GROUT SHALL CONSIST OF A SAND CEMENT MIXTURE MEETING THE FOLLOWING REQUIREMENTS:
PORTLAND CEMENT SHALL BE TYPE I AND SHALL MEET THE REQUIREMENTS OF AASHTO M 85.
SAND SHALL MEET THE REQUIREMENTS OF FINE AGGREGATE AS SPECIFIED IN SECTION 802.02 OF THE STANDARD SPECIFICATIONS.
THE SAND CEMENT MIXTURE SHALL CONSIST OF NOT LESS THAN 1.5 SACKS OF PORTLAND CEMENT PER TON OF MATERIAL MIXTURE.
THE MIXTURE SHALL CONTAIN SUFFICIENT WATER TO HYDRATE THE CEMENTS. THE SAND CEMENT MIXTURE SHALL BE PLACED IN MAXIMUM 8 INCH THICK LIFTS, LOOSE MEASURE, AND THOROUGHLY RODDED AND TAMPED AROUND BOX TO THOROUGHLY FILL ALL VOIDS.

MEMBRANE WATERPROOFING CONFORMING TO THE REQUIREMENTS OF SECTION 815 OF THE STANDARD SPECIFICATIONS SHALL BE APPLIED TO ALL BOX CULVERT JOINTS.

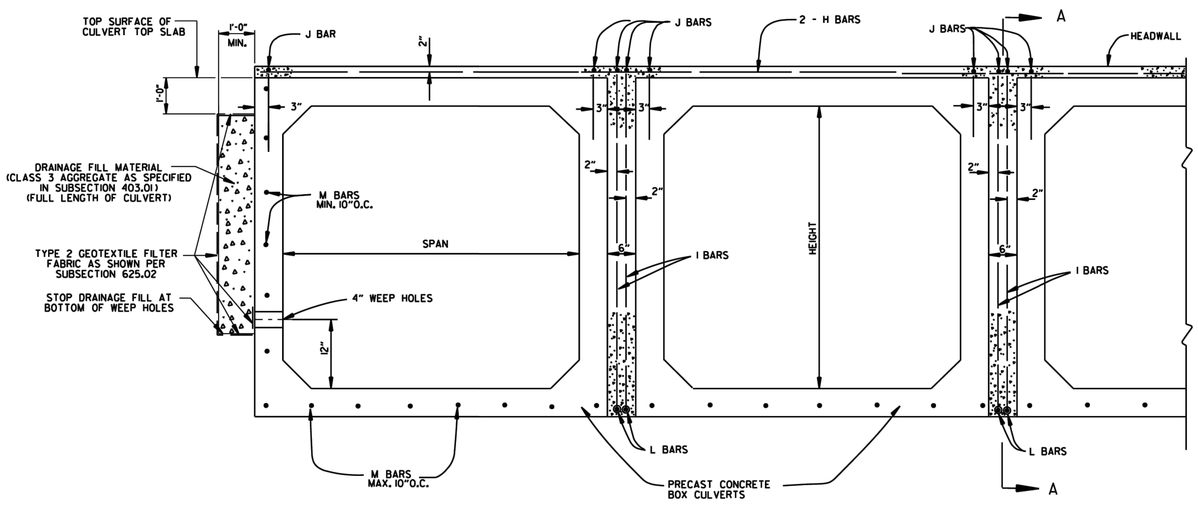
THE MEMBRANE WATERPROOFING WILL BE REQUIRED ON THE TOP EXTERNAL JOINT AND SHALL EXTEND 1 FOOT DOWN THE SIDES OF THE CULVERT.

IN OUTER BARRELS, ONE WEEP HOLE IS REQUIRED IN EXTERIOR WALLS OF EACH PRECAST CULVERT SECTION. WEEP HOLES SHALL HAVE A MAXIMUM HORIZONTAL SPACING OF 10'-0" IN THE ASSEMBLED CULVERT AND SHALL BE SPACED TO CLEAR ALL REINFORCING STEEL. THE DRAIN OPENING SHALL BE 4" DIAMETER AND SHALL BE PLACED 12" ABOVE THE TOP OF THE BOTTOM SLAB.

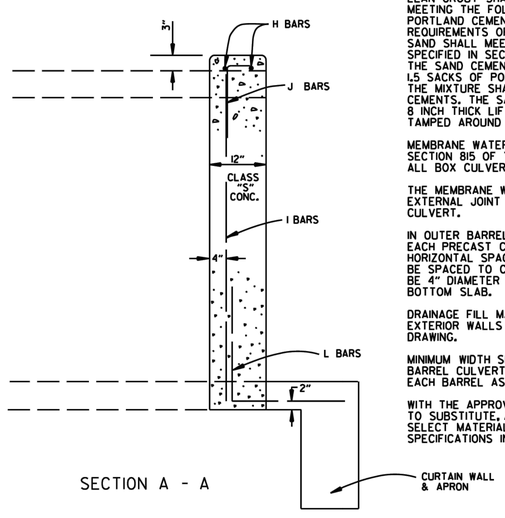
DRAINAGE FILL MATERIAL WITH GEOTEXTILE FABRIC IS REQUIRED AT THE EXTERIOR WALLS OF THE ASSEMBLED CULVERT, SEE DETAILS ON THIS DRAWING.

MINIMUM WIDTH SHALL BE 12" (6" ON EACH SIDE OF JOINT), ON MULTIPLE BARREL CULVERTS, MEMBRANE WATERPROOFING SHALL BE APPLIED TO EACH BARREL AS DESCRIBED ABOVE.

WITH THE APPROVAL OF THE ENGINEER, THE CONTRACTOR WILL BE ALLOWED TO SUBSTITUTE, AT NO ADDITIONAL COST TO THE DEPARTMENT, FLOWABLE SELECT MATERIAL CONFORMING TO SECTION 206 OF THE STANDARD SPECIFICATIONS IN LIEU OF LEAN GROUT.



END VIEW



SECTION A - A

1-28-15	REVISED GEOTEXTILE FABRIC PLACEMENT	
12-15-11	ADDED NOTE & DTLS FOR WEEP HOLE AND DRAINAGE FILL	
10-15-09	ADDED GENERAL NOTE	
11-10-05	REVISED SPACING OF "M" BARS	
4-10-03	REVISED GENERAL NOTES	
10-18-96	CORRECTED AASHTO REF.	
10-1-92	ADDED NOTE FOR MEMBRANE WATERPROOFING	
8-15-91	ADDED NOTE FOR LEAN GROUT	
11- 8-90	REVISED FOR 1991 SPECS	
11-30-89	ISSUED; JABE	
DATE	REVISION	DATE FILMED

ARKANSAS STATE HIGHWAY COMMISSION

PRECAST CONCRETE BOX CULVERTS

STANDARD DRAWING PBC-1

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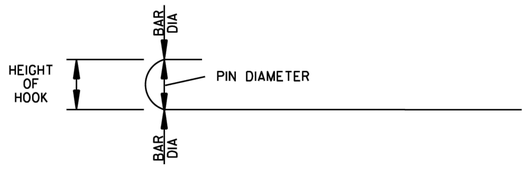
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STEEL FABRICATION: REINFORCING STEEL FABRICATION SHALL CONFORM TO THE DIMENSIONS LISTED IN THE TABLE BELOW:

BAR SIZE	PIN DIAMETER	HOOK EXTENSION "K"
3	2¼"	4"
4	3 "	4½"
5	3¾"	5"
6	4½"	6"
7	5¼"	7"
8	6"	8"

IF THE OVERALL HEIGHT OF THE HOOK (SEE DIAGRAM BELOW) FOR A "b", "b1", "b2" or "b3" BENT BAR IS GREATER THAN THE CORRESPONDING TOP OR BOTTOM SLAB THICKNESS, LESS 2¾ INCHES, EACH BENT BAR SHALL BE REPLACED WITH ONE HOOKED BAR AND ONE STRAIGHT BAR, USING LENGTHS AS SHOWN IN THE TABLE BELOW. THE TWO BARS SHALL BE THE SAME DIAMETER AS, AND PLACED AT THE SAME SPACING AS, THE "b", "b1", "b2" OR "b3" BENT BARS THEY REPLACE.



NOTE: DIMENSIONS OF BARS ARE MEASURED OUT TO OUT OF BARS.

OVERALL HEIGHT OF HOOKED BAR DIAGRAM

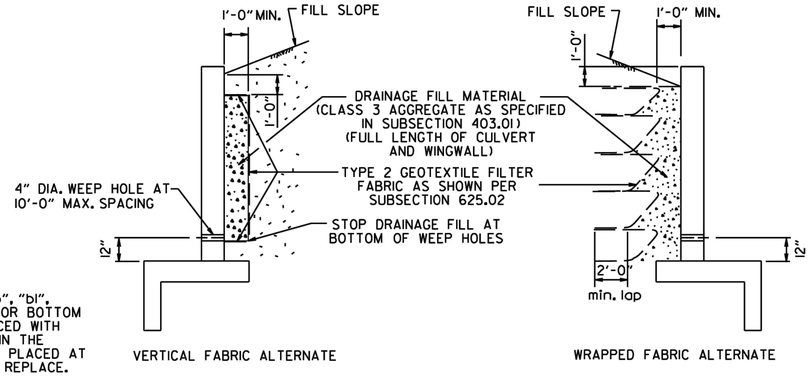
THE HOOKED BARS SHALL BE PLACED IN THE BOTTOM OF THE TOP SLAB AND THE TOP OF THE BOTTOM SLAB. THE STRAIGHT BARS SHALL BE PLACED IN THE TOP OF THE TOP SLAB AND THE BOTTOM OF THE BOTTOM SLAB. SEE TABLE BELOW FOR LENGTHS OF REPLACEMENT HOOKED AND STRAIGHT BARS.

FOR SKEWED CULVERTS, THE REPLACEMENT STRAIGHT BAR MAY HAVE TO BE CUT IN FIELD TO FIT.

REPLACEMENT BAR LENGTHS TABLE

BAR SIZE: "b", "b1", "b2" OR "b3"	LENGTH OF HOOKED BAR	LENGTH OF STRAIGHT BAR
#4	L + 1' - 0"	SEE "c" BAR LENGTH
#5	L + 1' - 2"	SEE "c" BAR LENGTH
#6	L + 1' - 4"	SEE "c" BAR LENGTH
#7	L + 1' - 8"	SEE "c" BAR LENGTH
#8	L + 1' - 10"	SEE "c" BAR LENGTH
#9	L + 2' - 6"	SEE "c" BAR LENGTH

L = "OW" - 3 INCHES



WINGWALL & CULVERT DRAINAGE DETAIL

REINFORCED CONCRETE BOX CULVERT GENERAL NOTES

CONCRETE SHALL BE CLASS S WITH A MINIMUM 28 DAY COMPRESSIVE STRENGTH OF 3500 PSI.

REINFORCING STEEL SHALL BE AASHTO M 31 OR M 53, GRADE 60.

CONSTRUCTION AND MATERIALS FOR WINGWALL & CULVERT DRAINAGE, INCLUDING WEEP HOLES AND GRANULAR MATERIAL, SHALL BE SUBSIDIARY TO THE BID ITEM, "CLASS S CONCRETE".

MEMBRANE WATERPROOFING SHALL CONFORM TO THE REQUIREMENTS OF SECTION 815 OF THE STANDARD SPECIFICATIONS.

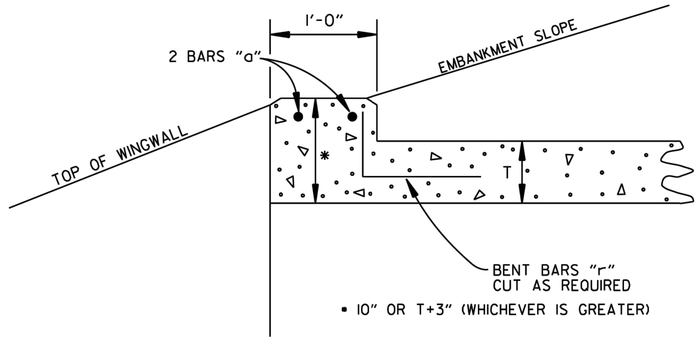
MEMBRANE WATERPROOFING SHALL BE APPLIED TO ALL CONSTRUCTION JOINTS IN THE TOP SLAB AND THE SIDEWALLS OF R.C. BOX CULVERTS AS DIRECTED BY THE ENGINEER. NO PAYMENT SHALL BE MADE FOR THIS ITEM, BUT PAYMENT WILL BE CONSIDERED TO BE INCLUDED IN THE VARIOUS ITEMS BID FOR THE R.C. BOX CULVERT.

REINFORCING STEEL TOLERANCES: THE TOLERANCES FOR REINFORCING STEEL SHALL MEET THOSE LISTED IN "MANUAL OF STANDARD PRACTICE" PUBLISHED BY CONCRETE REINFORCING STEEL INSTITUTE (CRSI) EXCEPT THAT THE TOLERANCE FOR TRUSS BARS SUCH AS FIGURE 3 ON PAGE 7-4 OF THE CRSI MANUAL SHALL BE MINUS ZERO TO PLUS ½ INCH.

WEEP HOLES IN BOX CULVERT WALLS SHALL HAVE A MAXIMUM HORIZONTAL SPACING OF 10'-0" AND SHALL BE SPACED TO CLEAR ALL REINFORCING STEEL. THE DRAIN OPENING SHALL BE 4" DIAMETER AND SHALL BE PLACED 12" ABOVE THE TOP OF THE BOTTOM SLAB.

WEEP HOLES IN WINGWALLS SHALL HAVE A MAXIMUM HORIZONTAL SPACING OF 10'-0" AND SHALL BE SPACED TO CLEAR ALL REINFORCING STEEL. THERE SHALL BE A MINIMUM OF TWO (2) WEEP HOLES IN EACH WINGWALL. THE DRAIN OPENING SHALL BE 4" DIAMETER AND SHALL BE PLACED 12" ABOVE THE TOP OF THE WINGWALL FOOTING.

THE REQUIREMENTS SHOWN ON THIS DRAWING SHALL SUPERCEDE THE CORRESPONDING REQUIREMENTS ON ALL REINFORCED CONCRETE BOX CULVERT STANDARD DRAWINGS.



NOTE: FOR ALL SKEWED R.C. BOX CULVERTS THE LENGTH "K" OF THE MODIFIED HEADWALL SHALL BE EQUAL TO THE ROADWAY LENGTH "RL". THE ENDS OF THE HEADWALL SHALL BE CONSTRUCTED PARALLEL TO THE SKEW ANGLE OF THE BOX CULVERT.

R.C. BOX CULVERT HEADWALL MODIFICATIONS

DATE	REVISION	DATE FILMED
7/26/12	REV. DRAINAGE FILL MATERIAL & DETAIL	
12/15/11	REQUIRE WEEP HOLES IN BOX CULVERT WALLS	
5-25-06	REV. GEN. NOTES AND DETAILS FOR WEEP HOLES; BAR DIAGRAM	
11-16-01	ADDED WINGWALL DRAINAGE DETAIL/EDITED GEN. NOTES	
10-18-96	REV. ASTM REF. TO AASHTO & ADDED BAR DIAGRAM	
10-12-95	MOVED SOLID SODDING DETAIL TO RCB-2	
6-2-94	ADDED SOLID SODDING PLAN DETAIL	
8-5-93	REVISED PIN DIAMETER TO SPECS.	
8-15-91	DRAWN AND ISSUED	

ARKANSAS STATE HIGHWAY COMMISSION

REINFORCED CONCRETE BOX CULVERT DETAILS

STANDARD DRAWING RCB-1

ARKANSAS STATE HIGHWAY COMMISSION STANDARD DRAWINGS AND DETAILS APPEARING ON THIS DRAWING HAVE BEEN REPRODUCED IN THEIR ENTIRELY. ONLY PORTIONS OF THESE STANDARD DRAWINGS AND DETAILS MAY BE APPLICABLE TO THIS PROJECT. MY SEAL IS INTENDED TO AUTHENTICATE I HAVE SELECTED THESE STANDARD DRAWINGS AND DETAILS, OR PORTIONS THEREOF, AS APPLICABLE FOR THIS PROJECT AND I HEREBY DISCLAIM ANY RESPONSIBILITY FOR THE DESIGN INDICATED BY THESE STANDARD DRAWINGS AND DETAILS

CITY OF BENTONVILLE PROJECT NO.: LSD26-0030

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STEM UNIVERSITY - PUBLIC IMPROVEMENT PLANS - PHASE 1

INTERIM REVIEW ONLY
Document Incomplete: Not intended for permit or construction.
Engineer: TED T. VUONG, P.E.
P.E. Serial No.: 18208
Date: 07/17/2026
ASBL COA NO. 719

NO.	DATE	REVISION
1	02/28/2026	30% SD
2	04/27/2026	60% CD
3	05/17/2026	90% CD
4	06/17/2026	100% CD
5	07/17/2026	100% CD 2ND SUBMISSION

PROJECT NO.	DESIGNED BY	REVIEWED BY	DRAWN BY
M08-25007-00			
ORIGINAL ISSUE			DATE

STORM DETAILS

C8.002PH1

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24-Jul-2026 - 6:49 PM - K:\M08\2025\25007-00 stem university - retail village\Civil\3 production\03-sheets\public improvement plans\STEM_PUB_WPM_C-MTP DT_M08250700.dwg

FED. ROAD No.	STATE	FED. AID PROJECT	FISCAL YEAR	SHEET No.	TOTAL SHEETS
6	ARK.				
JOB No.					

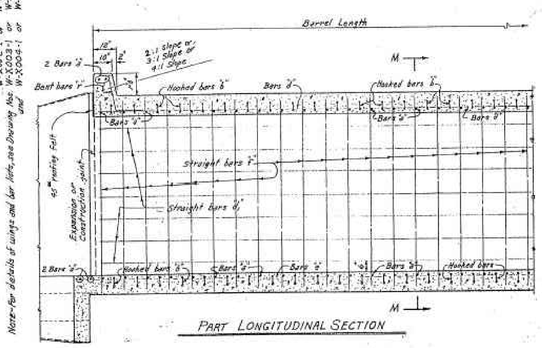
BAR LIST FOR BARREL SECTION 60°0" IN LENGTH

DEPTH OF COVER D	CLEAR SPAN S	CLEAR HEIGHT H	"a" bars STRAIGHT In Top and Bottom Slabs of Barrel. 2 INCH In Apron and Headwall- Each. SIZE	SPACING	NUMBER REQD 3:1	NUMBER REQD 4:1	LENGTH	"b" bars BENT - See Diagram below. In Top and Bottom Slabs of Barrel. Alternate with "a" bars. SIZE	SPACING	NUMBER REQD 3:1	NUMBER REQD 4:1	LENGTH	X	"d" bars STRAIGHT Longitudinal in Top Slab of Barrel SIZE	SPACING	NUMBER REQD	LENGTH	"h" bars STRAIGHT Longitudinal in Sidewalls SIZE	SPACING	NUMBER REQD	LENGTH	"e" bars. STRAIGHT Longitudinal in Bottom Slab of Barrel SIZE	SPACING	NUMBER REQD	LENGTH	"f" bars STRAIGHT Verticals in Side walls SIZE	SPACING	NUMBER REQD 3:1	NUMBER REQD 4:1	LENGTH
1'-0" TO 5'-0" MAXIMUM	6'	2'	#5	13"	120	120	4'-3"	#6	13"	110	110	5'-10"	4'-8"	#5	10½"	6	#4	12"	5	#4	12"	5	#4	12"	5	#4	12"	120	120	2'-11"
		3'			120	120	4'-8"			110	110	5'-10"	4'-8"			6			5			5			5			120	120	3'-10"
		4'			120	120	4'-8"			110	110	5'-10"	4'-8"			6			5			5			5			120	120	4'-7"
		5'			120	120	4'-8"			110	110	5'-10"	4'-8"			6			5			5			5			120	120	5'-11"
		6'			120	120	4'-8"			110	110	6'-0"	4'-10"			6			6			6			6			120	120	6'-6"
	8'	3'			120	120	5'-9"			110	110	6'-0"	5'-0"			6			6			6			6			120	120	5'-0"
		4'			120	120	5'-9"			110	110	6'-0"	5'-0"			6			6			6			6			120	120	6'-0"
		5'			120	120	5'-9"			110	110	6'-10½"	5'-8"			7			7			7			7			120	120	7'-0"
		6'			120	120	5'-10"			110	110	7'-0"	5'-10"			7			7			7			7			120	120	8'-0"
		7'			120	120	6'-0"			110	110	7'-1"	5'-11"			7			7			7			7			120	120	8'-6"
	10'	3'			128	128	6'-9"			118	118	7'-10"	6'-8"			8			8			8			8			120	120	6'-7"
		4'			128	128	6'-9"			118	118	7'-10"	6'-8"			8			8			8			8			120	120	7'-7"
		5'			128	128	6'-10"			118	118	8'-0"	6'-11"			8			8			8			8			120	120	8'-7"
		6'			128	128	7'-0"			118	118	8'-2"	7'-0"			8			8			8			8			120	120	9'-7"
		7'			128	128	7'-1"			118	118	8'-3"	7'-1"			8			8			8			8			120	120	10'-8"
	12'	3'			140	140	7'-9"			130	130	8'-10"	7'-8"			9			9			9			9			120	120	7'-8"
		4'			140	140	7'-9"			130	130	8'-10"	7'-8"			9			9			9			9			120	120	8'-8"
		5'			140	140	7'-10"			130	130	8'-11"	7'-10"			9			9			9			9			120	120	9'-8"
		6'			140	140	8'-0"			130	130	9'-1"	7'-11"			9			9			9			9			120	120	10'-8"
		7'			140	140	8'-0"			130	130	9'-2"	8'-0"			9			9			9			9			120	120	11'-8"
	14'	3'			128	128	8'-9"			118	118	9'-10"	8'-8"			11			11			11			11			120	120	8'-8"
		4'			128	128	8'-9"			118	118	10'-0"	8'-10"			11			11			11			11			120	120	9'-8"
		5'			128	128	8'-10"			118	118	10'-0"	8'-10"			11			11			11			11			120	120	10'-8"
		6'			128	128	9'-0"			118	118	10'-1"	8'-11"			11			11			11			11			120	120	11'-8"
		7'			128	128	9'-0"			118	118	10'-2"	9'-0"			11			11			11			11			120	120	12'-8"
		8'			128	128	9'-1"			118	118	10'-4"	9'-2"			11			11			11			11			120	120	13'-8"
		9'			128	128	9'-2"			118	118	10'-4"	9'-2"			11			11			11			11			120	120	14'-8"
		10'			128	128	9'-3"			118	118	10'-5"	9'-3"			11			11			11			11			120	120	15'-8"
	16'	3'			140	140	9'-10"			130	130	11'-0"	9'-10"			12			12			12			12			120	120	9'-8"
		4'			140	140	10'-0"			130	130	11'-1"	9'-11"			12			12			12			12			120	120	10'-8"
		5'			140	140	10'-0"			130	130	11'-1"	9'-11"			12			12			12			12			120	120	11'-8"
		6'			140	140	10'-1"			130	130	11'-2"	10'-0"			12			12			12			12			120	120	12'-8"
		7'			140	140	10'-1"			130	130	11'-2"	10'-0"			12			12			12			12			120	120	13'-8"
		8'			140	140	10'-2"			130	130	11'-3"	10'-1"			12			12			12			12			120	120	14'-8"
		9'			140	140	10'-3"			130	130	11'-4"	10'-2"			12			12			12			12			120	120	15'-8"
		10'			140	140	10'-3"			130	130	11'-4"	10'-2"			12			12			12			12			120	120	16'-8"
	18'	3'			128	128	10'-10"			118	118	12'-2"	10'-10"			13			13			13			13			120	120	10'-8"
		4'			128	128	11'-0"			118	118	12'-3"	10'-11"			13			13			13			13			120	120	11'-8"
		5'			128	128	11'-0"			118	118	12'-3"	10'-11"			13			13			13			13			120	120	12'-8"
		6'			128	128	11'-0"			118	118	12'-3"	10'-11"			13			13			13			13			120	120	13'-8"
		7'			128	128	11'-1"			118	118	12'-4"	11'-0"			13			13			13			13			120	120	14'-8"
		8'			128	128	11'-2"			118	118	12'-5"	11'-1"			13			13			13			13			120	120	15'-8"
		9'			128	128	11'-3"			118	118	12'-6"	11'-2"			13			13			13			13			120	120	16'-8"
		10'			128	128	11'-3"			118	118	12'-6"	11'-2"			13			13			13			13			120	120	17'-8"
		11'			128	128	11'-4"			118	118	12'-7"	11'-3"			13			13			13			13			120	120	18'-8"
		12'			128	128	11'-9"			118	118	13'-0"	11'-8"			13			13			13			13			120	120	19'-8"
	6'	2'	#6	12"	140	140	12'-1"	#7	11"	130	130	13'-6"	12'-0"	#5	9½"	15	#4	12"	12	#4	12"	12	#4	12"	12	#4	12"	120	120	7'-7"
		3'			140	140	12'-1"			130	130	13'-6"	12'-0"			15			12			12			12			120	120	8'-5"
		4'			140	140	12'-1"			130	130	13'-6"	12'-0"			15			12			12			12			120	120	9'-3"
		5'			140	140	12'-2"			130	130	13'-7"	12'-0"			15			12			12			12			120	120	10'-1"
		6'			140	140	12'-3"			130	130	13'-8"	12'-0"			15			12			12			12			120	120	10'-11"
		7'			140	140	12'-3"			130	130	13'-8"	12'-0"			15			12			12			12			120	120	11'-9"
		8'			140	140	12'-4"			130	130	13'-9"	12'-1"			15			12			12			12			120	120	12'-7"
		9'			140	140	12'-5"			130	130	13'-10"	12'-2"			15			12			12			12			120	120	13'-5"
		10'			140	140	12'-5"			130	130	13'-10"	12'-2"			15			12			12			12			120	120	14'-3"
		11'			140	140	12'-6"			130	130	13'-11"	12'-3"			15			12			12			12			120	120	15'-1"
		12'			140	140	12'-7"			130	130	14'-0"	12'-3"			15			12			12			12			120	120	15'-11"
	8'	2'			148	148	13'-1"			138	138	14'-4"	13'-0"			16			13			13			13			120	120	8'-3"
		3'			148	148	13'-1"			138	138	14'-4"	13'-0"			16			13			13			13			120	120	9'-1"
		4'			148	148	13'-1"			138	138	14'-5"	13'-0"			16			13			13			13			120	120	9'-11"
		5'			148	148	13'-2"			138	138	14'-6"	13'-1"			16			13			13			13			120	120	10'-9"
		6'			148	148	13'-3"			138	138	14'-6"	13'-1"			16			13			13			13			120	120	11'-7"
		7'			148	148	13'-3"			138	138	14'-7"	13'-2"			16			13			13			13			120	120	12'-5"
		8'			148	148	13'-4"			138	138	14'-8"	13'-3"			16			13			13			13			120	120	13'-3"
		9'			148	148	13'-5"			138	138	14'-8"	13'-3"			16			13			13			13			120	120	14'-1"
		10'			148	148	13'-5"			138	138	14'-9"	13'-4"			16			13			13			13			120	120	14'-11"
		11'			148	148	13'-6"			138	138	14'-10"	13'-4"			16			13			13			13			120	120	15'-9"
		12'			148	148	13'-7"			138	138	15'-0"	13'-5"			16			13			13			13			120	120	16'-7"

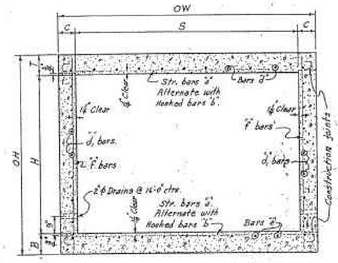
DIMENSIONS AND QUANTITIES

MARK. DESIGN DEPTH OF COVER D	CLEAR SPAN S	BARREL DIMENSIONS CLEAR HEIGHT H	Sq. Ft. OPENING A	OVERALL WIDTH OW	THICKNESS OF TOP SLAB T	THICKNESS OF SIDEWALLS C	THICKNESS OF BOTTOM SLAB B	OVERALL HEIGHT OH	QUANTITIES UNIT QUANTITIES CLASS S CONC PER LIN. FT. OF BARREL CU.YD.	REINFORCING STEEL PER LIN. FT. OF BARREL LB.	ADDITIONAL PER 1 LIN. LB.	ADDITIONAL TWO HEADWALLS & WINGS LB.
1'-0" TO 5'-0" MAXIMUM	6'	2'	8'	5'0"	7"	6"	6"	6'-7½"	0.282	41.89	17.95	66.35
		3'	12'	5'0"		6"	6"	7'-1½"	0.319	44.16	19.46	66.35
		4'	16'	5'0"		6"	6"	7'-7½"	0.356	46.83	21.29	66.35
		5'	20'	5'0"		6"	6"	8'-1½"	0.394	49.50	22.96	66.35
		6'	24'	5'0"		6"	7"	8'-7½"	0.434	52.96	24.63	67.15
	8'	3'	12'	6'0"		6"	7"	8'-7½"	0.360	55.35	22.19	101.27
		4'	20'	6'0"	7½"	6"		9'-1½"	0.417	58.23	23.86	101.27
		5'	28'	6'0"		6"	7"	9'-7½"	0.474	61.10	25.53	101.27
		6'	36'	6'0"		6"	7½"	10'-1½"	0.535	64.93	27.20	103.27
		7'	44'	6'0"		6"	8"	10'-7½"	0.604	67.63	28.87	104.27
	10'	3'	18'	7'0"		6"	7"	9'-7½"	0.496	66.29	29.76	118.94
		4'	28'	7'0"		6"	7½"	10'-1½"	0.565	68.96	26.93	118.94
		5'	30'	7'0"	8"	6"	7½"	10'-7½"	0.629	71.64	28.10	118.94
		6'	36'	7'0"		6"	8"	11'-1½"	0.692	74.31	29.27	120.94
		7'	42'	7'0"		6"	8½"	11'-7½"	0.756	76.98	30.44	121.93
		8'	48'	7'0"		6"	9"	12'-1½"	0.796	88.93	32.11	122.93
	12'	4'	28'	8'0"		6"	7"	10'-1½"	0.568	81.32	28.01	136.88
		5'	35'	8'0"		6"	7½"	10'-7½"	0.605	84.00	30.68	136.88
		6'	42'	8'0"	8½"	6"	7½"	11'-1½"	0.698	87.76	32.35	138.88
		7'	49'	8'0"		6"	8"	11'-7½"	0.757	90.98	34.02	139.88
		8'	56'	8'0"		6"	8½"	12'-1½"	0.832	96.65	35.69	140.88
		9'	63'	8'0"		6"	9"	12'-7½"	0.896	105.59	37.36	141.88
	14'	4'	32'	9'0"		6"	7"	10'-7½"	0.676	95.26	32.32	154.82
		5'	40'	9'0"		6"	7½"	11'-1½"	0.756	99.12	34.99	156.80
		6'	48'	9'0"		6"	8"	11'-7½"	0.787	101.79	36.66	156.80
		7'	56'	9'0"	9½"	7"	8½"	12'-1½"	0.867	105.05	38.33	158.16
		8'	64'	9'0"		7"	9"	12'-7½"	0.893	110.81	40.00	159.52
		9'	72'	9'0"		7"	9½"	13'-1½"	1.037	110.92	41.67	202.85
		10'	80'	9'0"		7"	10"	13'-7½"	1.184	126.67	43.34	204.97
	16'	5'	45'	10'-0"		7"	8"	12'-7½"	0.894	118.72	37.56	219.41
		6'	54'	10'-0"		7"	8½"	13'-1½"	0.970	118.04	39.23	220.97
		7'	63'	10'-0"	10½"	7½"	9"	13'-7½"	0.957	120.71	40.90	220.97
		8'	72'	10'-0"		8"	9½"	14'-1½"	1.033	186.56	42.57	222.33
		9'	81'	10'-6"		8"	10"	14'-7½"	1.198	135.80	44.24	225.06
		10'	90'	10'-8"		9"	10"	15'-1½"	1.276	142.46	45.91	227.78
		11'	99'	10'-10"		9"	11"	15'-7½"	1.916	180.90	47.58	230.51
	18'	5'	50'	11'-2"		7"	8"	13'-7½"	0.957	130.64	40.13	242.64
		6'	60'	11'3"		7½"	8½"	14'-1½"	1.049	138.39	41.80	244.00
		7'	70'	11'3"	11"	7½"	9"	14'-7½"	1.071	136.66	43.47	244.00
		8'	80'	11'4"		8"	9½"	15'-1½"	1.187	142.55	45.14	245.36
		9'	90'	11'6"		8"	10"	15'-7½"	1.263	161.92	46.81	248.09
		10'	100'	11'8"		9"	10"	16'-1½"	1.391	158.89	48.48	250.81
		11'	110'	11'10"		9"	11"	16'-7½"	1.532	166.71	50.15	253.54
		12'	120'	12'0"		9"	11½"	17'-1½"	1.685	178.67	51.82	256.26
	6'	6'	66'	12'4"		8"		11'-0"	1.103	156.16	96.12	268.62
		7'	77'	12'4"		8"		11'-6"	1.202	157.88	97.79	268.62
1 @ 6		8'	88'	12'4"		8"		12'-0"	1.252	163.06	99.46	268.62
		9'	99'	12'6"	11"	9"	11½"	12'-6"	1.360	172.60	51.13	271.34
		10'	110'	12'8"		10"		13'-0"	1.497	179.70	52.80	274.07
		11'	121'	12'10"		11"		13'-6"	1.638	187.67	54.47	276.79
		12'	132'	13'0"		12"		14'-0"	1.792	199.79	56.14	279.52
	8'	6'	72'	13'4"		8"		11'-6"	1.204	172.30	98.69	327.62
		7'	84'	13'4"		8"		12'-0"	1.333	174.87	50.36	357.62
		8'	96'	13'4"		8"		12'-6"	1.383	180.15	52.03	357.62
1 @ 12		9'	108'	13'4"	11½"	9"	12½"	13'-0"	1.500	183.85	53.70	361.18
		10'	120'	13'8"		10"		13'-6"	1.630	197.07	55.37	364.74
		11'	132'	13'10"		11"		14'-0"	1.772	205.16	57.04	368.30
		12'	144'	14'0"		12"		14'-6"	1.926	217.95	58.71	371.86

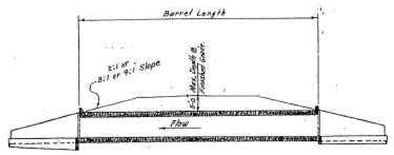
W-X002-1 or W-X003-1 or W-X004-1.
W-X002-2 or W-X003-2 or W-X004-2.



PART LONGITUDINAL SECTION



TYPICAL SECTION M-M



LONGITUDINAL SECTION

GENERAL NOTES:-

CONCRETE:- All concrete to be Class S, and shall be poured in the dry. All exposed corners to have ¾" chamfers.

REINFORCING STEEL:- Reinforcing to be deformed bars of intermediate or hard grade.

BAR LAP:- In computing the quantities of steel from the tables add one lap for each additional 33'-0" length of barrel over 32'-0". Lap longitudinal bars 30 diameters.

CONSTRUCTION JOINTS:- Construction joints between wingwalls, sidewalls and slabs shall be only where shown on plans.

SPECIFICATIONS:- Arkansas State Highway Commission Standard Specifications for Highway Construction and applicable Special Provisions.

DESIGN LIVE LOAD

H20-S16 LOADING A.A.S.H.O. 1961 AND

SPECIAL MILITARY LOADING
Two 24,000 Lb. Axles @ 4'-0" ctrs.

UNIT STRESSES:-
Class S Concrete (n=10) 1200 lb/in²
Reinforcing Steel 20000 lb/in²

Note:- This drawing to be used in conjunction with Standard Drawing Nos. W-X003-1 or W-X003-2 and W-X004-1 or W-X004-2. Also Drawing Nos. W-X002-1 or W-X002-2.

CLASS S CONCRETE

ARKANSAS STATE HIGHWAY COMMISSION

DETAILS OF STANDARD BARREL SECTIONS FOR REINFORCED CONCRETE BOX CULVERTS

4,5,6,7,8,9,10,11,&12' SPANS 3:1 OR 4:1 SLOPES
SINGLES UNDER 5'-0" COVER

STANDARD DRAWING NO. R-100X-0

DOWEL BARS FOR TWO HEADWALLS

SPAN	SIZE	SPACING	NO. REQD	LENGTH	X
4'	#6	11"±	12	2'-6"	1'-3"
5'	#6	11"±	14	2'-7"	1'-3½"
6'	#6	11"±	16	2'-8"	1'-4"
7'	#6	11"±	18	2'-9"	1'-4½"
8'	#6	11¼"±	20	2'-11"	1'-5½"
9'	#6	11¼"±	22	3'-0"	1'-6"
10'	#6	11¼"±	24	3'-1"	1'-6½"
11'	#6	12"±	26	3'-2"	1'-7"
12'	#6	12"±	28	3'-3"	1'-7½"

Bars 'f' Dowel bars in Headwalls.

BENDING DIAGRAM Bars 'b'

BAR SIZE	PIN DIAM.	K	ADD FOR 2 HOOKS
#6	3"	5"	1'-2"
#7	3½"	5⅝"	1'-4"

NOTE:- Dimensions are to centers of bars.

Pin Diam.

Note:- This drawing to be used in conjunction with Standard Drawing Nos. W-X003-1 or W-X003-2 and W-X004-1 or W-X004-2. Also Drawing Nos. W-X002-1 or W-X002-2.

Designed By:- W.C.H. 1-28-63. Checked By:- Bills 4-30-63
Drawn By:- W.C.H. 2-8-63. Checked By:- Bills 5-30-63
Quantities By:- W.C.H. 2-18-63. Checked By:- Bills 5-30-63

walter p moore

Walter P. Moore and Associates, Inc.
609 SW 8th St., Suite 600
Bentonville, Arkansas 72712

479.367.3250

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LERA

HENDERSON ENGINEERS

STEM UNIVERSITY - PUBLIC IMPROVEMENT PLANS - PHASE 1

INTERIM REVIEW ONLY
Document Incomplete: Not intended for permit or construction.
Engineer: TED T. VUONG, P.E.
P.E. Serial No.: 18208
Date: 07/17/2026
ASBL COA NO. 719

NO.	DATE	REVISION
1	02/18/2026	30% SD
2	04/27/2026	60% CD
3	05/17/2026	90% CD
4	06/17/2026	100% CD
5	07/17/2026	100% CD 2ND SUBMISSION

PROJECT NO.	DESIGNED BY	REVIEWED BY	DRAWN BY
M08-25007-00			
ORIGINAL ISSUE			DATE

STORM DETAILS

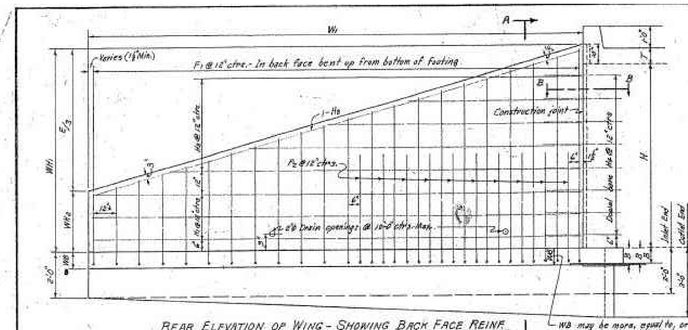
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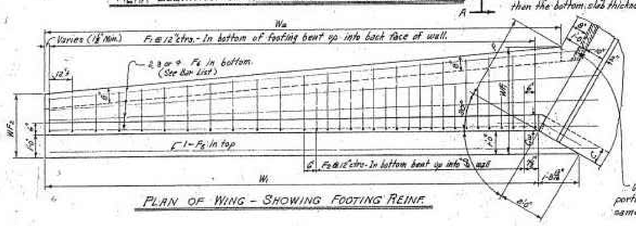
ARKANSAS STATE HIGHWAY COMMISSION STANDARD DRAWINGS AND DETAILS APPEARING ON THIS DRAWING HAVE BEEN REPRODUCED IN THEIR ENTIRELY. ONLY PORTIONS OF THESE STANDARD DRAWINGS AND DETAILS MAY BE APPLICABLE TO THIS PROJECT. MY SEAL IS INTENDED TO AUTHENTICATE I HAVE SELECTED THESE STANDARD DRAWINGS AND DETAILS, OR PORTIONS THEREOF, AS APPLICABLE FOR THIS PROJECT AND I HEREBY DISCLAIM ANY RESPONSIBILITY FOR THE DESIGN INDICATED BY THESE STANDARD DRAWINGS AND DETAILS

CITY OF BENTONVILLE PROJECT NO.: LSD26-0030

24-Jul-2026 - 6:49 PM - X:\M08\2025\25007-00 stem university - retail village\Civil\3-production\03-sheets\public improvement plans\STEM_PUB_WPM_C-MTP DT_M08250070.dwg



REAR ELEVATION OF WING - SHOWING BACK FACE REINF.

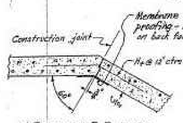


PLAN OF WING - SHOWING FOOTING REINF.

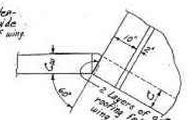
When B is more than WB, the shaded portion of the apron shall be made the same thickness as the barrel base B.



END VIEW OF WING



SECTION B-B THRU CONSTRUCTION JOINT



DETAIL AT TOP OF WING

Note:- Payment for membrane waterproofing and roofing felt to be included in the price bid for Class S Concrete.

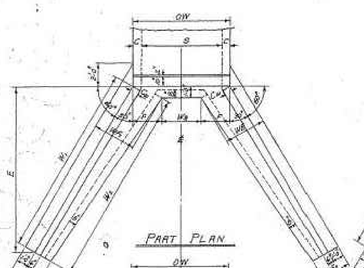
WING DIMENSIONS

CLEAR HEIGHT OF BOX	THICKNESS OF WING FOOTING	THICKNESS OF WING AT HEADWALL = C	WINGWALL HEIGHTS AT HEADWALL	WINGWALL HEIGHTS AT END OF WING	WIDTHS OF WING FOOTINGS AT HEADWALL	WIDTHS OF WING FOOTINGS AT END OF WING	PERPENDICULAR FOOTING DIMENSION	PERPENDICULAR DIST. FROM HDWL. TO END OF WING	LENGTH OF WINGWALLS	INSIDE FOOTING DIMENSION	* QUANTITY PER WING CLASS S CONCRETE	
											INLET END	OUTLET END
H	WB	Cw	W1	W2	W3	W5	F	E	W1	W2	CU.YD.	CU.YD.
2'	7"	6"	2'-10"	0'-8"	2'-4"	2'-0"	0'-11½"	6'-6"	7'-6"	7'-1½"	0.889	0.986
3'	9"	6"	3'-10"	1'-0"	2'-6"	2'-2"	1'-1¾"	8'-6"	9'-6½"	9'-1½"	1.338	1.466
4'	11"	6"	4'-10"	1'-4"	3'-0"	2'-8"	1'-3"	10'-6"	11'-6½"	11'-1½"	1.868	2.027
5'	1'	6"	5'-10"	1'-8"	3'-6"	3'-2"	1'-4½"	12'-6"	14'-5½"	14'-1½"	2.478	2.668
		7"	5'-10"	1'-8"	3'-7"	3'-3"	1'-5½"	12'-6"	14'-5½"	14'-1½"	2.582	2.772
6'	8"	7"	6'-10"	2'-0"	3'-8"	3'-4"	1'-6"	14'-6"	16'-5"	17'-1½"	3.490	3.661
		7½"	6'-10"	2'-0"	3'-8"	3'-4"	1'-6"	14'-6"	16'-5"	17'-1½"	3.611	3.782
		8"	6'-10"	2'-0"	3'-8"	3'-4"	1'-6"	14'-6"	16'-5"	17'-1½"	3.588	3.803
7'	8½"	7½"	7'-10"	2'-4"	4'-2"	3'-7½"	1'-7½"	16'-6"	19'-0½"	19'-8½"	4.505	4.758
		8"	7'-10"	2'-4"	4'-2"	3'-7½"	1'-7½"	16'-6"	19'-0½"	19'-8½"	4.597	4.851
8'	9"	8"	8'-10"	2'-8"	4'-8"	3'-9"	1'-8"	18'-6"	21'-6½"	22'-2"	5.761	6.049

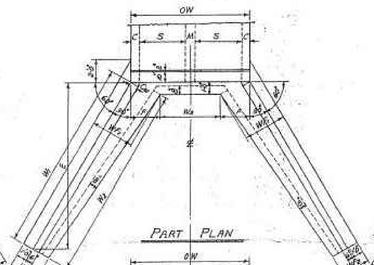
* Quantity per wing does not include headwall or that portion of apron or toewall for the length W4.

APRON DIMENSION W3

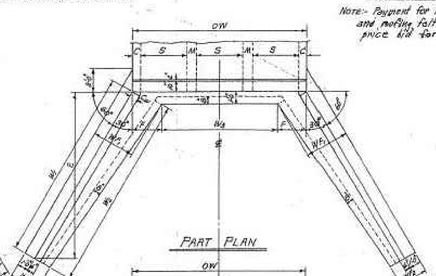
CLEAR SPAN	CLEAR HEIGHT	FOOTING DIMENSION	W3 = (OW - 2F) SINGLE BARREL CULVERT		DOUBLE BARREL CULVERT		TRIPLE BARREL CULVERT		QUINTUPLE BARREL CULVERT		QUINTUPLE BARREL CULVERT	
S	H	2 F	OW	W3	OW	W3	OW	W3	OW	W3	OW	W3
4'	2'	1'-11½"	5'-0"	3'-0½"	9'-8"	7'-0½"	14'-4"	12'-4½"	19'-0"	17'-0½"	23'-8"	21'-8½"
	3'	2'-0½"	5'-0"	2'-3½"	9'-8"	6'-11¼"	14'-4"	11'-7½"	19'-0"	16'-3½"	23'-8"	20'-10½"
	4'	2'-6"	5'-0"	1'-6"	9'-8"	6'-5"	14'-4"	10'-10"	19'-0"	15'-4"	23'-8"	20'-0"
	5'	4'-3½"	5'-0"	0'-8½"	9'-8"	5'-10½"	14'-4"	10'-0½"	19'-0"	14'-10½"	23'-8"	19'-8½"
	6'	5'-0½"	5'-2"	0'-1½"	9'-11"	4'-10½"	14'-8"	9'-7½"	19'-5"	14'-3½"	24'-2"	19'-1½"
5'	3'	2'-0½"	6'-0"	3'-3½"	11'-5"	8'-10½"	17'-4"	14'-7½"	23'-0"	20'-3½"	28'-8"	25'-10½"
	4'	3'-6"	6'-0"	2'-6"	11'-8"	8'-5"	17'-4"	13'-10"	23'-0"	19'-4"	28'-8"	25'-0"
	5'	4'-3½"	6'-0"	1'-9½"	11'-8"	7'-8½"	17'-4"	13'-0½"	23'-0"	18'-6½"	28'-8"	24'-4½"
	6'	5'-0½"	6'-2"	1'-1½"	11'-11"	6'-10½"	17'-8"	12'-1½"	23'-5"	18'-0½"	29'-2"	24'-1½"
	7'	6'-2½"	6'-3"	0'-0½"	12'-1"	5'-10½"	17'-11"	11'-0½"	23'-8"	17'-0½"	29'-7"	23'-4½"
6'	3'	2'-0½"	7'-0"	4'-3½"	13'-8"	10'-1½"	20'-4"	17'-1½"	27'-0"	23'-5½"	33'-8"	29'-9½"
	4'	3'-6"	7'-0"	3'-6"	13'-8"	10'-0"	20'-4"	16'-4½"	27'-0"	23'-5"	33'-8"	30'-0"
	5'	4'-3½"	7'-0"	2'-9½"	13'-8"	9'-4½"	20'-4"	15'-6½"	27'-0"	22'-8½"	33'-8"	29'-1½"
	6'	5'-0½"	7'-2"	2'-1½"	13'-11"	8'-10½"	20'-8"	14'-7½"	27'-5"	22'-2½"	34'-2"	29'-1½"
	7'	6'-2½"	7'-3"	1'-0½"	14'-1"	7'-10½"	20'-11"	14'-0½"	27'-8"	21'-6½"	34'-7"	28'-4½"
	8'	7'-4"	7'-5"	0'-1"	14'-2"	6'-11"	21'-0"	13'-1"	27'-11"	20'-8"	34'-8"	27'-9"
7'	4'	3'-6"	8'-0"	4'-6"	15'-8"	12'-6"	23'-4"	18'-10"	31'-0"	27'-6"	38'-8"	35'-2"
	5'	4'-3½"	8'-0"	3'-9½"	15'-8"	11'-7½"	23'-4"	17'-10½"	31'-0"	26'-8½"	38'-8"	34'-6½"
	6'	5'-0½"	8'-2"	3'-1½"	15'-11"	10'-10½"	23'-8"	16'-11½"	31'-5"	26'-0½"	39'-3"	34'-1½"
	7'	6'-2½"	8'-3"	2'-0½"	16'-1"	9'-10½"	23'-11"	15'-11½"	31'-8"	25'-0½"	39'-7"	33'-4½"
	8'	7'-4"	8'-5"	1'-0"	16'-2"	8'-11"	24'-0"	15'-0"	31'-11"	24'-2"	39'-8"	32'-9"
8'	4'	3'-6"	9'-0"	5'-6"	17'-8"	14'-6"	26'-4"	22'-0"	35'-0"	31'-4"	43'-8"	40'-2"
	5'	4'-3½"	9'-2"	4'-9½"	17'-11"	13'-7½"	26'-8"	21'-0½"	35'-5"	30'-6½"	44'-3"	39'-1½"
	6'	5'-0½"	9'-2"	4'-1½"	17'-11"	12'-10½"	26'-8"	20'-1½"	35'-5"	29'-8½"	44'-3"	38'-4½"
	7'	6'-2½"	9'-3"	3'-0½"	18'-1"	11'-10½"	26'-11"	19'-2½"	35'-8"	28'-8½"	44'-7"	37'-8½"
	8'	7'-4"	9'-5"	2'-0"	18'-2"	10'-11"	27'-0"	18'-3"	35'-10"	27'-9"	44'-8"	37'-0"
9'	5'	4'-3½"	10'-2"	5'-0½"	19'-11"	15'-7½"	29'-8"	23'-4½"	39'-5"	34'-7½"	49'-3"	44'-1½"
	6'	5'-0½"	10'-2"	4'-3½"	20'-1"	14'-10½"	29'-11"	22'-5½"	39'-8"	33'-9½"	49'-7"	43'-5½"
	7'	6'-2½"	10'-3"	3'-2½"	20'-1"	13'-10½"	29'-11"	21'-6½"	39'-8"	32'-9½"	49'-7"	42'-8½"
	8'	7'-4"	10'-4"	2'-1"	20'-2"	12'-11"	30'-0"	20'-7"	39'-10"	31'-10"	49'-8"	41'-11"
10'	5'	4'-3½"	11'-2"	6'-0½"	21'-11"	17'-7½"	32'-8"	26'-4½"	43'-5"	39'-7½"	54'-2"	49'-10½"
	6'	5'-0½"	11'-3"	5'-3½"	22'-1"	16'-10½"	32'-11"	25'-5½"	43'-8"	38'-9½"	54'-7"	48'-5½"
	7'	6'-2½"	11'-3"	4'-2½"	22'-1"	15'-10½"	32'-11"	24'-6½"	43'-8"	37'-9½"	54'-7"	47'-8½"
	8'	7'-4"	11'-4"	3'-1"	22'-2"	14'-11"	33'-0"	23'-7"	43'-10"	36'-10"	54'-8"	46'-11"
11'	6'	5'-0½"	12'-2"	7'-3½"	24'-2"	19'-1½"	36'-0"	30'-0½"	47'-10"	42'-3½"		
	7'	6'-2½"	12'-3"	6'-2½"	24'-2"	18'-1½"	36'-0"	29'-1½"	47'-10"	41'-3½"		
	8'	7'-4"	12'-4"	5'-1"	24'-3"	17'-2"	36'-0"	28'-2"	47'-10"	40'-4"		
12'	6'	5'-0½"	13'-2"	8'-3½"	26'-2"	21'-1½"	39'-0"	33'-0½"	51'-10"	44'-3½"		
	7'	6'-2½"	13'-3"	7'-2½"	26'-2"	20'-1½"	39'-0"	32'-0½"	51'-10"	43'-3½"		
	8'	7'-4"	13'-4"	6'-1"	26'-2"	19'-2"	39'-0"	31'-1"	51'-10"	42'-4"		



SINGLE BARREL CULVERT

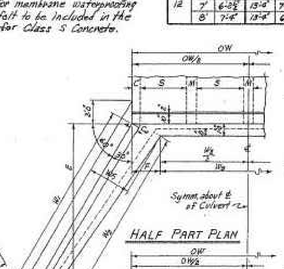


DOUBLE BARREL CULVERT

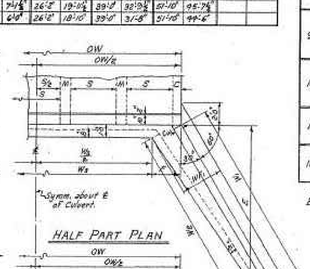


TRIPLE BARREL CULVERT

Note:- Plans and Elevations are not to scale.



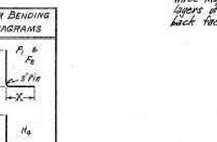
QUADRUPLE BARREL CULVERT



QUINTUPLE BARREL CULVERT

BAR LIST FOR ONE WING - 4 REQUIRED

CLEAR HEIGHT	F1 Bent: In bottom of footing, bent up into back face of wing. One bar of each length. SIZE	SPACING	NO. REQD	LENGTHS VARY MIN.	LENGTHS VARY MAX.	X MIN.	X MAX.	Y MIN.	Y MAX.	F2 Bent: In bottom of footing, bent up into back face of wing. Alt. with F1 bars. SIZE	SPACING	NO. REQD	LENGTH	F3 Bent Straight: Longitudinal in top of wing footing heel. SIZE	NO. REQD	LENGTH	F4 Bent Straight: Longitudinal in bottom of wing footing toe. SIZE	NO. REQD	LENGTH	H1 Straight: Horizontal in back face of wing. SIZE	SPACING	NO. REQD	LENGTH	H2 Straight: Horizontal in back face of wing. One bar of each length. SIZE	SPACING	NO. REQD	LENGTHS VARY MAX.	LENGTHS VARY MIN.	H3 Straight: In back face of wing at top on slope. SIZE	NO. REQD	LENGTH	H4 Bent: Dowels thru construction joint at headwall. SIZE	SPACING	NO. REQD	LENGTH	X	QUANTITY REINFORCING STEEL PER WING LB.	BAR BENDING DIAGRAMS
H	SIZE	SPACING	NO. REQD	LENGTHS VARY MIN.	LENGTHS VARY MAX.	X MIN.	X MAX.	Y MIN.	Y MAX.	SIZE	SPACING	NO. REQD	LENGTH	SIZE	NO. REQD	LENGTH	SIZE	NO. REQD	LENGTH	SIZE	SPACING	NO. REQD	LENGTH	SIZE	SPACING	NO. REQD	LENGTHS VARY MAX.	LENGTHS VARY MIN.	SIZE	NO. REQD	LENGTH	SIZE	SPACING	NO. REQD	LENGTH	X	LB.	
2'	#3	18"	8	1'-8"	3'-10"	0'-8"	1'-0"	0'-11"	2'-11"	—	—	—	—	#3	1	9'-8"	#3	2	8'-6"	#3	18"	1	7'-2"	#3	18"	1	—	9'-6"	#4	1	7'-6"	#3	18"	2	2'-8"	1'-9"	27.0	
3'	#3	12"	10	2'-2"	5'-2"	0'-8"	1'-3"	1'-5"	4'-6"	—	—	—	—	#3	1	12'-0"	#3	2	11'-0"	#3	12"	1	9'-4"	#3	12"	2	7'-6"	9'-6"	#8	1	9'-3"	#3	12"	3	5'-8"	1'-9"	41.1	
4'	#3	12"	13	2'-9"	6'-6"	0'-10"	1'-7"	1'-5"	5'-10"	—	—	—	—	#3	1	14'-4"	#3	3	13'-6"	#3	12"	1	11'-10"	#3	12"	3	10'-11"	9'-10"	#3	1	12'-8"	#5	12"	4	8'-8"	1'-6"	63.7	
5'	#3	12"	15	3'-1"	7'-10"	1'-1"	1'-11"	1'-11"	6'-10"	#3	12"	4	3'-4"	#3	1	16'-8"	#3	3	16'-0"	#3	12"	2	14'-2"	#3	12"	3	10'-11"	9'-10"	#3	1	14'-7"	#3	12"	5	8'-8"	1'-6"	89.5	
6'	#4	18"	17	3'-6"	9'-3"	1'-2"	2'-3"	2'-2"	7'-1"	#3	12"	4	4'-1"	#4	1	19'-0"	#3	3	18'-6"	#3	12"	2	16'-6"	#3	12"	4	14'-5"	9'-10"	#3	1	17'-0"	#3	12"	6	8'-8"	1'-6"	145.8	
7'	#4	12"	20	3'-9"	10'-9"	1'-3"	2'-8"	2'-7"	8'-1"	#4	12"	7	5'-6"	#4	1	21'-6"	#4	4	21'-0"	#4	12"	2	18'-9"	#4	12"	5	17'-9"	9'-10"	#4	1	19'-5"	#5	12"	7	9'-3"	1'-9"	283.7	
8'	#4	12"	22	4'-1"	12'-3"	1'-5"	3'-2"	3'-1"	9'-2"	#4	12"	10	6'-6"	#4	1	23'-8"	#4	4	23'-2"	#4	12"	3	21'-1"	#4	12"	5	17'-9"	9'-10"	#4	1	21'-10"	#5	12"	8	9'-3"	1'-9"	356.9	



REVISIONS:- Membrane added. 5-10-66 W.C.H.

MEMBRANE:- A membrane waterproofing 12" wide, consisting of three mopplings of waterproofing asphalt and two intervening layers of treated cotton fabric shall be applied to the back face of wing to cover the construction joints in wings.

FED. ROAD No.	STATE	FED. AID PROJECT	FISCAL YEAR	SHEET No.	TOTAL SHEETS
6	ARK.				
JOB No.					

QUANTITIES

CLEAR SPAN	CLEAR HEIGHT	THICKNESS OF WING FOOTING	REINFORCING STEEL - FOR 4 WINGS	CLASS S CONCRETE - 4 WINGS HEADWALLS, WINGWALLS, FOOTINGS, TOEWALLS AND APRONS SINGLE BARREL CULVERT	DOUBLE BARREL CULVERT	TRIPLE BARREL CULVERT	QUADRUPLE BARREL CULVERT	QUINTUPLE BARREL CULVERT
S	H	WB	LB.	CU.YD.	CU.YD.	CU.YD.	CU.YD.	CU.YD.
4'	2'	6"	7"	108.0	4.50	5.96	6.92	7.36	8.39
	3'	6"	7"	164.9	6.26	7.21	8.17	9.13	10.09
	4'	6"	7"	259.6	8.33	9.28	10.24	11.20	12.16
	5'	6"	7"	357.8	10.72	11.68	12.64	13.60	14.56
	6'	7"	8"	583.1	14.55	15.53	16.52	17.51	18.49
5'	3'	6"	7"	164.9	6.97	7.68	8.79	9.96	11.12
	4'	6"	7"	259.6	8.56	9.70	10.87	12.03	13.20
	5'	6"	7"	357.8	10.96	12.10	13.26	14.93	15.59
	6'	7"	8"	583.1	14.77	15.96	17.15	18.34	19.54
	7'	7½"	8½"	1134.6	18.94	20.15	21.37	22.59	23.80
6'	3'	6"	7"	164.9	6.68	8.06	9.42	10.80	12.18
	4'	6"	7"	259.6	8.75	10.16	11.99	12.87	14.25
	5'	6"	7"	357.8	11.16	12.53	13.89	15.27	16.65
	6'	7"	8"	583.1	14.98	16.39	17.78	19.18	20.59
	7'	7½"	8½"	1134.6	19.15	20.56	22.00	23.43	24.86
	8'	8"	9"	1925.6	24.09	25.53	26.96	28.39	29.83
7'	4'	6"	7"	259.6	8.97	10.58	12.15	13.76	15.35
	5'	6"	7"	357.8	11.36	12.97	14.59	16.15	17.75
	6'	7"	8"	583.1	15.20	16.82	18.42	20.04	21.66
	7'	7½"	8½"	1134.6	19.38	21.08	22.69	24.28	25.92
	8'	8"	9"	1925.6	24.32	25.97	27.60	29.25	30.89
8'	4'	6"	7"	259.6	9.19	11.08	12.82	14.65	16.45
	5'	7"	7"	357.8	12.03	13.89	15.70	17.55	19.34
	6'	7"	8"	583.1	15.92	17.27	19.09	20.93	22.75
	7'	7½"	8½"	1134.6	19.59	21.96	23.30	25.16	26.99
	8'	8"	9"	1925.6	24.54	26.91	28.29	30.11	31.96
9'	5'	7"	7"	357.8	12.26	13.92	16.87	18.45	20.97
	6'	7½"	8"	583.1	15.94	18.04	20.09	22.19	24.23
	7'	7½"	8½"	1134.6	19.81	21.91	23.96	26.06	28.10
	8'	8"	9"	1925.6	24.76	26.86	28.91	31.00	33.05
10'	5'	7"	7"	357.8	12.99	14.80	17.65	19.26	21.52
	6'	7½"	8"	583.1	16.17	18.50	20.77	22.99	25.28
	7'	7½"	8½"	1134.6	20.09	22.37	24.64	26.91	29.15
	8'	8"	9"	1925.6	24.98	27.31	29.58	31.81	34.10
11'	6'	8"	8"	583.1	16.69	19.27	21.76	24.25	
	7'	8"	8½"	1134.6	20.64	23.22	25.71	28.18	
	8'	8"	9"	1925.6	25.19	27.77	30.27	32.79	
12'	6'	8"	8"	583.1	16.92	19.75	22.95	25.18	
	7'	8"	8½"	1134.6	20.87	23.69	26.90	29.15	
	8'	8"	9"	1925.6	25.92	28.25	30.96	33.69	

* For reinforcing steel in Headwalls and Aprons, See Details of Standard Barrel Sections for R.C. Box Culverts for the desired Span and Height.

GENERAL NOTES:-

CONCRETE:- All concrete to be Class S, and shall be poured in the dry. All exposed corners to have ¾" chamfers.

REINFORCING STEEL:- Reinforcing steel to be deformed bars of intermediate or hard grade.

CONSTRUCTION JOINTS:- Construction joints between wingwall, footings and sidewalls shall be only where shown on plans.

SPECIFICATIONS:- Arkansas State Highway Commission Standard Specifications for Highway Construction and applicable Special Provisions.

UNIT STRESSES:-

Class S Concrete (n=10) 1200#/#²

Reinforcing Steel 20,000#/#²

NOTE:- This drawing to be used in conjunction with Standard Barrel Sections, Drawing Nos. as listed below.

SINGLES	DOUBLES	TRIPLES	QUADRUPLES	QUINTUPLES
R-100X-0	R-200X-0	R-300X-0	R-400X-0	R-500X-0
R-100X-X1	R-200X-X1	R-300X-X1	R-400X-X1	R-500X-X1
R-100X-X2	R-200X-X2	R-300X-X2	R-400X-X2	
	R-200X-X3	R-300X-X3		

CLASS S CONCRETE

ARKANSAS STATE HIGHWAY COMMISSION

DETAILS OF STANDARD WINGS FOR REINFORCED CONCRETE BOX CULVERTS

4', 5', 6', 7', 8', 9', 10', 11' & 12' SPANS 3:1 SLOPES

SINGLES, DOUBLES, TRIPLES, ALL DEPTHS OF COVER

QUADRUPLES & QUINTUPLES. FOR H = 8'-0" OR LESS

STANDARD DRAWING NO. W-X003-1

ARKANSAS STATE HIGHWAY COMMISSION STANDARD DRAWINGS AND DETAILS APPEARING ON THIS DRAWING HAVE BEEN REPRODUCED IN THEIR ENTIRETY. ONLY PORTIONS OF THESE STANDARD DRAWINGS AND DETAILS MAY BE APPLICABLE TO THIS PROJECT. MY SEAL IS INTENDED TO AUTHENTICATE I HAVE SELECTED THESE STANDARD DRAWINGS AND DETAILS, OR PORTIONS THEREOF, AS APPLICABLE FOR THIS PROJECT AND I HEREBY DISCLAIM ANY RESPONSIBILITY FOR THE DESIGN INDICATED BY THESE STANDARD DRAWINGS AND DETAILS

CITY OF BENTONVILLE PROJECT NO.: LSD26-0030

Designed By:- W.C.H. 2-20-62. Checked By:-
Drawn By:- W.C.H. 12-4-62. Checked By:-
Quantities By:- W.C.H. 12-14-62. Checked By:-
Revised By:- RW5 - 1-3-63 RW5 - 1-31-63 RW5 - 3-28-63

Walter P. Moore and Associates, Inc.
609 SW 8th St., Suite 600
Bentonville, Arkansas 72712

479.367.3250

STEM UNIVERSITY - PUBLIC IMPROVEMENT PLANS - PHASE 1

INTERIM REVIEW ONLY
Document Incomplete; Not intended for permit or construction.
Engineer: TED T. VUONG, P.E.
P.E. Serial No.: 18208
Date: 07/17/2026
ASBL COA NO. 719

NO.	DATE	REVISION
1	02/18/2026	30% SD
2	04/27/2026	60% CD
3	05/17/2026	90% CD
4	06/17/2026	100% CD
5	07/17/2026	100% CD 2ND SUBMISSION

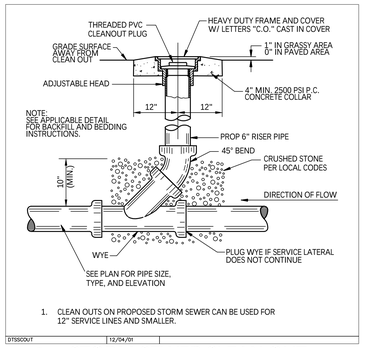
PROJECT NO.	DESIGNED BY	REVIEWED BY	DRAWN BY
M08-25007-00			
ORIGINAL ISSUE			DATE

STORM DETAILS

C8.004PH1

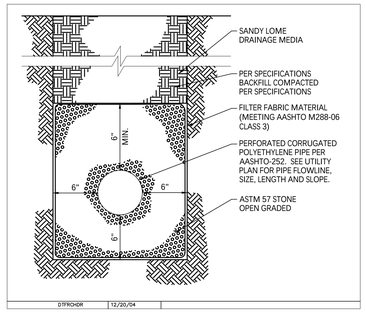
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24-Jul-2026 - 6:49 PM - X:\M08\08252500700-stem university - retail village\Civil\3-production\03-sheets\public improvement plans\STEM_PUB_WPM_C-MTP-DT_M08250070D.dwg

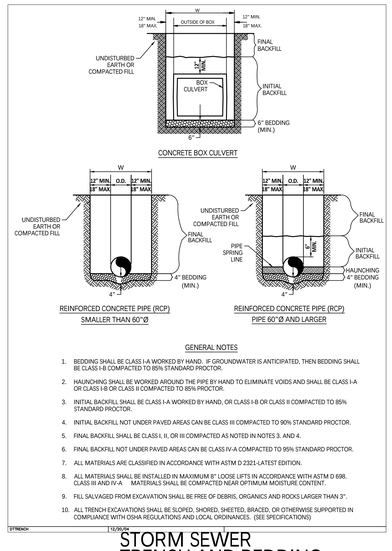


1. CLEAN OUTS ON PROPOSED STORM SEWER CAN BE USED FOR 12" SERVICE LINES AND SMALLER.

1 STORM SEWER CLEAN OUT
NTS



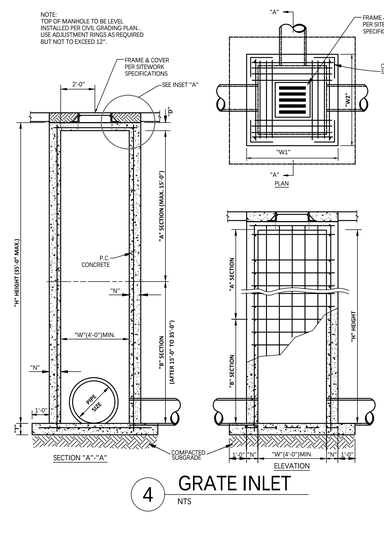
2 FRENCH DRAIN
NTS



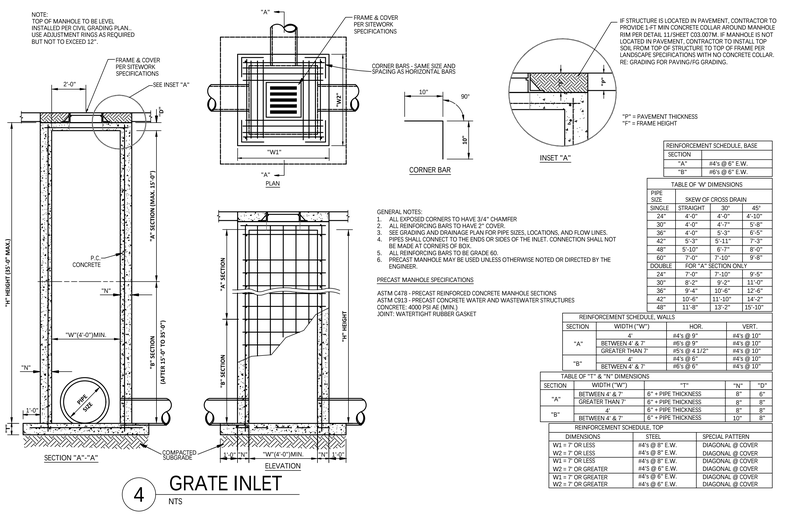
GENERAL NOTES

1. BEDDING SHALL BE CLASS I-A WORKED BY HAND. IF GROUNDWATER IS ANTICIPATED, THEN BEDDING SHALL BE CLASS I-B COMPACTED TO 85% STANDARD PROCTOR.
2. HAUNCHING SHALL BE WORKED AROUND THE PIPE BY HAND TO ELIMINATE VOIDS AND SHALL BE CLASS I-A OR CLASS I-B OR CLASS II COMPACTED TO 85% PROCTOR.
3. INITIAL BACKFILL SHALL BE CLASS I-A WORKED BY HAND, OR CLASS I-B OR CLASS II COMPACTED TO 85% STANDARD PROCTOR.
4. INITIAL BACKFILL NOT UNDER PAVED AREAS CAN BE CLASS III COMPACTED TO 90% STANDARD PROCTOR.
5. FINAL BACKFILL SHALL BE CLASS I, II, OR III COMPACTED AS NOTED IN NOTES 3. AND 4.
6. FINAL BACKFILL NOT UNDER PAVED AREAS CAN BE CLASS IV-A COMPACTED TO 95% STANDARD PROCTOR.
7. ALL MATERIALS ARE CLASSIFIED IN ACCORDANCE WITH ASTM D 2321-LATEST EDITION.
8. ALL MATERIALS SHALL BE INSTALLED IN MAXIMUM 9" LOOSE LIFTS IN ACCORDANCE WITH ASTM D 698, CLASS III AND IV-A. MATERIALS SHALL BE COMPACTED NEAR OPTIMUM MOISTURE CONTENT.
9. FILL SALVAGED FROM EXCAVATION SHALL BE FREE OF DEBRIS, ORGANICS AND ROCKS LARGER THAN 3".
10. ALL TRENCH EXCAVATIONS SHALL BE SLOPED, SHORED, SHEETED, BRACED, OR OTHERWISE SUPPORTED IN COMPLIANCE WITH OSHA REGULATIONS AND LOCAL ORDINANCES. (SEE SPECIFICATIONS)

3 STORM SEWER TRENCH AND BEDDING
NTS



4 GRATE INLET
NTS



REINFORCEMENT SCHEDULE, BASE	
SECTION	
"A"	#4's @ 6" E.W.
"B"	#6's @ 6" E.W.

TABLE OF 'W' DIMENSIONS			
PIPE SIZE	SKEW OF CROSS DRAIN		
SINGLE	STRAIGHT	30°	45°
24"	4'-0"	4'-0"	4'-10"
30"	4'-0"	4'-7"	5'-8"
36"	4'-0"	5'-3"	6'-5"
42"	5'-3"	5'-11"	7'-3"
48"	5'-10"	6'-7"	8'-0"
60"	7'-0"	7'-10"	9'-8"
DOUBLE	FOR "A" SECTION ONLY		
24"	7'-0"	7'-10"	9'-5"
30"	8'-2"	9'-2"	11'-0"
36"	9'-4"	10'-6"	12'-6"
42"	10'-6"	11'-10"	14'-2"
48"	11'-8"	13'-2"	15'-10"

GENERAL NOTES:
1. ALL EXPOSED CORNERS TO HAVE 3/4" CHAMFER
2. ALL REINFORCING BARS TO HAVE 2" COVER.
3. SEE GRADING AND DRAINAGE PLAN FOR PIPE SIZES, LOCATIONS, AND FLOW LINES.
4. PIPES SHALL CONNECT TO THE ENDS OR SIDES OF THE INLET. CONNECTION SHALL NOT BE MADE AT CORNERS OF BOX.
5. ALL REINFORCING BARS TO BE GRADE 60.
6. PRECAST MANHOLE MAY BE USED UNLESS OTHERWISE NOTED OR DIRECTED BY THE ENGINEER.

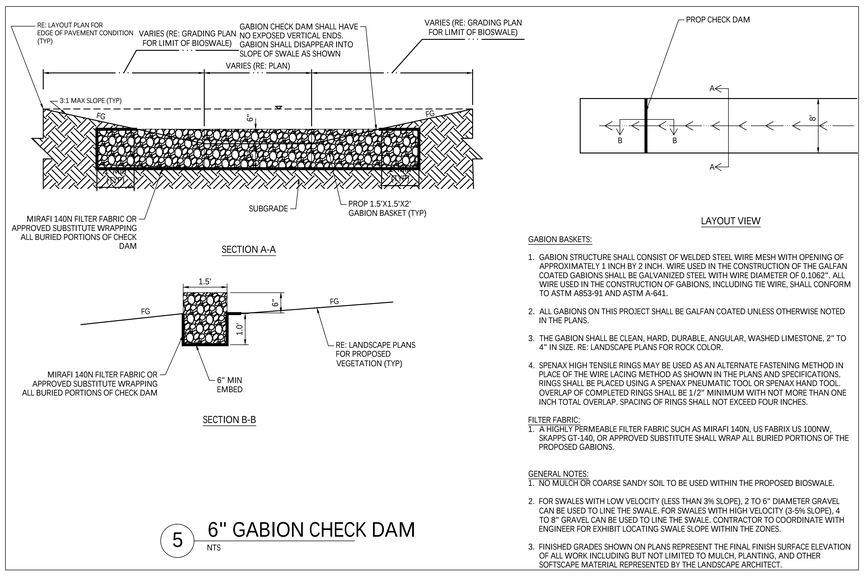
PRECAST MANHOLE SPECIFICATIONS

ASTM C478 - PRECAST REINFORCED CONCRETE MANHOLE SECTIONS
ASTM C913 - PRECAST CONCRETE WATER AND WASTEWATER STRUCTURES
CONCRETE: 4000 PSI AE (MIN.)
JOINT: WATERTIGHT RUBBER GASKET

REINFORCEMENT SCHEDULE, WALLS			
SECTION	WIDTH ("W")	HOR.	VERT.
"A"	4'	#4's @ 9"	#4's @ 10"
	BETWEEN 4' & 7'	#6's @ 9"	#4's @ 10"
	GREATER THAN 7'	#5's @ 4 1/2"	#4's @ 10"
"B"	4'	#4's @ 6"	#4's @ 10"
	BETWEEN 4' & 7'	#6's @ 6"	#4's @ 10"

TABLE OF "T" & "N" DIMENSIONS			
SECTION	WIDTH ("W")	"T"	"N" "D"
"A"	BETWEEN 4' & 7'	6" + PIPE THICKNESS	8" 6"
	GREATER THAN 7'	6" + PIPE THICKNESS	8" 8"
"B"	4'	6" + PIPE THICKNESS	8" 8"
	BETWEEN 4' & 7'	6" + PIPE THICKNESS	10" 8"

REINFORCEMENT SCHEDULE, TOP	
DIMENSIONS	STEEL SPECIAL PATTERN
W1 = 7' OR LESS	#4's @ 8" E.W. DIAGONAL @ COVER
W2 = 7' OR LESS	#4's @ 8" E.W. DIAGONAL @ COVER
W1 = 7' OR GREATER	#4's @ 6" E.W. DIAGONAL @ COVER
W2 = 7' OR GREATER	#4's @ 6" E.W. DIAGONAL @ COVER



LAYOUT VIEW

GABION BASKETS:

1. GABION STRUCTURE SHALL CONSIST OF WELDED STEEL WIRE MESH WITH OPENING OF APPROXIMATELY 1 INCH BY 2 INCH. WIRE USED IN THE CONSTRUCTION OF THE GALFAN COATED GABIONS SHALL BE GALVANIZED STEEL WITH WIRE DIAMETER OF 0.1062". ALL WIRE USED IN THE CONSTRUCTION OF GABIONS, INCLUDING TIE WIRE, SHALL CONFORM TO ASTM A853-91 AND ASTM A-641.
2. ALL GABIONS ON THIS PROJECT SHALL BE GALFAN COATED UNLESS OTHERWISE NOTED IN THE PLANS.
3. THE GABION SHALL BE CLEAN, HARD, DURABLE, ANGULAR, WASHED LIMESTONE, 2" TO 4" IN SIZE. RE: LANDSCAPE PLANS FOR ROCK COLOR.
4. SPENAX HIGH TENSILE RINGS MAY BE USED AS AN ALTERNATE FASTENING METHOD IN PLACE OF THE WIRE LACING METHOD AS SHOWN IN THE PLANS AND SPECIFICATIONS. RINGS SHALL BE PLACED USING A SPENAX PNEUMATIC TOOL OR SPENAX HAND TOOL. OVERLAP OF COMPLETED RINGS SHALL BE 1/2" MINIMUM WITH NOT MORE THAN ONE INCH TOTAL OVERLAP. SPACING OF RINGS SHALL NOT EXCEED FOUR INCHES.

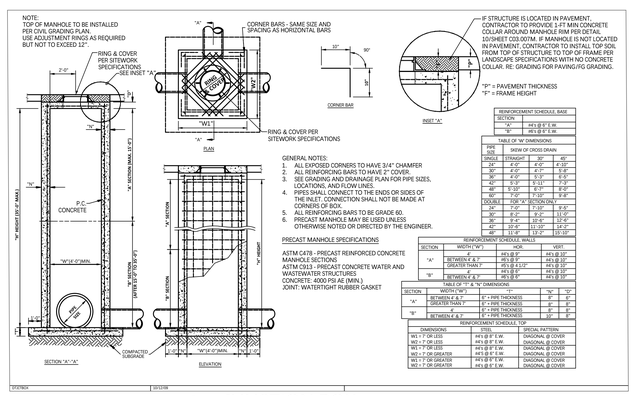
FILTER FABRIC:

1. A HIGHLY PERMEABLE FILTER FABRIC SUCH AS MIRAFI 140N, US FABRIX US 100NW, SKAPPS GT-140, OR APPROVED SUBSTITUTE SHALL WRAP ALL BURIED PORTIONS OF THE PROPOSED GABIONS.

GENERAL NOTES:

1. NO MULCH OR COARSE SANDY SOIL TO BE USED WITHIN THE PROPOSED BIOSWALE.
2. FOR SWALES WITH LOW VELOCITY (LESS THAN 3% SLOPE), 2 TO 6" DIAMETER GRAVEL CAN BE USED TO LINE THE SWALE. FOR SWALES WITH HIGH VELOCITY (3-5% SLOPE), 4 TO 8" GRAVEL CAN BE USED TO LINE THE SWALE. CONTRACTOR TO COORDINATE WITH ENGINEER FOR EXHIBIT LOCATING SWALE SLOPE WITHIN THE ZONES.
3. FINISHED GRADES SHOWN ON PLANS REPRESENT THE FINAL FINISH SURFACE ELEVATION OF ALL WORK INCLUDING BUT NOT LIMITED TO MULCH, PLANTING, AND OTHER SOFTSCAPE MATERIAL REPRESENTED BY THE LANDSCAPE ARCHITECT.

5 6" GABION CHECK DAM
NTS



REINFORCEMENT SCHEDULE, BASE	
SECTION	
"A"	#4's @ 6" E.W.
"B"	#6's @ 6" E.W.

TABLE OF 'W' DIMENSIONS			
PIPE SIZE	SKEW OF CROSS DRAIN		
SINGLE	STRAIGHT	30°	45°
24"	4'-0"	4'-0"	4'-10"
30"	4'-0"	4'-7"	5'-8"
36"	4'-0"	5'-3"	6'-5"
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48"	5'-10"	6'-7"	8'-0"
60"	7'-0"	7'-10"	9'-8"
DOUBLE	FOR "A" SECTION ONLY		
24"	7'-0"	7'-10"	9'-5"
30"	8'-2"	9'-2"	11'-0"
36"	9'-4"	10'-6"	12'-6"
42"	10'-6"	11'-10"	14'-2"
48"	11'-8"	13'-2"	15'-10"

GENERAL NOTES:
1. ALL EXPOSED CORNERS TO HAVE 3/4" CHAMFER
2. ALL REINFORCING BARS TO HAVE 2" COVER.
3. SEE GRADING AND DRAINAGE PLAN FOR PIPE SIZES, LOCATIONS, AND FLOW LINES.
4. PIPES SHALL CONNECT TO THE ENDS OR SIDES OF THE INLET. CONNECTION SHALL NOT BE MADE AT CORNERS OF BOX.
5. ALL REINFORCING BARS TO BE GRADE 60.
6. PRECAST MANHOLE MAY BE USED UNLESS OTHERWISE NOTED OR DIRECTED BY THE ENGINEER.

PRECAST MANHOLE SPECIFICATIONS

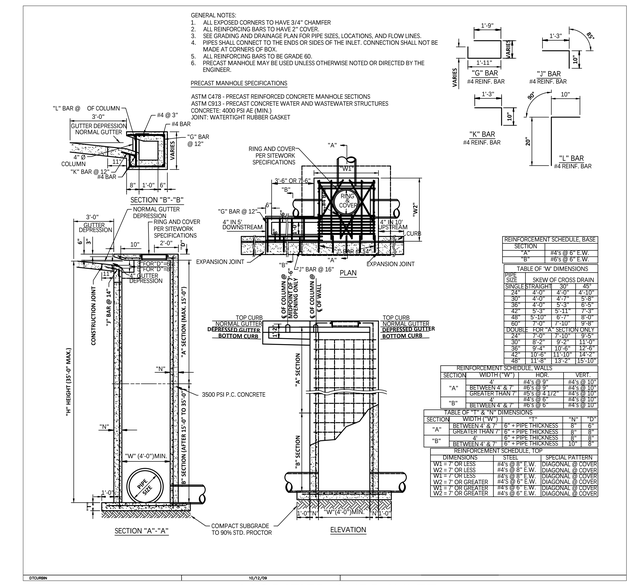
ASTM C478 - PRECAST REINFORCED CONCRETE MANHOLE SECTIONS
ASTM C913 - PRECAST CONCRETE WATER AND WASTEWATER STRUCTURES
CONCRETE: 4000 PSI AE (MIN.)
JOINT: WATERTIGHT RUBBER GASKET

REINFORCEMENT SCHEDULE, WALLS			
SECTION	WIDTH ("W")	HOR.	VERT.
"A"	4'	#4's @ 9"	#4's @ 10"
	BETWEEN 4' & 7'	#6's @ 9"	#4's @ 10"
	GREATER THAN 7'	#5's @ 4 1/2"	#4's @ 10"
"B"	4'	#4's @ 6"	#4's @ 10"
	BETWEEN 4' & 7'	#6's @ 6"	#4's @ 10"

TABLE OF "T" & "N" DIMENSIONS			
SECTION	WIDTH ("W")	"T"	"N" "D"
"A"	BETWEEN 4' & 7'	6" + PIPE THICKNESS	8" 6"
	GREATER THAN 7'	6" + PIPE THICKNESS	8" 8"
"B"	4'	6" + PIPE THICKNESS	8" 8"
	BETWEEN 4' & 7'	6" + PIPE THICKNESS	10" 8"

REINFORCEMENT SCHEDULE, TOP	
DIMENSIONS	STEEL SPECIAL PATTERN
W1 = 7' OR LESS	#4's @ 8" E.W. DIAGONAL @ COVER
W2 = 7' OR LESS	#4's @ 8" E.W. DIAGONAL @ COVER
W1 = 7' OR GREATER	#4's @ 6" E.W. DIAGONAL @ COVER
W2 = 7' OR GREATER	#4's @ 6" E.W. DIAGONAL @ COVER

6 JUNCTION BOX
NTS



REINFORCEMENT SCHEDULE, BASE	
SECTION	
"A"	#4's @ 6" E.W.
"B"	#6's @ 6" E.W.

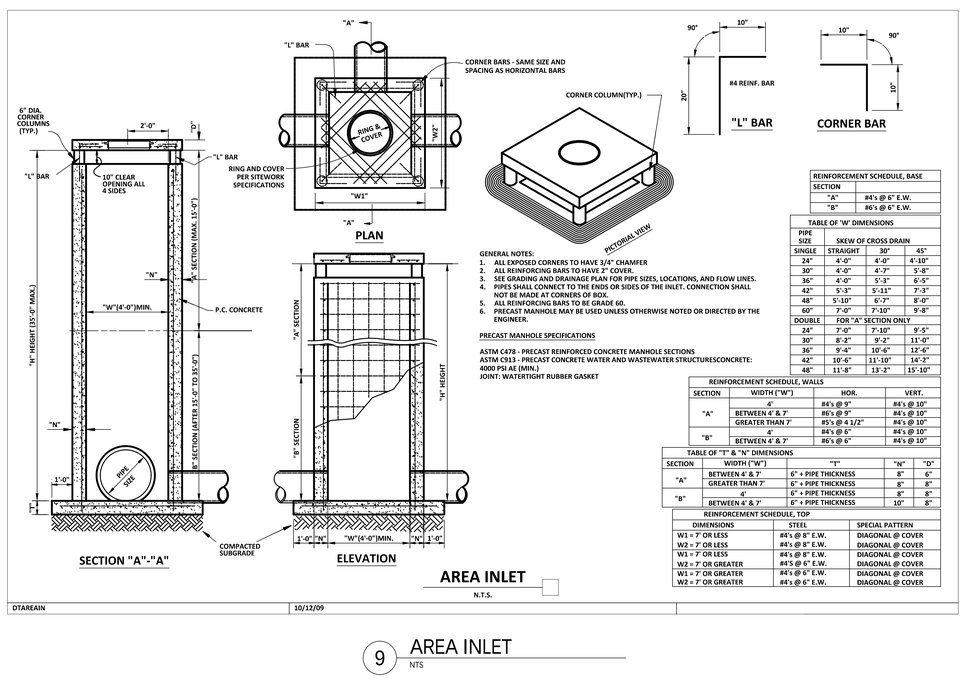
TABLE OF 'W' DIMENSIONS			
PIPE SIZE	SKEW OF CROSS DRAIN		
SINGLE	STRAIGHT	30°	45°
24"	4'-0"	4'-0"	4'-10"
30"	4'-0"	4'-7"	5'-8"
36"	4'-0"	5'-3"	6'-5"
42"	5'-3"	5'-11"	7'-3"
48"	5'-10"	6'-7"	8'-0"
60"	7'-0"	7'-10"	9'-8"
DOUBLE	FOR "A" SECTION ONLY		
24"	7'-0"	7'-10"	9'-5"
30"	8'-2"	9'-2"	11'-0"
36"	9'-4"	10'-6"	12'-6"
42"	10'-6"	11'-10"	14'-2"
48"	11'-8"	13'-2"	15'-10"

REINFORCEMENT SCHEDULE, WALLS			
SECTION	WIDTH ("W")	HOR.	VERT.
"A"	4'	#4's @ 9"	#4's @ 10"
	BETWEEN 4' & 7'	#6's @ 9"	#4's @ 10"
	GREATER THAN 7'	#5's @ 4 1/2"	#4's @ 10"
"B"	4'	#4's @ 6"	#4's @ 10"
	BETWEEN 4' & 7'	#6's @ 6"	#4's @ 10"

TABLE OF "T" & "N" DIMENSIONS			
SECTION	WIDTH ("W")	"T"	"N" "D"
"A"	BETWEEN 4' & 7'	6" + PIPE THICKNESS	8" 6"
	GREATER THAN 7'	6" + PIPE THICKNESS	8" 8"
"B"	4'	6" + PIPE THICKNESS	8" 8"
	BETWEEN 4' & 7'	6" + PIPE THICKNESS	10" 8"

REINFORCEMENT SCHEDULE, TOP	
DIMENSIONS	STEEL SPECIAL PATTERN
W1 = 7' OR LESS	#4's @ 8" E.W. DIAGONAL @ COVER
W2 = 7' OR LESS	#4's @ 8" E.W. DIAGONAL @ COVER
W1 = 7' OR GREATER	#4's @ 6" E.W. DIAGONAL @ COVER
W2 = 7' OR GREATER	#4's @ 6" E.W. DIAGONAL @ COVER

7 MODIFIED CURB INLET
NTS



GENERAL NOTES:
1. ALL EXPOSED CORNERS TO HAVE 3/4" CHAMFER
2. ALL REINFORCING BARS TO HAVE 2" COVER.
3. SEE GRADING AND DRAINAGE PLAN FOR PIPE SIZES, LOCATIONS, AND FLOW LINES.
4. PIPES SHALL CONNECT TO THE ENDS OR SIDES OF THE INLET. CONNECTION SHALL NOT BE MADE AT CORNERS OF BOX.
5. ALL REINFORCING BARS TO BE GRADE 60.
6. PRECAST MANHOLE MAY BE USED UNLESS OTHERWISE NOTED OR DIRECTED BY THE ENGINEER.

PRECAST MANHOLE SPECIFICATIONS

ASTM C478 - PRECAST REINFORCED CONCRETE MANHOLE SECTIONS
ASTM C913 - PRECAST CONCRETE WATER AND WASTEWATER STRUCTURESCONCRETE: 4000 PSI AE (MIN.)
JOINT: WATERTIGHT RUBBER GASKET

REINFORCEMENT SCHEDULE, BASE	
SECTION	
"A"	#4's @ 6" E.W.
"B"	#6's @ 6" E.W.

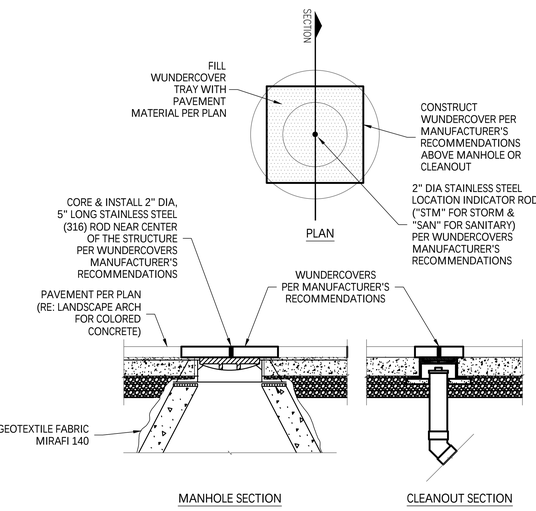
TABLE OF 'W' DIMENSIONS			
PIPE SIZE	SKEW OF CROSS DRAIN		
SINGLE	STRAIGHT	30°	45°
24"	4'-0"	4'-0"	4'-10"
30"	4'-0"	4'-7"	5'-8"
36"	4'-0"	5'-3"	6'-5"
42"	5'-3"	5'-11"	7'-3"
48"	5'-10"	6'-7"	8'-0"
60"	7'-0"	7'-10"	9'-8"
DOUBLE	FOR "A" SECTION ONLY		
24"	7'-0"	7'-10"	9'-5"
30"	8'-2"	9'-2"	11'-0"
36"	9'-4"	10'-6"	12'-6"
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REINFORCEMENT SCHEDULE, WALLS			
SECTION	WIDTH ("W")	HOR.	VERT.
"A"	4'	#4's @ 9"	#4's @ 10"
	BETWEEN 4' & 7'	#6's @ 9"	#4's @ 10"
	GREATER THAN 7'	#5's @ 4 1/2"	#4's @ 10"
"B"	4'	#4's @ 6"	#4's @ 10"
	BETWEEN 4' & 7'	#6's @ 6"	#4's @ 10"

TABLE OF "T" & "N" DIMENSIONS			
SECTION	WIDTH ("W")	"T"	"N" "D"
"A"	BETWEEN 4' & 7'	6" + PIPE THICKNESS	8" 6"
	GREATER THAN 7'	6" + PIPE THICKNESS	8" 8"
"B"	4'	6" + PIPE THICKNESS	8" 8"
	BETWEEN 4' & 7'	6" + PIPE THICKNESS	10" 8"

REINFORCEMENT SCHEDULE, TOP	
DIMENSIONS	STEEL SPECIAL PATTERN
W1 = 7' OR LESS	#4's @ 8" E.W. DIAGONAL @ COVER
W2 = 7' OR LESS	#4's @ 8" E.W. DIAGONAL @ COVER
W1 = 7' OR GREATER	#4's @ 6" E.W. DIAGONAL @ COVER
W2 = 7' OR GREATER	#4's @ 6" E.W. DIAGONAL @ COVER

9 AREA INLET
NTS



8 WUNDER COVER
NTS

GENERAL NOTES:
1. ALL EXPOSED CORNERS TO HAVE 3/4" CHAMFER
2. ALL REINFORCING BARS TO HAVE 2" COVER.
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4. PIPES SHALL CONNECT TO THE ENDS OR SIDES OF THE INLET. CONNECTION SHALL NOT BE MADE AT CORNERS OF BOX.
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JOINT: WATERTIGHT RUBBER GASKET

REINFORCEMENT SCHEDULE, BASE	
SECTION	
"A"	#4's @ 6" E.W.
"B"	#6's @ 6" E.W.

TABLE OF 'W' DIMENSIONS			
PIPE SIZE	SKEW OF CROSS DRAIN		
SINGLE	STRAIGHT	30°	45°
24"	4'-0"	4'-0"	4'-10"
30"	4'-0"	4'-7"	5'-8"
36"	4'-0"	5'-3"	6'-5"
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48"	5'-10"	6'-7"	8'-0"
60"	7'-0"	7'-10"	9'-8"
DOUBLE	FOR "A" SECTION ONLY		
24"	7'-0"	7'-10"	9'-5"
30"	8'-2"	9'-2"	11'-0"
36"	9'-4"	10'-6"	12'-6"
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REINFORCEMENT SCHEDULE, WALLS			
SECTION	WIDTH ("W")	HOR.	VERT.
"A"	4'	#4's @ 9"	#4's @ 10"
	BETWEEN 4' & 7'	#6's @ 9"	#4's @ 10"
	GREATER THAN 7'	#5's @ 4 1/2"	#4's @ 10"
"B"	4'	#4's @ 6"	#4's @ 10"
	BETWEEN 4' & 7'	#6's @ 6"	#4's @ 10"

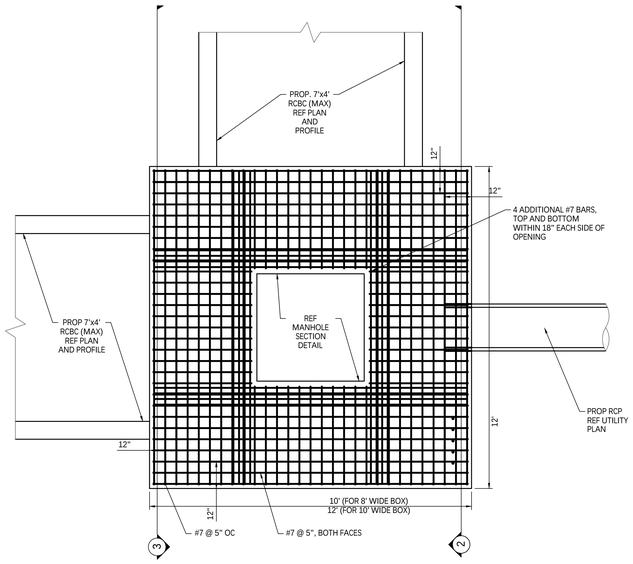
TABLE OF "T" & "N" DIMENSIONS			
SECTION	WIDTH ("W")	"T"	"N" "D"
"A"	BETWEEN 4' & 7'	6" + PIPE THICKNESS	8" 6"
	GREATER THAN 7'	6" + PIPE THICKNESS	8" 8"
"B"	4'	6" + PIPE THICKNESS	8" 8"
	BETWEEN 4' & 7'	6" + PIPE THICKNESS	10" 8"

REINFORCEMENT SCHEDULE, TOP	
DIMENSIONS	STEEL SPECIAL PATTERN
W1 = 7' OR LESS	#4's @ 8" E.W. DIAGONAL @ COVER
W2 = 7' OR LESS	#4's @ 8" E.W. DIAGONAL @ COVER
W1 = 7' OR GREATER	#4's @ 6" E.W. DIAGONAL @ COVER
W2 = 7' OR GREATER	#4's @ 6" E.W. DIAGONAL @ COVER

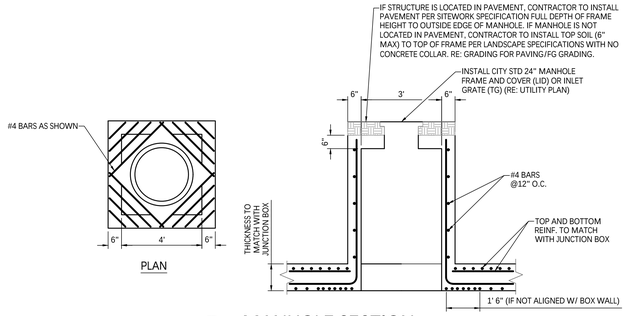
AREA INLET
N.T.S.

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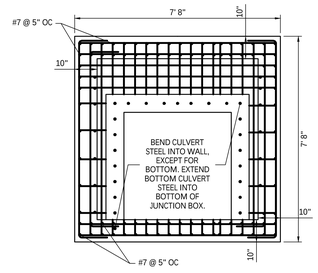
walter p moore
Walter P. Moore and Associates, Inc.
609 SW 8th St., Suite 600
B



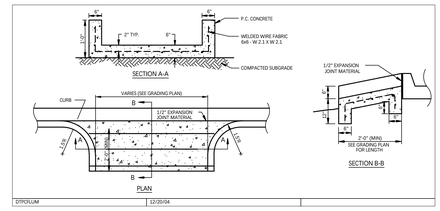
1 8' & 10' WIDE JUNCTION BOX PLAN
1/2" = 1'-0"



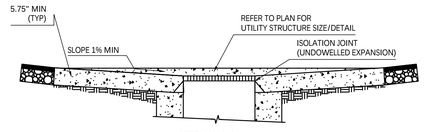
4 MANHOLE SECTION
1/2" = 1'-0"



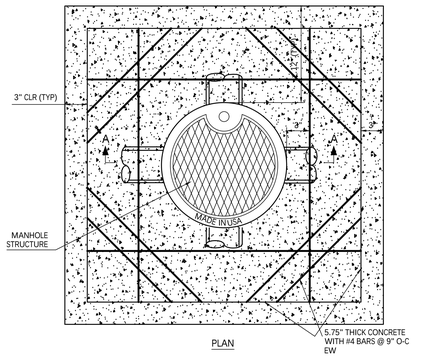
5 4' WIDE BOX CONNECTION
1/2" = 1'-0"



9 CONCRETE FLUME
NTS



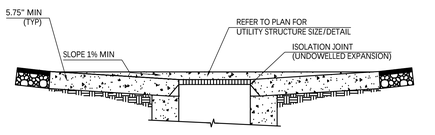
SECTION 'A-A'



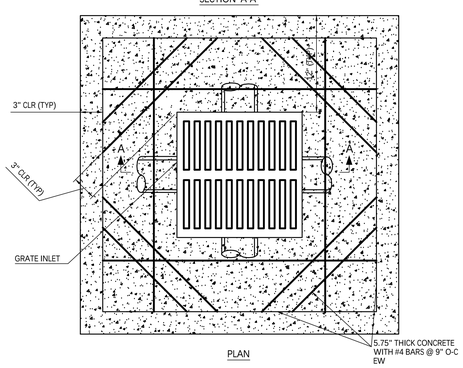
PLAN

NOTES:
1. REBAR TO HAVE 3" CLR ON SIDES AND 2" CLR ON TOP AND BOTTOM
2. CONCRETE STRENGTH SHALL BE 4,500 PSI MIN. AT 28 DAYS
3. ALL EDGES WILL BE SEALED WITH CSSI OR APPROVED EQUAL. ALL TOP EDGES WILL BE TACKED AND SAND SEALED
4. IF INLET STRUCTURE, COLLAR TO BE SLOPED TOWARDS THE INLET AT 1% MINIMUM. IF SOLID LID/MANHOLE, CONTRACTOR TO SLOPE COLLAR AND RIM TO ALIGN WITH PROPOSED SITE GRADING.
5. SQUARE PERIMETER REBAR TO BE CONTINUOUS AND LAPPED 10-INCHES.

10 CIRCULAR STRUCTURE CONCRETE COLLAR
NTS



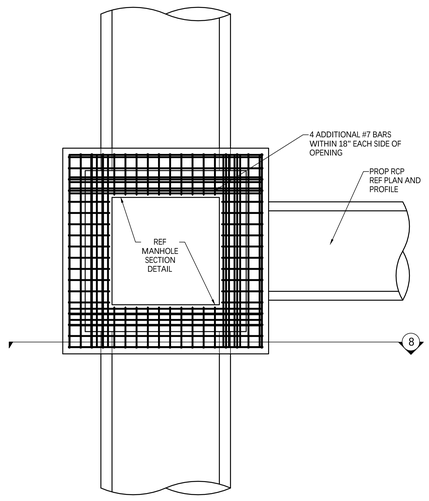
SECTION 'A-A'



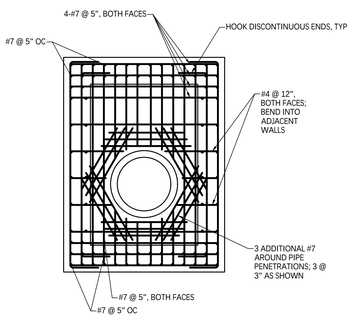
PLAN

NOTES:
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2. CONCRETE STRENGTH SHALL BE 4,500 PSI MIN. AT 28 DAYS
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5. SQUARE PERIMETER REBAR TO BE CONTINUOUS AND LAPPED 10-INCHES.

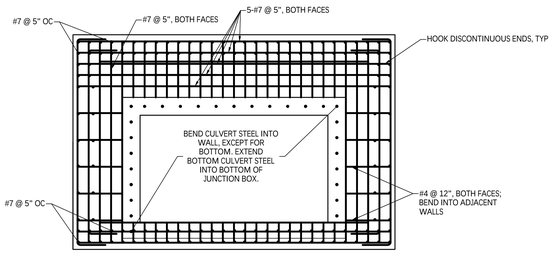
11 SQUARE STRUCTURE CONCRETE COLLAR
NTS



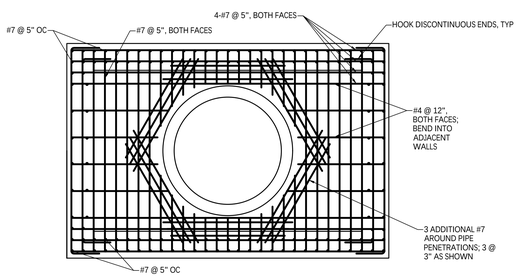
2 4' & 6' WIDE JUNCTION BOX PLAN
1/2" = 1'-0"



7 4' WIDE PIPE PENETRATION
1/2" = 1'-0"



3 6' & 7' WIDE BOX CONNECTION
1/2" = 1'-0"



8 10' WIDE PIPE PENETRATION
1/2" = 1'-0"

GENERAL NOTES

1. LENGTH REFERENCES IN DETAIL TITLES REFER TO INSIDE DIMENSIONS
2. BOX WALL THICKNESS SHALL BE BASED ON MAXIMUM INSIDE DIMENSIONS. 8' AND 10' MAX DIMENSIONS USE 12" THICK WALLS THROUGHOUT. 4' AND 6' MAX DIMENSIONS USE 10" THICK WALLS THROUGHOUT.

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CITY OF BENTONVILLE PROJECT NO.: LSD26-0030

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Walter P. Moore and Associates, Inc.
609 SW 8th St., Suite 600
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479.367.3250

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HENDERSON ENGINEERS

STEM UNIVERSITY - PUBLIC IMPROVEMENT PLANS - PHASE 1

INTERIM REVIEW ONLY
Document Incomplete: Not intended for permit or construction.
Engineer: TED T. VUONG, P.E.
P.E. Serial No.: 18208
Date: 07/17/2026
ASBL COA NO. 719

NO.	DATE	REVISION
1	02/18/2026	30% SD
2	04/27/2026	60% CD
3	05/17/2026	90% CD
4	06/17/2026	100% CD
5	07/17/2026	100% CD 2ND SUBMISSION

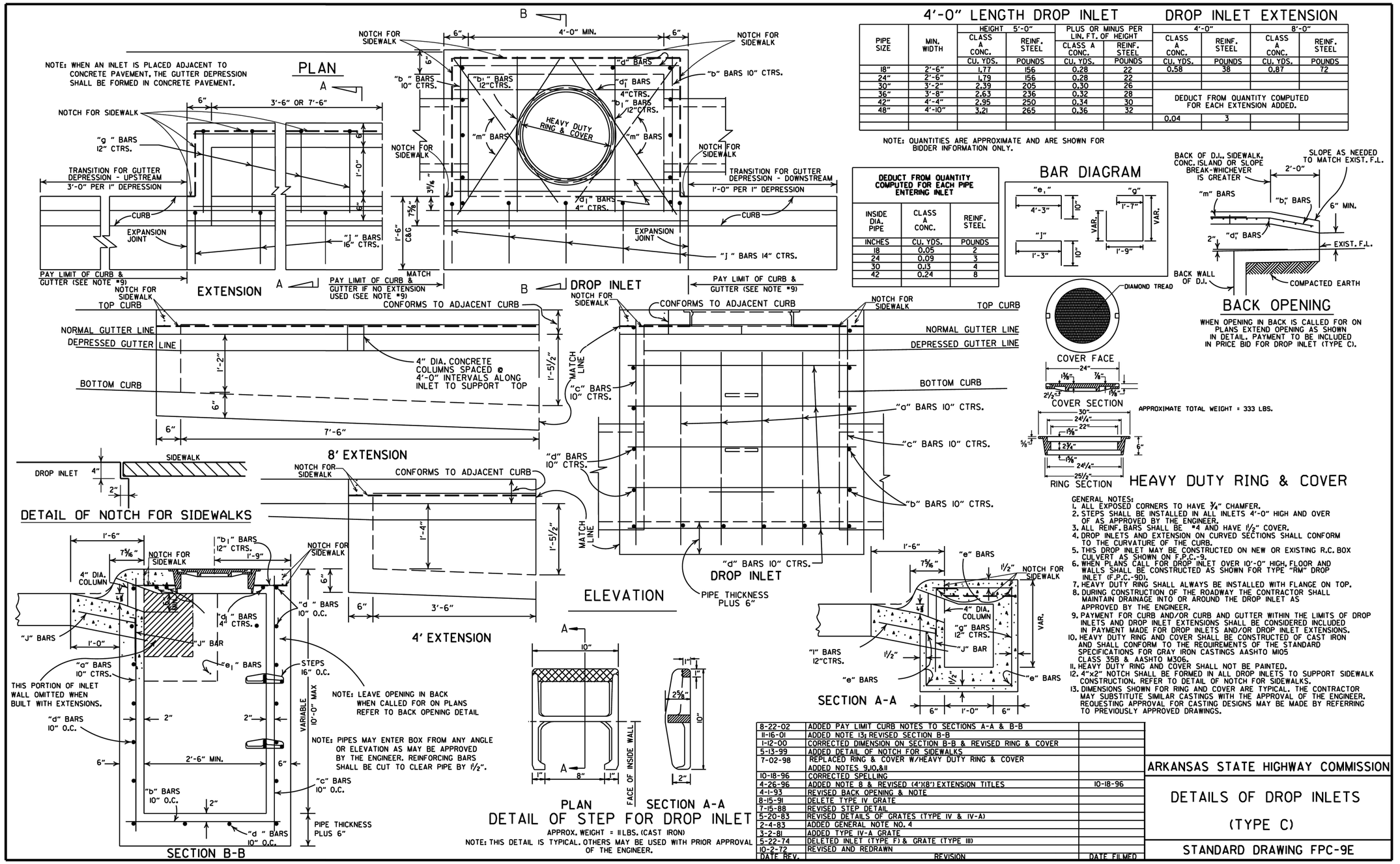
PROJECT NO.	DESIGNED BY	REVIEWED BY	DRAWN BY
M08-25007-00			
ORIGINAL ISSUE			DATE

STORM DETAILS

C8.006PH1

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PIPE SIZE	MIN. WIDTH	4'-0" LENGTH DROP INLET HEIGHT 5'-0" CLASS A CONC. CU. YDS.	REINF. STEEL POUNDS	PLUS OR MINUS PER LIN. FT. OF HEIGHT CLASS A CONC. CU. YDS.	REINF. STEEL POUNDS	DROP INLET EXTENSION 4'-0" CLASS A CONC. CU. YDS.	REINF. STEEL POUNDS	8'-0" CLASS A CONC. CU. YDS.	REINF. STEEL POUNDS
18"	2'-6"	1.77	156	0.28	22	0.58	38	0.87	72
24"	2'-6"	1.79	156	0.28	22				
30"	3'-2"	2.39	205	0.30	26				
36"	3'-8"	2.63	236	0.32	28	DEDUCT FROM QUANTITY COMPUTED FOR EACH EXTENSION ADDED.			
42"	4'-4"	2.95	250	0.34	30				
48"	4'-10"	3.21	265	0.36	32				
						0.04	3		

INSIDE DIA. PIPE	CLASS A CONC. CU. YDS.	REINF. STEEL POUNDS
18	0.05	2
24	0.09	3
30	0.13	4
42	0.24	8

DATE REV.	REVISION	DATE FILMED
8-22-02	ADDED PAY LIMIT CURB NOTES TO SECTIONS A-A & B-B	
11-16-01	ADDED NOTE 13; REVISED SECTION B-B	
1-12-00	CORRECTED DIMENSION ON SECTION B-B & REVISED RING & COVER	
5-13-99	ADDED DETAIL OF NOTCH FOR SIDEWALKS	
7-02-98	REPLACED RING & COVER W/HEAVY DUTY RING & COVER ADDED NOTES 9,10,&11	
10-18-96	CORRECTED SPELLING	
4-26-96	ADDED NOTE 8 & REVISED (4')(8') EXTENSION TITLES	10-18-96
4-1-93	REVISED BACK OPENING & NOTE	
8-15-91	DELETE TYPE IV GRATE	
7-15-88	REVISED STEP DETAIL	
5-20-83	REVISED DETAILS OF GRATES (TYPE IV & IV-A)	
2-4-83	ADDED GENERAL NOTE NO. 4	
3-2-81	ADDED TYPE IV-A GRATE	
5-22-74	DELETED INLET (TYPE F) & GRATE (TYPE III)	
10-2-72	REVISED AND REDRAWN	

ARKANSAS STATE HIGHWAY COMMISSION

DETAILS OF DROP INLETS

(TYPE C)

STANDARD DRAWING FPC-9E

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STEM UNIVERSITY - PUBLIC IMPROVEMENT PLANS - PHASE 1

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5	07/17/2026	100% CD 2ND SUBMISSION

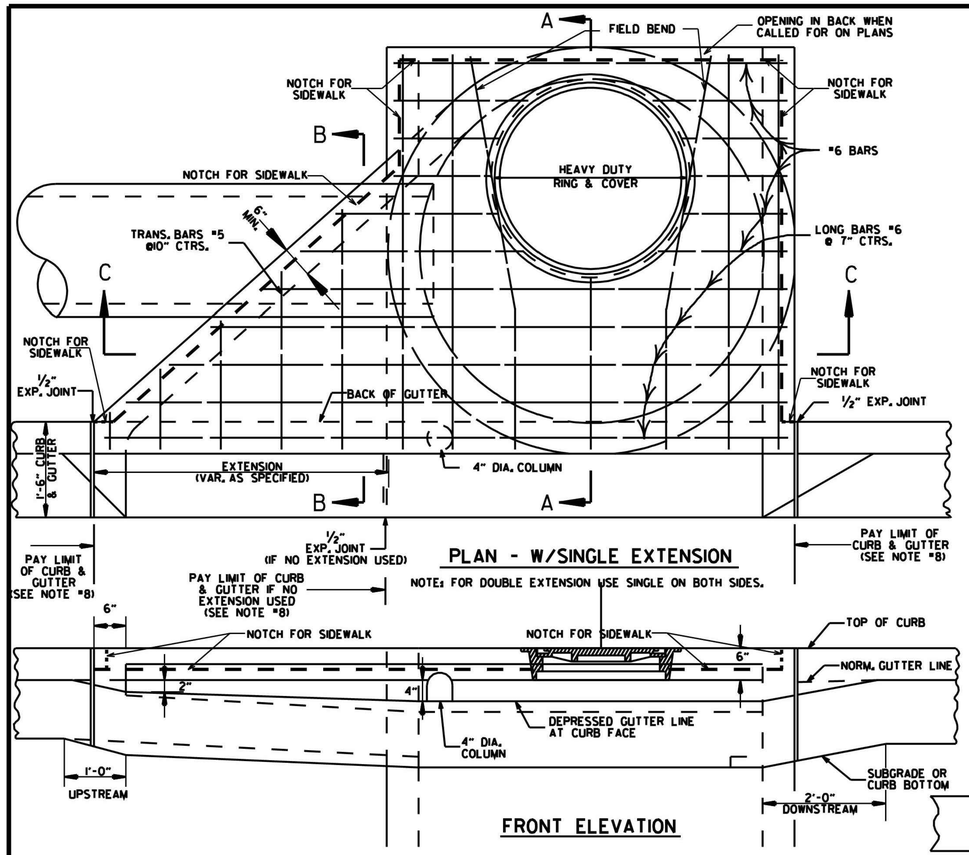
PROJECT NO.	DESIGNED BY	REVIEWED BY	DRAWN BY
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STORM DETAILS

C8.007PH1

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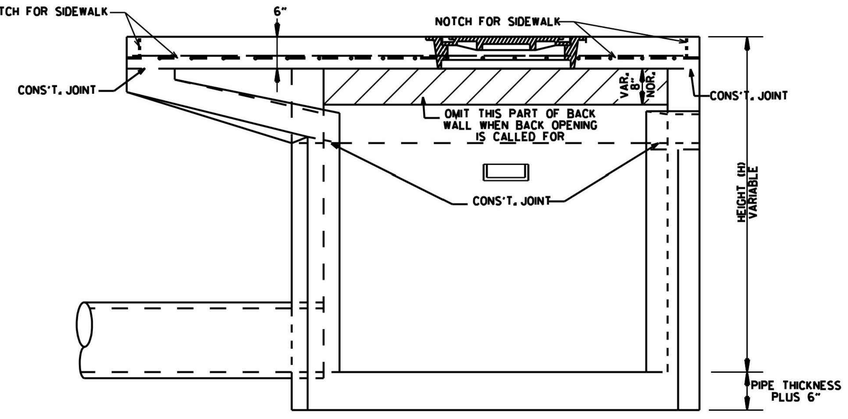
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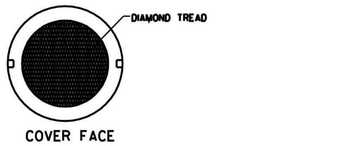
PLAN - W/SINGLE EXTENSION

NOTE: FOR DOUBLE EXTENSION USE SINGLE ON BOTH SIDES.

FRONT ELEVATION



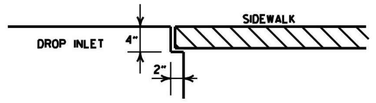
SECTION C-C



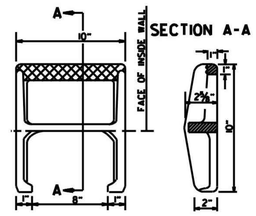
APPROXIMATE TOTAL WEIGHT = 333 LBS.

HEAVY DUTY RING & COVER

1. HEAVY DUTY RING AND COVER SHALL BE CONSTRUCTED OF CAST IRON AND SHALL CONFORM TO THE REQUIREMENTS OF THE STANDARD SPECIFICATIONS FOR GRAY IRON CASTINGS AASHTO M105 CLASS 35B & AASHTO M306.
2. HEAVY DUTY RING AND COVER SHALL NOT BE PAINTED.
3. HEAVY DUTY RING SHALL ALWAYS BE INSTALLED WITH FLANGE ON TOP.



DETAIL OF NOTCH FOR SIDEWALKS

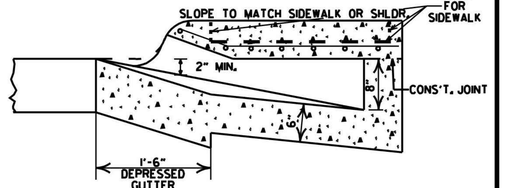


APPROX. WEIGHT = 11LBS. (CAST IRON)

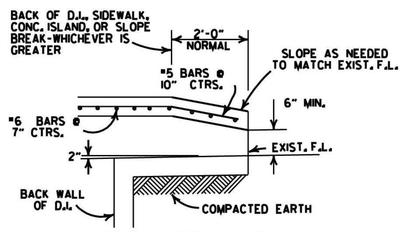
PLAN

NOTE: THIS DETAIL IS TYPICAL, OTHERS MAY BE USED WITH PRIOR APPROVAL OF THE ENGINEER.

DETAIL OF STEP FOR DROP INLET



SECTION B-B

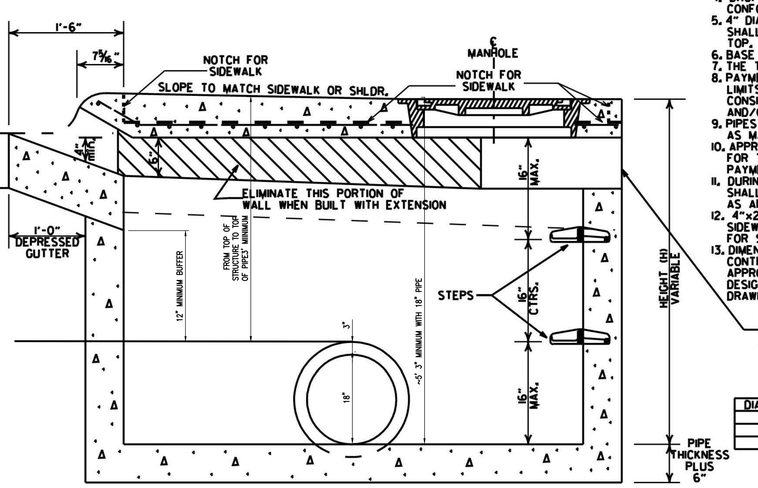


BACK OPENING

WHEN OPENING IN BACK IS CALLED FOR ON PLANS EXTEND OPENING AS SHOWN IN DETAIL. PAYMENT TO BE INCLUDED IN PRICE BID FOR DROP INLET (TYPE MO).

GENERAL NOTES:

1. ALL EXPOSED CORNERS TO HAVE ¾" CHAMFER.
2. STEPS SHALL BE INSTALLED IN ALL INLETS 4'-0" HIGH AND OVER OR AS DIRECTED BY THE ENGINEER.
3. ALL REINFORCING BARS SHALL BE GRADE 60 AND HAVE MIN. 1½" COVER.
4. DROP INLETS AND EXTENSION ON CURVED SECTIONS SHALL CONFORM TO THE CURVATURE OF THE CURB.
5. 4" DIA. COLUMNS SPACED AT MAX. 4'-0" INTERVALS SHALL BE INSTALLED ALONG INLET AND EXTENSION TO SUPPORT TOP.
6. BASE AND INLET WALLS SHALL BE CAST MONOLITHICALLY.
7. THE THROAT SHALL BE CAST INTEGRALLY WITH THE GUTTER.
8. PAYMENT FOR CURB AND/OR CURB AND GUTTER WITHIN THE LIMITS OF DROP INLETS AND DROP INLET EXTENSIONS SHALL BE CONSIDERED INCLUDED IN PAYMENT MADE FOR DROP INLETS AND/OR DROP INLET EXTENSIONS.
9. PIPES MAY ENTER DROP INLET FROM ANY ANGLE OR ELEVATION AS MAY BE APPROVED BY THE ENGINEER.
10. APPROPRIATE SIZE TYPE C DROP INLETS MAY BE SUBSTITUTED FOR TYPE MO DROP INLETS AS APPROVED BY THE ENGINEER. PAYMENT TO BE AS DROP INLET (TYPE MO).
11. DURING CONSTRUCTION OF THE ROADWAY THE CONTRACTOR SHALL MAINTAIN DRAINAGE INTO OR AROUND THE DROP INLET AS APPROVED BY THE ENGINEER.
12. 4"x2" NOTCH SHALL BE FORMED IN ALL DROP INLETS TO SUPPORT SIDEWALK CONSTRUCTION. REFER TO DETAIL OF NOTCH FOR SIDEWALKS.
13. DIMENSIONS SHOWN FOR RING AND COVER ARE TYPICAL. THE CONTRACTOR MAY SUBSTITUTE SIMILAR CASTINGS WITH THE APPROVAL OF THE ENGINEER. REQUESTING APPROVAL FOR CASTING DESIGNS MAY BE MADE BY REFERRING TO PREVIOUSLY APPROVED DRAWINGS.



SECTION A-A

DIA. OF D.I.	DIA. OF OUTLET PIPE	MINIMUM WALL THICKNESS CAST IN PLACE	MINIMUM WALL THICKNESS PRECAST
4' I.D.	12" THRU 27"	6"	5"
5' I.D.	30" THRU 42"	8"	6"
6' I.D.	48" THRU 54"	8"	7"

DATE	REVISIONS	DATE FILMED
8-22-02	ADDED PAY LIMIT CURB NOTES TO SECTIONS A-A & B-B	
11-16-01	ADDED NOTE 13	
1-12-00	REVISED HEAVY DUTY RING & COVER	
5-13-99	ADDED NOTCH DETAIL FOR SIDEWALKS	
7-02-98	REP. NOTE 8, NEW PLAN DET., REV. PICTURE FOR NEW RING & COVER, ADDED HEAVY DUTY RING & COVER AND DETAIL OF STEP FOR DROP INLET	
4-26-96	ADDED NOTE 11 AND OPENING DIMENSION	
10-12-95	CORRECTED #5 BAR SPACING	
7-20-95	CORRECTED DIAMETER OF D.I. IN BOX	
2-2-95	(TYPE K TO MO (OPEN BACK DETAIL)	
8-1-94	REVISED GENERAL NOTES	8-1-94
4-1-93	REV. BACK OPEN DETAIL & NOTE	4-1-93
8-5-91	REVISED NOTES #12 & ADDED BK.OPEN DETAIL	8-5-91
1-30-89	ADDED NOTE NO.12	1-30-89
5-23-88	ADDED NOTE 8, MINIMUM WALL THICKNESS	5-23-88
1-15-88	ADDED EXTEND NOTE TO SECTION A-A	6-15-88
1-14-87	MODIFIED WALL THICKNESS	7-14-87
6-12-87	ISSUED	6-12-87

1

ARKANSAS STATE HIGHWAY COMMISSION

DETAILS OF DROP INLET (TYPE MO)

STANDARD DRAWING FPC-9M

ARKANSAS STATE HIGHWAY COMMISSION STANDARD DRAWINGS AND DETAILS APPEARING ON THIS DRAWING HAVE BEEN REPRODUCED IN THEIR ENTIRELY. ONLY PORTIONS OF THESE STANDARD DRAWINGS AND DETAILS MAY BE APPLICABLE TO THIS PROJECT. MY SEAL IS INTENDED TO AUTHENTICATE I HAVE SELECTED THESE STANDARD DRAWINGS AND DETAILS, OR PORTIONS THEREOF, AS APPLICABLE FOR THIS PROJECT AND I HEREBY DISCLAIM ANY RESPONSIBILITY FOR THE DESIGN INDICATED BY THESE STANDARD DRAWINGS AND DETAILS

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STEM UNIVERSITY - PUBLIC IMPROVEMENT PLANS - PHASE 1

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Engineer: TED T. VUONG, P.E.
P.E. Serial No.: 18208
Date: 07/17/2026
ASBL COA NO. 719

NO.	DATE	REVISION
1	02/18/2026	30% SD
2	04/27/2026	60% CD
3	06/17/2026	90% CD
4	06/17/2026	100% CD
5	07/17/2026	100% CD 2ND SUBMISSION

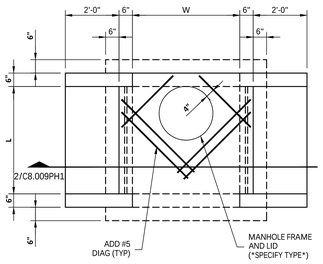
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STORM DETAILS

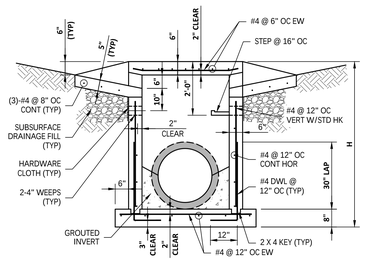
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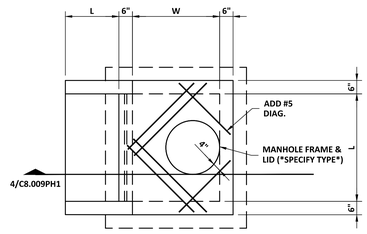


1 DOUBLE AREA INLET - PLAN VIEW
1/2" = 1'-0"

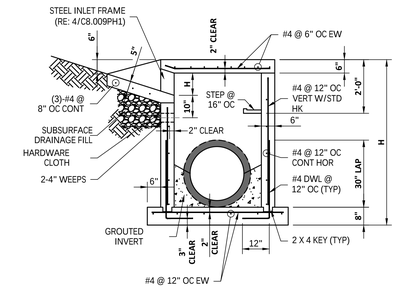


NOTES:
1. FOR LIDS WITH OPENINGS ABOVE 6", CONSTRUCT METAL GRATE AT OPENING OF INLET FLUME. (RE: 5/C8.009PH1

2 DOUBLE AREA INLET - SECTION VIEW
1/2" = 1'-0"

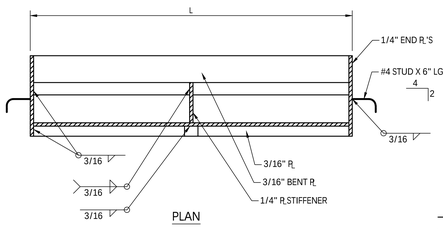


3 **AREA INLET - PLAN VIEW**
1/2" = 1'-0"

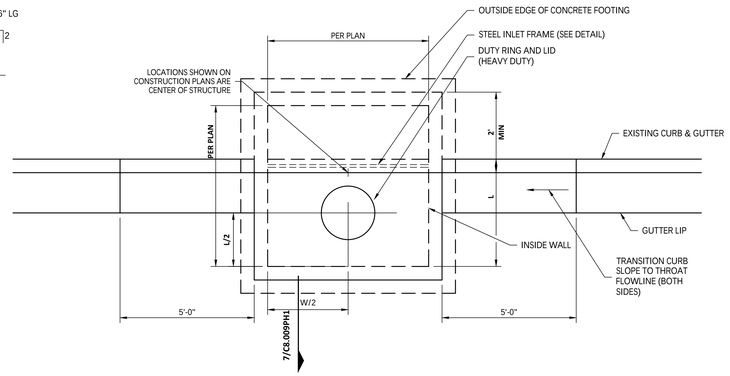


NOTES:
1. FOR LIDS WITH OPENINGS ABOVE 6", CONSTRUCT METAL GRATE AT OPENING OF INLET FLUME. (RE: 5/C8.009PH1

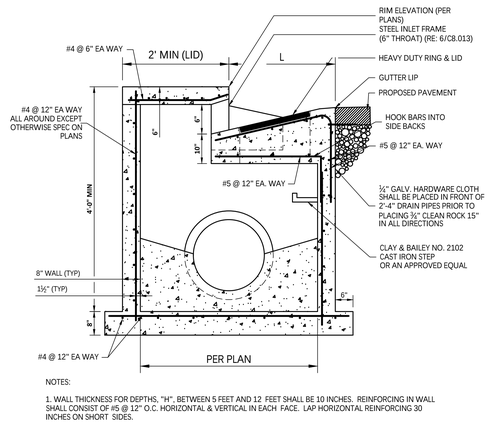
4 AREA INLET - SECTION VIEW
1/2" = 1'-0"



5 6-INCH STEEL INLET FRAME
1½" = 1'-0"

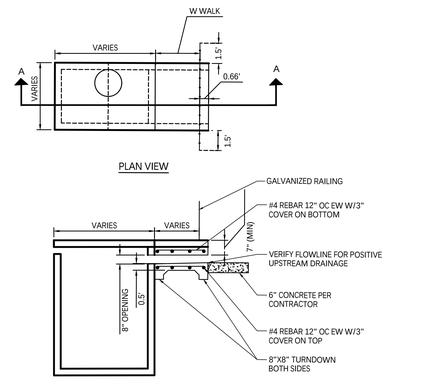


6 SPECIAL CURB INLET PLAN
1/2" = 1'-0"

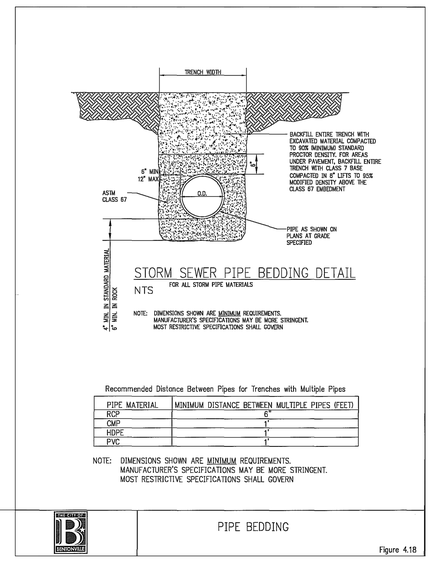


NOTES:
1. WALL THICKNESS FOR DEPTHS, "H", BETWEEN 5 FEET AND 12 FEET SHALL BE 10 INCHES. REINFORCING IN WALL SHALL CONSIST OF #5 @ 12" O.C. HORIZONTAL & VERTICAL IN EACH FACE. LAP HORIZONTAL REINFORCING 30 INCHES ON SHORT SIDES.

7 SECTION
3/4" = 1'-0"

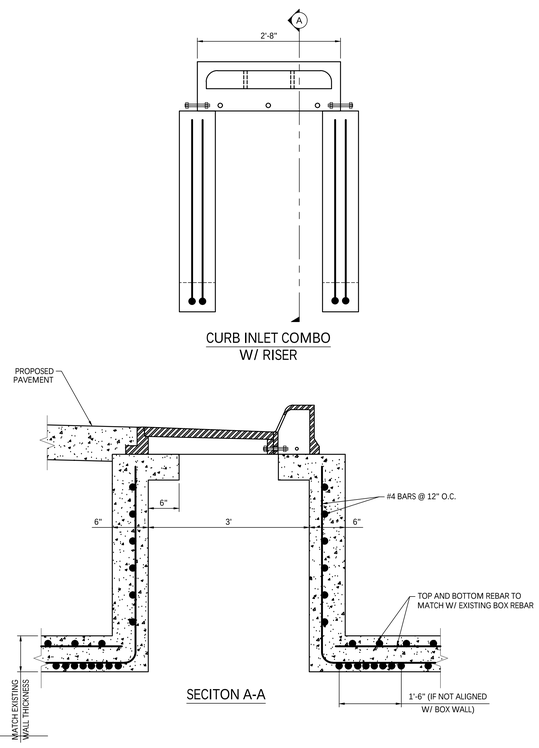


8 SIDEWALK FLUME

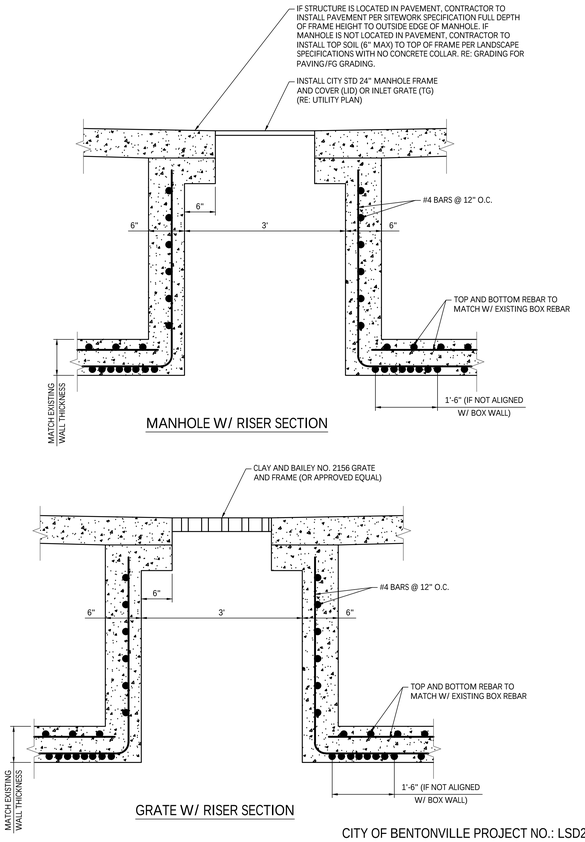


9

10 NOT USED
NTS



11 RCB INLET CONNECTION DETAILS
NTS



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STEM UNIVERSITY - PUBLIC IMPROVEMENT PLANS - PHASE 1

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Engineer: TED T. VUONG, P.E.
P.E. Serial No.: 18208
Date: 07/17/2026
ASBL COA NO. 719

NO.	DATE	REVISION
1	02/18/2026	30% SD
2	04/27/2026	60% CD
3	05/17/2026	90% CD
4	06/17/2026	100% CD
5	07/17/2026	100% CD 2ND SUBMISSION

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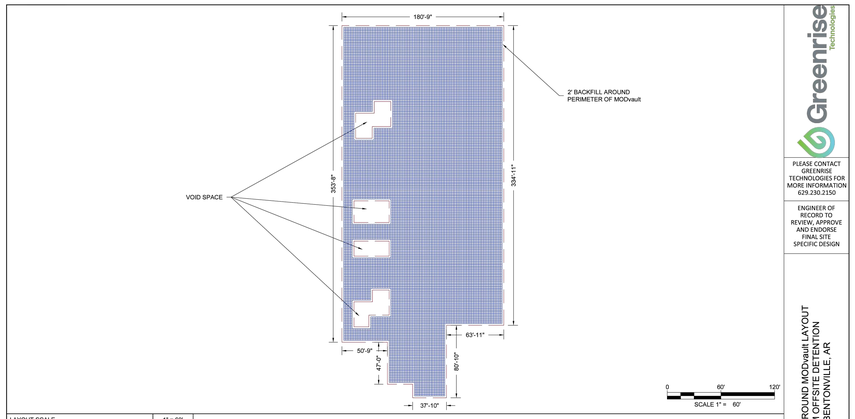
STORM DETAILS

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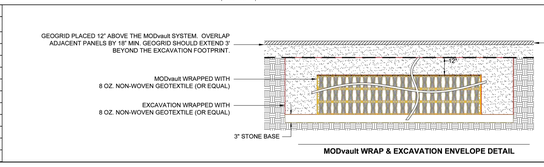
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LAYOUT SCALE	1" = 60'
MODULE TYPE	SD DOUBLE
TRAFFIC LOAD	HS-20
# OF MODULES	16,726
TOTAL SYSTEM STORAGE	217,817 CF
TANK STORAGE VOLUME	185,516 CF
STONE STORAGE VOLUME (40% VOID RATIO)	32,301 CF
TOP OF COVER STONE ELEV. (12")	104.19
GEOGRID ELEV.	104.19
TOP OF MODvault ELEV.	103.19
TANK INVERT	1278.50
INVERT OF COMPACTED BASE (3")	1278.25
MIN. BACKFILL PERIMETER WIDTH	2 FT



MODvault WRAP & EXCAVATION ENVELOPE DETAIL

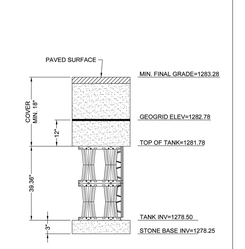
Greenrise Technologies

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ENGINEER OF RECORD TO REVIEW, APPROVE AND ENDORSE FINAL SITE SPECIFIC DESIGN

UNDERGROUND MODvault LAYOUT
STEM OFFSITE DETENTION
BENTONVILLE, AR

DRAWN BY: PC
DATE: 6-16-26
SHEET NO.: UGD2.0



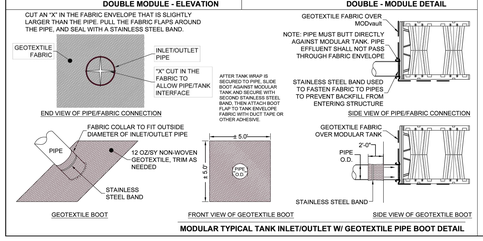
DOUBLE MODULE - ELEVATION



DOUBLE - MODULE DETAIL

MODvault QUANTITIES	
MODULE TYPE	SD DOUBLE
# OF SD DOUBLE MODULES	16,726
TOTAL SYSTEM STORAGE	217,817 CF
TANK STORAGE VOLUME	185,516 CF
STONE STORAGE VOLUME (40% VOID RATIO)	32,301 CF
STONE BED FOOTPRINT	61,488 SF
BACKFILL QUANTITY	1,284 CY

*** Material supplier must be present at the pre-construction meeting and any subsequent meetings involving the installation or design of the underground detention system. Any deviations from the approved design or material specifications must be reviewed and approved by the material supplier prior to implementation.**



MODULAR TYPICAL TANK INLET/OUTLET W/ GEOTEXTILE PIPE BOOT DETAIL

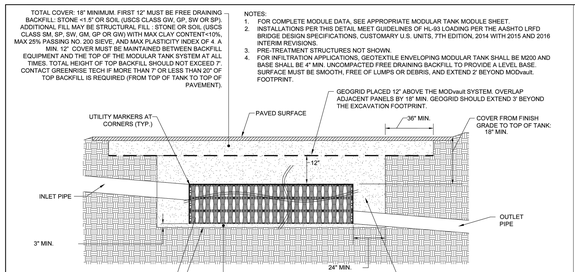
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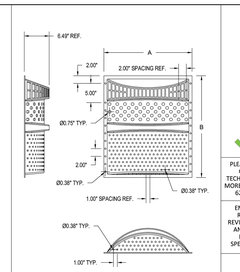
ENGINEER OF RECORD TO REVIEW, APPROVE AND ENDORSE FINAL SITE SPECIFIC DESIGN

UNDERGROUND MODvault DETAILS
STEM OFFSITE DETENTION
BENTONVILLE, AR

DRAWN BY: PC
DATE: 6-16-26
SHEET NO.: UGD3.0



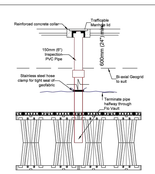
MODvault & H-20 LOADS - SECTION VIEW



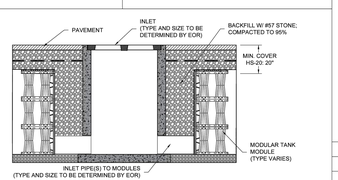
SIZE	A	B
23" x 24"	23"	26.51"
28" x 30"	28"	33.15"
34" x 36"	34"	38.69"

±0.25" TOLERANCE ON DIMENSIONS

TRASHGUARD PLUS PRETREATMENT DETAIL



INSPECTION / MAINTENANCE PORT DETAIL



INLET IN SYSTEM DETAIL

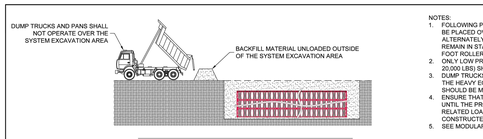
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ENGINEER OF RECORD TO REVIEW, APPROVE AND ENDORSE FINAL SITE SPECIFIC DESIGN

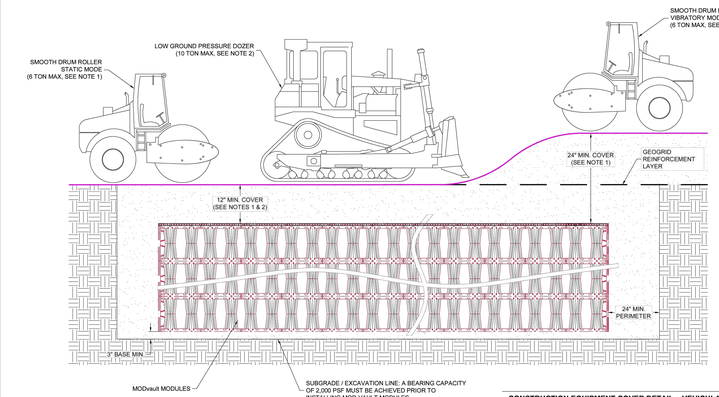
UNDERGROUND MODvault DETAILS
STEM OFFSITE DETENTION
BENTONVILLE, AR

DRAWN BY: PC
DATE: 6-16-26
SHEET NO.: UGD4.0



DUMP TRUCK DETAIL (SEE NOTE 3)

NOTES:
1. FOLLOWING PLACEMENT OF SIDE BACKFILL, A UNIFORM 12" LIFT OF THE FREELY DRAINING MATERIAL SHALL BE PLACED OVER THE TANK MODULES AND LIGHTLY COMPACTED USING A WALK-BEHIND TRENCH ROLLER. ALTERNATELY, A ROLLER (MAXIMUM GROSS VEHICLE WEIGHT OF 6 TONS) MAY BE USED. ROLLER MUST REMAIN IN STATIC MODE UNTIL A MINIMUM OF 24" OF COVER HAS BEEN PLACED OVER THE MODULES. SHEEP FOOT ROLLERS SHOULD NOT BE USED.
2. ONLY LOW PRESSURE TIRE OR TRACK VEHICLES (LESS THAN 7 PSI AND OPERATING WEIGHT OF LESS THAN 20,000 LBS) SHALL BE OPERATED OVER THE SYSTEM DURING CONSTRUCTION.
3. DUMP TRUCKS AND PANS SHALL NOT BE OPERATED WITHIN THE SYSTEM AT ANY TIME. WHERE NECESSARY, THE HEAVY EQUIPMENT SHOULD UNLOAD IN AN AREA ADJACENT TO THE SYSTEM AND THE MATERIAL SHOULD BE MOVED OVER THE SYSTEM WITH TRACKED EQUIPMENT.
4. ENSURE THAT ALL UNRELATED CONSTRUCTION TRAFFIC IS KEPT AWAY FROM THE LIMITS OF EXCAVATION UNTIL THE PROJECT IS COMPLETE AND FINAL SURFACE MATERIALS ARE IN PLACE. NO NON-INSTALLATION RELATED LOADING SHOULD BE ALLOWED OVER THE SYSTEM UNTIL THE FINAL DESIGN SECTION HAS BEEN CONSTRUCTED (INCLUDING PAVEMENT).
5. SEE MODULAR TANK INSTALLATION GUIDE FOR ADDITIONAL INFORMATION.



CONSTRUCTION EQUIPMENT COVER DETAIL - VEHICULAR TRAFFIC

Greenrise Technologies

PLEASE CONTACT GREENRISE TECHNOLOGIES FOR MORE INFORMATION 629.230.2150

ENGINEER OF RECORD TO REVIEW, APPROVE AND ENDORSE FINAL SITE SPECIFIC DESIGN

MODvault CONSTRUCTION EQUIPMENT COVER DETAILS
STEM OFFSITE DETENTION
BENTONVILLE, AR

DRAWN BY: PC
DATE: 6-16-26
SHEET NO.: UGD5.0

1 UNDERGROUND MODvault DETAILS
NTS

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CITY OF BENTONVILLE PROJECT NO.: LSD26-0030

walter p moore
Walter P. Moore and Associates, Inc.
609 SW 8th St., Suite 600
Bentonville, Arkansas 72712
479.367.3250

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STEM UNIVERSITY - PUBLIC IMPROVEMENT PLANS - PHASE 1

INTERIM REVIEW ONLY
Document Incomplete: Not intended for permit or construction.
Engineer: TED T. VUONG, P.E.
P.E. Serial No.: 18208
Date: 07/17/2026
ASBL COA NO. 719

NO.	DATE	REVISION
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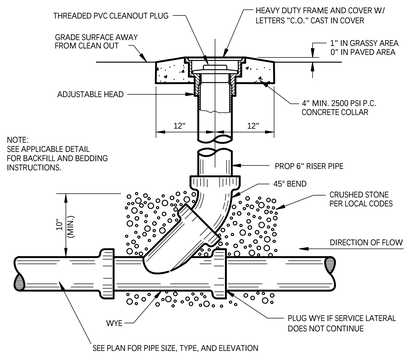
PROJECT NO.	DESIGNED BY	REVIEWED BY	DRAWN BY
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ORIGINAL ISSUE			DATE

STORM DETAILS

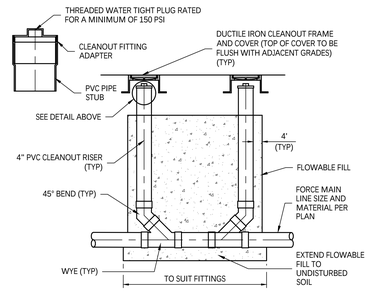
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24-Jul-2025 - 6:50 PM - X:\AMER\2025\25007-00 stem university - retail village\Civil\3-production\03-sheets\public improvement plans\STEM_PUB_VPM_C-MTP DT_M08250700.dwg

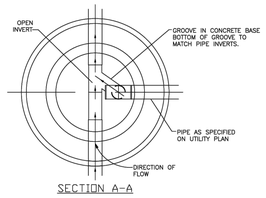


1 SANITARY SEWER CLEANOUT (PRIVATE UTILITIES)
NTS

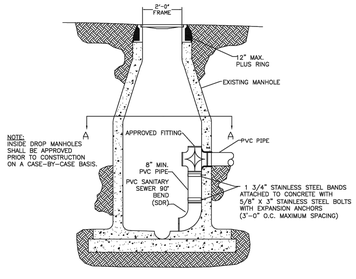


2 TWO-WAY CLEANOUT STRUCTURE
NTS

SANITARY SEWER INTERIOR DROP MANHOLE



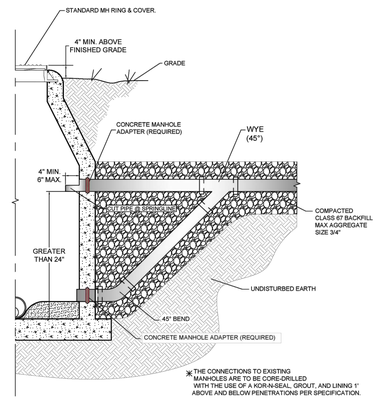
SECTION A–A



SANITARY SEWER DETAIL: SS02

3 SANITARY SEWER INTERIOR DROP MANHOLE
NTS

SANITARY SEWER EXTERIOR DROP MANHOLE



SANITARY SEWER DETAIL: SS03

4 SANITARY SEWER EXTERIOR DROP MANHOLE
NTS

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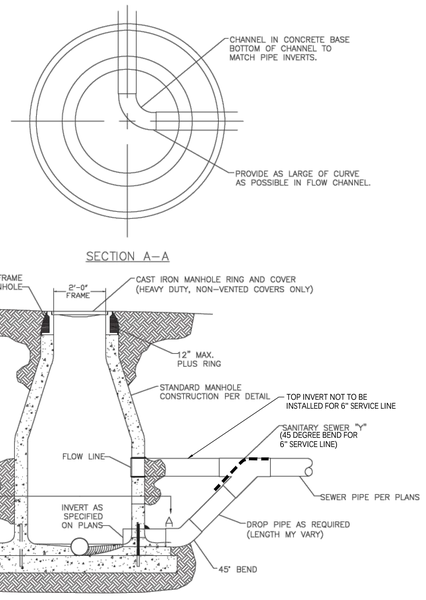
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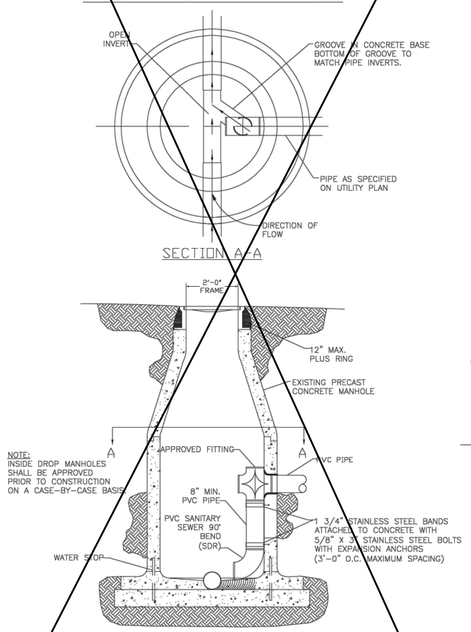
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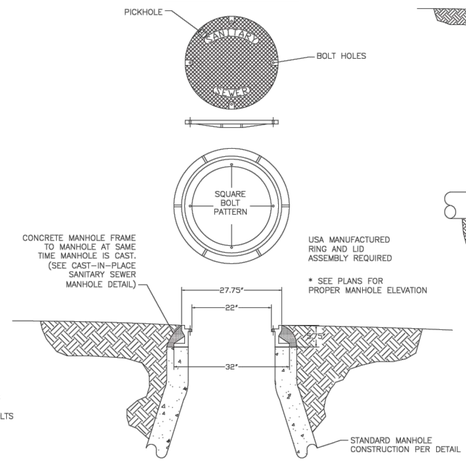
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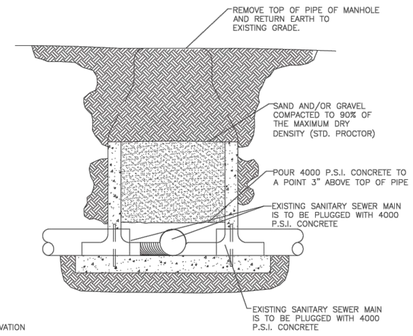
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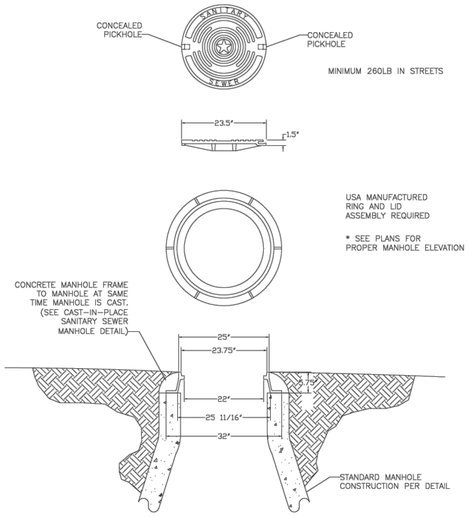
WATER TIGHT BOLTED MANHOLE LID & FRAME



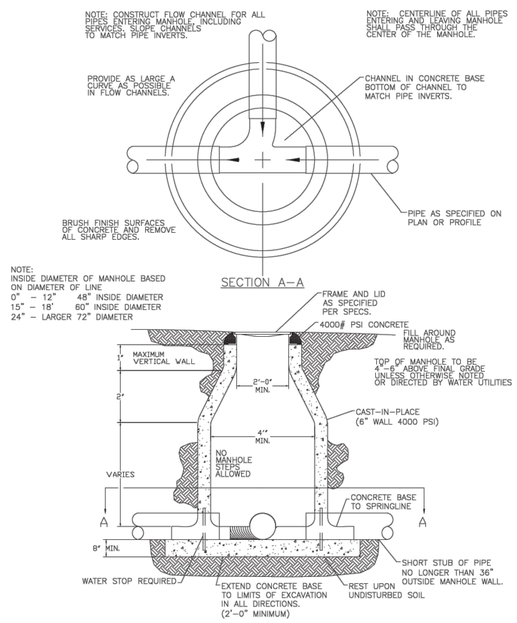
SANITARY SEWER MANHOLE ABANDONMENT



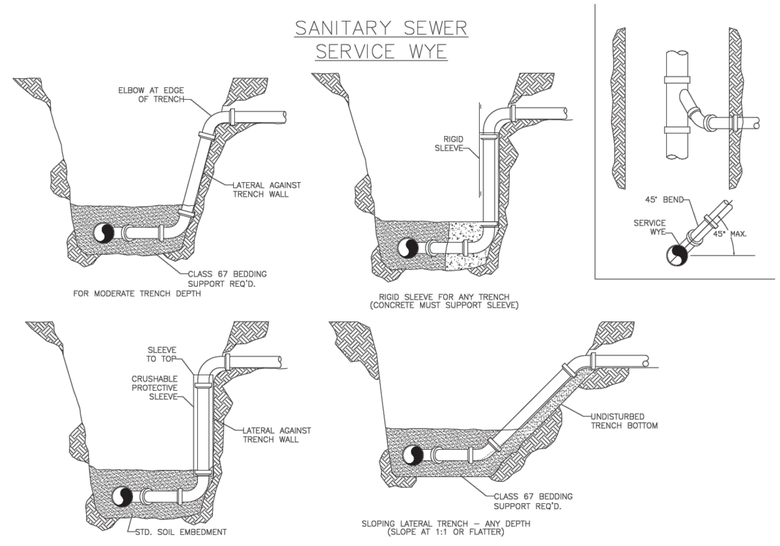
HEAVY DUTY MANHOLE LID & FRAME



SANITARY SEWER MANHOLE CAST–IN–PLACE



SANITARY SEWER SERVICE WYE



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SAN.SEWER DETAILS

CALL BEFORE YOU DIG – 811 – 48 HOURS – ARKANSAS ONE-CALL SYSTEM, INC.

REVISIONS:

Adopted by City Council 1/14/2003
Ordinance Number: 2003-18

Bentonville Wastewater Department
Note added Per Mike Bender and
Mike Roberts by CAO. 3/14/2007

Changes Proposed by Water Dept.
4/10/2007
10/04/2007
04/16/2008

Changes Proposed by Health Dept.
5/9/2007

NOTES:

DRAWN BY:	CAO	DATE:	10/4/2007
APPROVED BY:	XXX	DATE:	XX/XX/XXXX
SHEET NUMBER:	1	OF	2

STEM UNIVERSITY - PUBLIC IMPROVEMENT PLANS - PHASE 1

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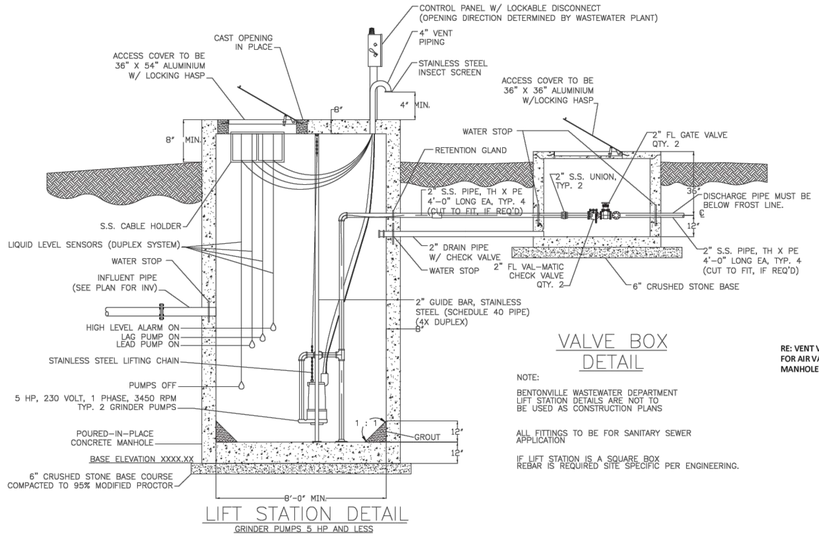
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LIFT STATION DETAIL

GRINDER PUMPS 5 HP AND LESS

VALVE BOX DETAIL

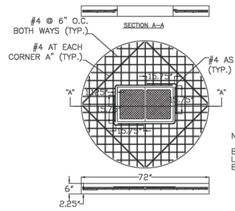
NOTE:

BENTONVILLE WASTEWATER DEPARTMENT LIFT STATION DETAILS ARE NOT TO BE USED AS CONSTRUCTION PLANS

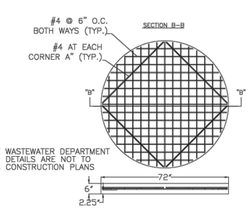
ALL FITTINGS TO BE FOR SANITARY SEWER APPLICATION

IF LIFT STATION IS A SQUARE BOX REBAR IS REQUIRED SITE SPECIFIC PER ENGINEERING.

WET WELL AND VALVE VAULT TOP SLAB REINFORCEMENT DETAIL

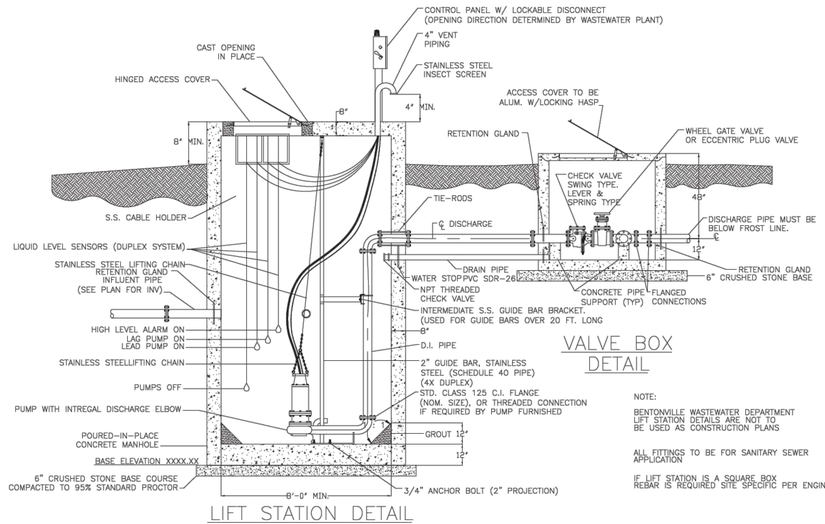


WET WELL AND VALVE VAULT BOTTOM SLAB REINFORCEMENT DETAIL



NOTE:

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LIFT STATION DETAIL

NON-CLOG PUMPS 5 HP AND UP

VALVE BOX DETAIL

NOTE:

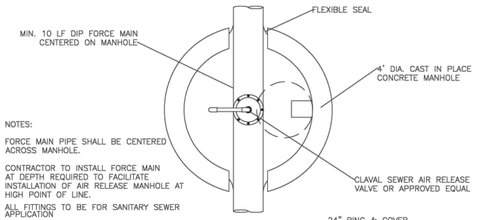
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ALL FITTINGS TO BE FOR SANITARY SEWER APPLICATION

IF LIFT STATION IS A SQUARE BOX REBAR IS REQUIRED SITE SPECIFIC PER ENGINEERING.

AIR VACUUM/RELEASE MANHOLE FOR FORCE MAIN

NOT TO SCALE



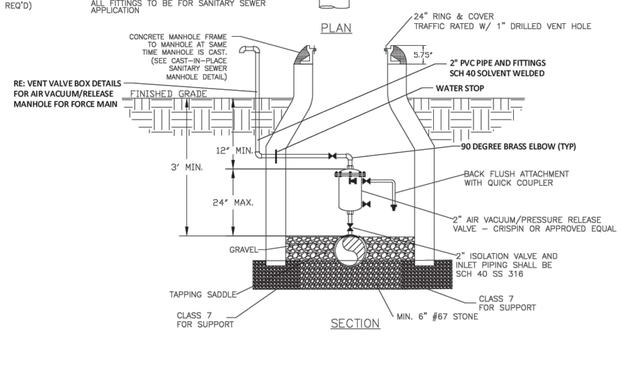
NOTES:

FORCE MAIN PIPE SHALL BE CENTERED ACROSS MANHOLE.

CONTRACTOR TO INSTALL FORCE MAIN AT DEPTH REQUIRED TO FACILITATE INSTALLATION OF AIR RELEASE MANHOLE AT HIGH POINT OF LINE.

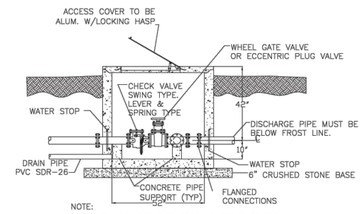
ALL FITTINGS TO BE FOR SANITARY SEWER APPLICATION

PLAN



SECTION

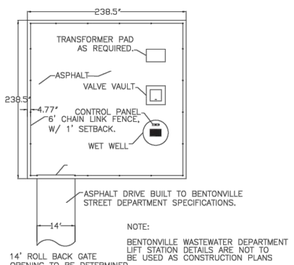
LIFT STATION VALVE VAULT DETAIL



NOTE:

REBAR IS REQUIRED SITE SPECIFIC PER ENGINEERING.

LIFT STATION SITE DETAIL

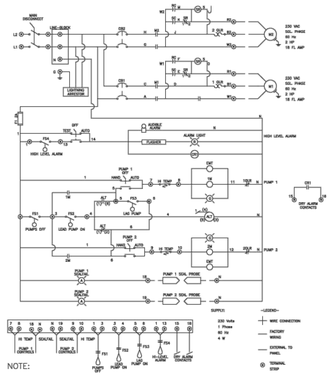


NOTE:

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DUPLEX PUMP CONTROL PANEL

230 V / SINGLE PHASE

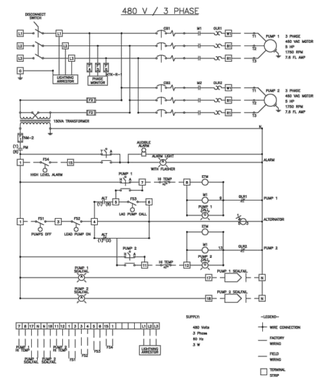


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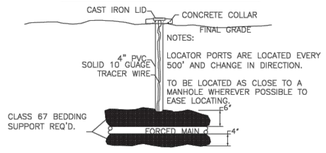
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DUPLEX PUMP CONTROL PANEL

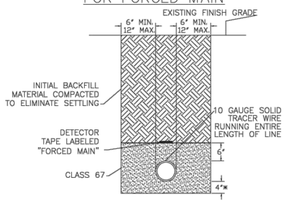
480 V / 3 PHASE



TRACER WIRE PORT



TYPICAL BEDDING DETAIL FOR FORCED MAIN



* IF IN ROCK 6" MIN. CLASS #67 STONE REQUIRED.

walter p moore

Walter P. Moore and Associates, Inc.
609 SW 8th St., Suite 600
Bentonville, Arkansas 72712

479.367.3250

THE CITY OF BENTONVILLE

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SAN.SEWER DETAILS

CALL BEFORE YOU DIG 1-800-482-8998 ARKANSAS ONE-CALL SYSTEM, INC.

REVISIONS:

Adopted by City Council 1/14/2003
Ordinance Number: 2003-18

Changes Proposed by Water Dept.
4/10/2007
10/04/2007
04/16/2008

Changes Proposed by Health Dept.
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SHEET NUMBER:	2	OF	2

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M08-25007-00			
ORIGINAL ISSUE			DATE

STEM UNIVERSITY - PUBLIC IMPROVEMENT PLANS - PHASE 1

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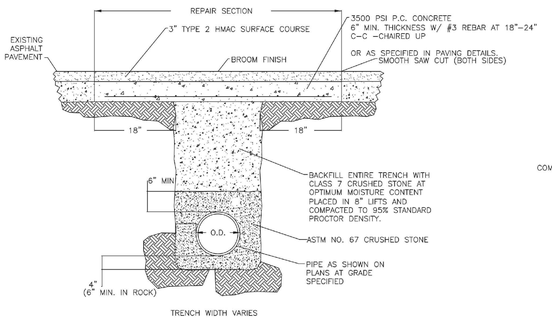
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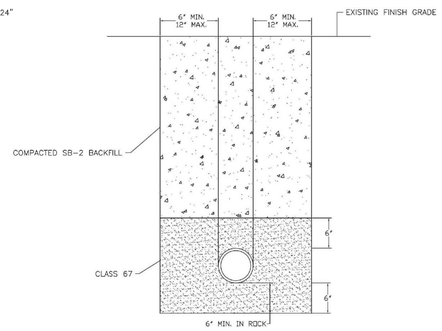
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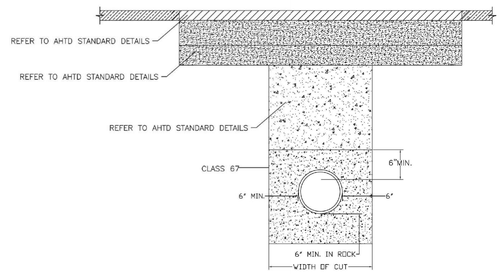
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24-Jul-2026 - 6:51 PM - X:\M08\25\25007-00 (stem university - retail village)\Civil\3 production\03-sheets\public improvement plans\STEM_PUB_WPM_C-MTP DT - MOSES00700.dwg



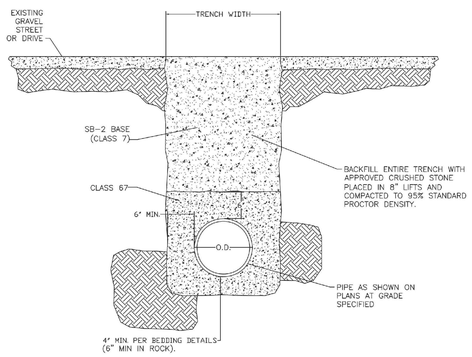


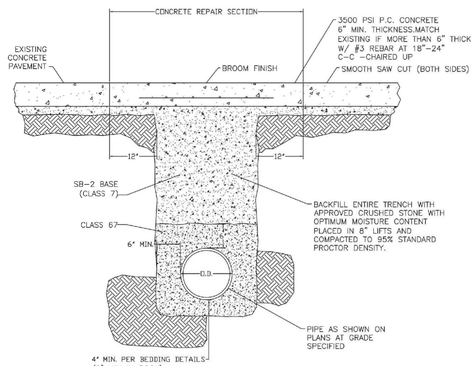


NOTE: FLOWABLE FILL MAY BE USED IN LIEU OF CLASS 7 CRUSHED STONE
IF APPROVED BY CITY ENGINEER

NOTE: IF A FINAL REPAIR CANNOT BE STARTED WITH IN 24 HOURS OF AN OPEN CUT, THEN THE TRENCH SHALL BE BACKFILLED PER DEATIL WITH IN A 1" MIN OF EXISTING SURFACE, THEN APPLY TEMPORARY COMPATED COLD ASPHALT PATCH AND MAINTAIN UNTIL THE PERMINENT REPAIRE IS MADE.

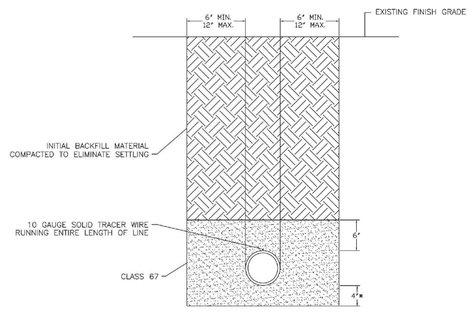
NOTE: IMPROVED PRIVATE DRIVEWAYS AND PARKING AREAS BACKFILLED AS SHOWN ABOVE.
SUBSURFACE MATERIAL TO EQUAL OR EXCEED EXISTING SURFACE.
ASPHALTIC CONCRETE WALKS – MINIMUM THICKNESS 4"
CONCRETE DRIVES OR PARKING AREAS – MINIMUM THICKNESS 6".





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* IF IN ROCK 6" MIN. CLASS #67 STONE REQUIRED.

CALL BEFORE YOU DIG
1-800-482-8998
ARKANSAS ONE-CALL SYSTEM, INC.

CITY OF BENTONVILLE STANDARD DRAWINGS AND DETAILS APPEARING ON THIS DRAWING HAVE BEEN REPRODUCED IN THEIR ENTIRELY. ONLY PORTIONS OF THESE STANDARD DRAWINGS AND DETAILS MAY BE APPLICABLE TO THIS PROJECT. MY SEAL IS INTENDED TO AUTHENTICATE I HAVE SELECTED THESE STANDARD DRAWINGS AND DETAILS, OR PORTIONS THEREOF, AS APPLICABLE FOR THIS PROJECT AND I HEREBY DISCLAIM ANY RESPONSIBILITY FOR THE DESIGN INDICATED BY THESE STANDARD DRAWINGS AND DETAILS

CITY OF BENTONVILLE PROJECT NO.: LSD26-0030

THE CITY OF BENTONVILLE
501 SE 3rd Steet
Bentonville, AR 72712
Ph: (479) 271-3140
www.bentonvillear.com

WATER/SEWER DETAILS

REVISIONS:

Adopted by City Council 1/14/2003
Ordinance Number: 2003-18

Changes Proposed by Water Dept. 4/10/2007

Changes Proposed by Water Dept. 10/10/2007

Changes Approved by Health Dept. 05/08/2007

NOTES:

DRAWN BY:	CAO	DATE:	10/10/2007
APPROVED BY:	XXX	DATE:	XX/XX/XXXX

SHEET NUMBER: 1 OF 2

Walter P. Moore and Associates, Inc.
609 SW 8th St., Suite 600
Bentonville, Arkansas 72712

479.367.3250

STEM UNIVERSITY - PUBLIC IMPROVEMENT PLANS - PHASE 1

INTERIM REVIEW ONLY
Document Incomplete: Not intended for permit or construction.
Engineer: TED T. VUONG, P.E.
P.E. Serial No.: 18208
Date: 07/17/2026
ASBL COA NO. 719

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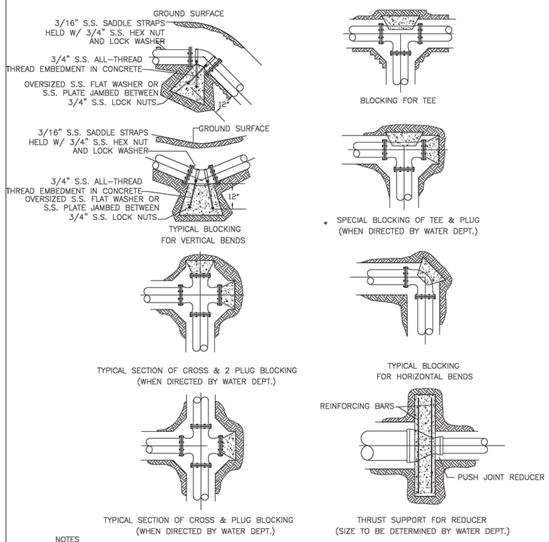
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M08-25007-00			
ORIGINAL ISSUE			DATE

WATER DETAILS

C10.000PH1

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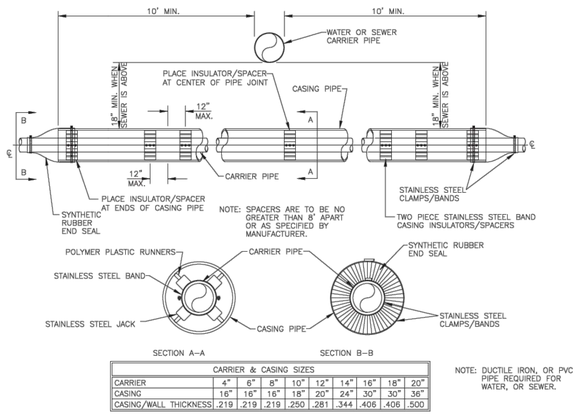
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NOTES
1. ALL BLOCKING SHALL BE AGAINST UNDISTURBED SOIL USING 4,000 PSI CONCRETE.
2. WHERE SOIL CONDITIONS MAKE IT NECESSARY TO POUR CONCRETE OVER JOINTS, THE ENDS OF THE ADJACENT PIPES MUST HAVE A THRUST BLOCK TO RESIST MOVEMENT OF THESE JOINTS.
3. WEIGHT CALCULATIONS TO BE BASED ON REACTION BACKING TABLE (SEE GWS03).
4. WHEN BLOCKING AGAINST FITTINGS, FITTINGS SHALL BE COVERED WITH POLYETHYLENE WRAP TO PREVENT BONDING OF CONCRETE
5. WHERE SHEAR BECOMES A PROBLEM PROPER REINFORCING MUST BE INSTALLED INTO THE BLOCKING.
6. CLEARANCE SHALL BE A MINIMUM OF 6" BETWEEN PIPE AND OBSTRUCTIONS.
7. CLEARANCE ON PIPES BELONGING TO OIL/GAS COMPANIES SHALL BE 18" UNLESS SPECIAL PERMISSION IS GIVEN BY THESE COMPANIES.
8. 12" OF ALL THREAD EMBEDED IN CONCRETE

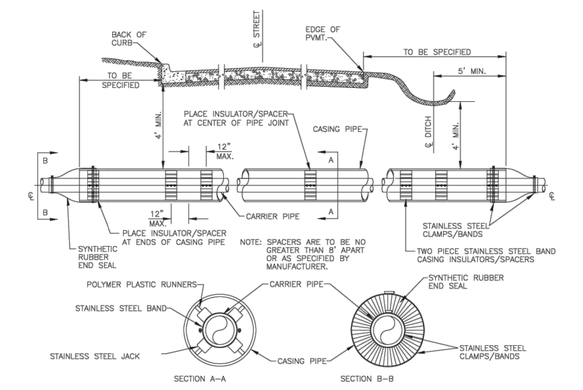
SIZE	REQUIRED SQ. FT. OF UNDISTURBED EARTHWALL FOR REACTION BACKING					
	TYPE OF FITTINGS					
	TEE	90°	45°	22 1/2°	11 1/4°	PLUG
2"	1	1	1	1	1	1
3"	1	1	1	1	1	1
4"	1	2	1	1	1	2
6"	3	3	2	1	1	3
8"	4	6	3	2	1	4
10"	6	8	5	3	1	6
12"	8	12	6	3	2	8
14"	11	16	9	4	2	11
16"	14	20	11	6	3	14
18"	18	25	14	7	4	18
20"	22	31	17	9	4	22
24"	32	45	24	12	6	32
30"	48	68	37	19	10	48
36"	69	98	53	27	14	69

NOTES:
1. ALL FITTINGS SHALL BE MECHANICAL JOINTS.
2. DO NOT COVER BELLS OR FLANGES WITH CONCRETE.
3. WRAP ALL FITTINGS WITH POLY WRAP.
4. BACK ALL TEES ACCORDING TO SIZE OF BRANCH.
5. BACKING FUTURE LINE EXTENSIONS SHALL BE SUCH THAT LATER REMOVAL IS POSSIBLE.
6. ALL BENDS WHERE FITTINGS ARE USED, BOTH HORIZONTAL OR VERTICAL, SHALL BE BACKED WITH CONCRETE.
7. REACTION BACKING TABLE IS BASED ON 150 PSI AND SOIL BEARING PRESSURE OF 2,000 LB/SQ. FT. ADDITIONAL BACKING MAY BE REQUIRED IN SOME AREAS AS REQUIRED BY CITY WATER DEPARTMENT.



CARRIER & CASING SIZES								
CARRIER	4"	6"	8"	10"	12"	14"	16"	18"	20"
CASING	16"	16"	16"	18"	20"	24"	30"	30"	36"
CASING/WALL THICKNESS	.219	.219	.219	.250	.281	.344	.406	.406	.500

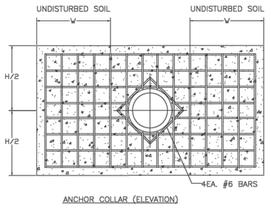
NOTE: DUCTILE IRON, OR PVC PIPE REQUIRED FOR WATER, OR SEWER.



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CARRIER	4"	6"	8"	10"	12"	14"	16"	18"	20"
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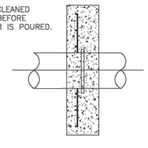
NOTE: DUCTILE IRON, OR PVC PIPE REQUIRED FOR WATER, OR SEWER.

ANCHOR COLLAR SCHEDULE						
PIPE SIZE	DIMENSIONS				REINFORCING BARS	
	W	H	T	M	"A" BARS	"B" BARS
6"	1.5'	2.0'	1.0'	M.J. RETAINER GLAND	#6@6"	#6@6"
8"	1.5'	2.5'	1.0'	M.J. RETAINER GLAND	#6@6"	#6@6"
12"	2.0'	4.0'	1.5'	M.J. RETAINER GLAND	#6@6"	#6@6"
16"	3.0'	4.5'	1.5'	M.J. RETAINER GLAND	#6@6"	#6@6"
20"	3.0'	5.0'	2.0'	M.J. RETAINER GLAND	#6@6"	#6@6"
24"	3.5'	5.5'	2.0'	M.J. RETAINER GLAND	#7@6"	#6@10"
30"	6.5'	6.0'	2.5'	4"	#8@6"	#7@10"
36"	7.0'	7.0'	2.5'	4"	#8@6"	#7@10"



ANCHOR COLLAR (ELEVATION)

NOTE:
PIPE SURFACES SHALL BE CLEANED OF ALL FOREIGN MATERIAL BEFORE 4000 PSI CONCRETE COLLAR IS POURED.



ANCHOR COLLAR (SIDE)

NOTE:
USE M.J. RETAINER GLANDS FOR PIPE 24" AND SMALLER.

THE CITY OF BENTONVILLE
501 SE 3rd Steet
Bentonville, AR 72712
Ph: (479) 271-3140
www.bentonvillear.com

WATER/SEWER DETAILS

REVISIONS:
Adopted by City Council 1/14/2003 Ordinance Number: 2003-18
Changes Proposed by Water Dept. 4/10/2007
Changes Proposed by Water Dept. 10/10/2007
Changes Proposed by Water Dept. 02/11/2008

NOTES:

DRAWN BY: CAO	DATE: 10/10/2007
APPROVED BY: XXX	DATE: XX/XX/XXXX
SHEET NUMBER: 2	OF 2

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CITY OF BENTONVILLE PROJECT NO.: LSD26-0030

Walter P. Moore and Associates, Inc.
609 SW 8th St., Suite 600
Bentonville, Arkansas 72712
479.367.3250

STEM UNIVERSITY - PUBLIC IMPROVEMENT PLANS - PHASE 1

INTERIM REVIEW ONLY
Document Incomplete: Not intended for permit or construction.
Engineer: TED T. VUONG, P.E.
P.E. Serial No.: 18208
Date: 07/17/2026
ASBL COA NO. 719

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1	02/18/2026	30% SD
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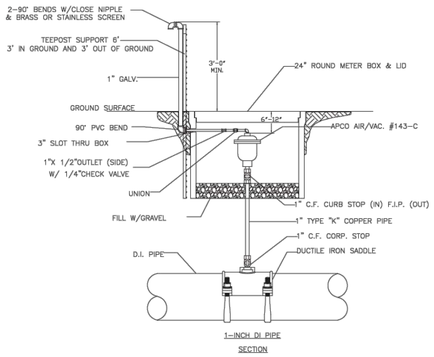
WATER DETAILS

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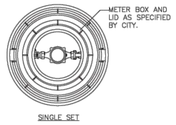
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1" COMBINATION AIR/VACUUM VALVE DETAIL

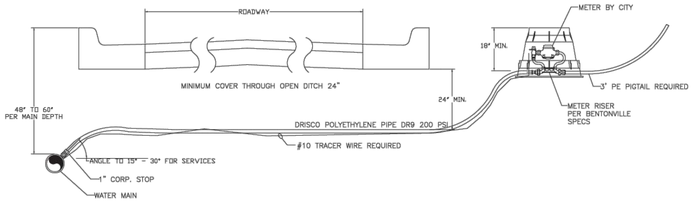


NOTES:
1. ALL THREADED CONNECTIONS SHALL HAVE A DOUBLE WRAP OF TEFLON TAPE ON THREADS.
2. DRILL HOLE IN SIDE OF METER BOX FOR OUTLET PIPING.
3. VALVES WILL BE PIPED TO POINT BEYOND PAVEMENT AND SHOULDER.

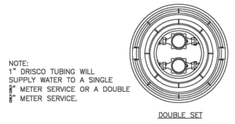
WATER SERVICE DETAIL 1"



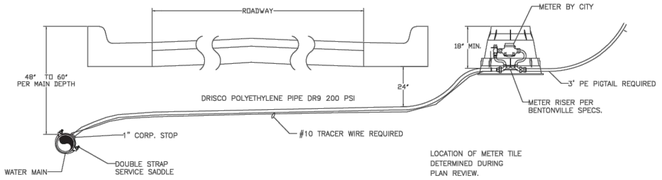
NOTE:
1" DRISCO TUBING WILL SUPPLY WATER ONLY TO A SINGLE 1" METER SERVICE.



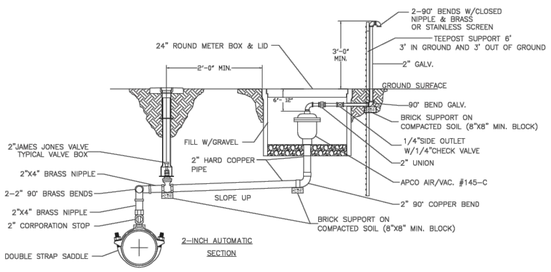
WATER SERVICE DETAIL 5/8"



NOTE:
1" DRISCO TUBING WILL SUPPLY WATER TO A SINGLE 5/8" METER SERVICE OR A DOUBLE 5/8" METER SERVICE.

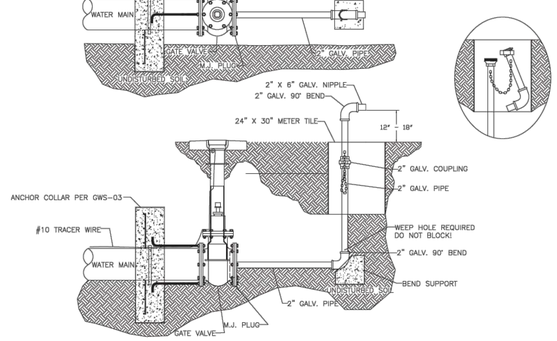


2" COMBINATION AIR/VACUUM VALVE DETAIL



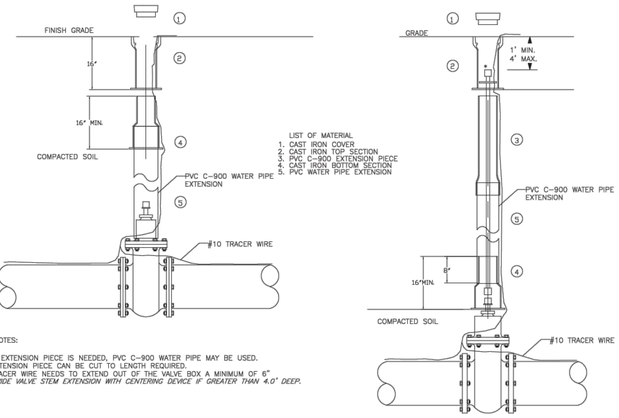
NOTES:
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2. DRILL HOLE IN SIDE OF METER BOX FOR OUTLET PIPING.
3. VALVES WILL BE PIPED TO POINT BEYOND PAVEMENT AND SHOULDER.

RESTRAINED GATE VALVE W/ 2" BLOW-OFF



NOTES:
1. END BLOW OFF'S TO BE INSTALLED AS REQUIRED BY THE PLANS.
2. ALL THREADED OUTLETS SHALL HAVE A DOUBLE WRAP OF TEFLON TAPE ON THREADS.
3. VALVE BOXES SHALL BE INSTALLED ON ALL BLOW OFF VALVES.

VALVE BOX VALVE STEM & TRACER WIRE INSTALLATION

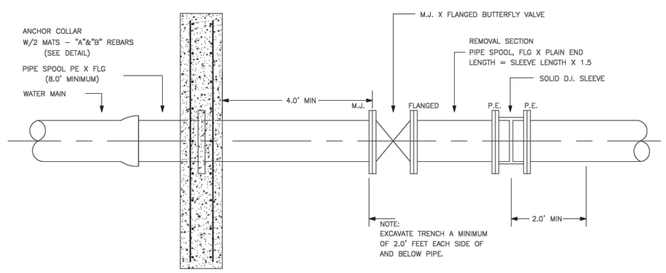


LIST OF MATERIAL
1. CAST IRON COVER
2. CAST IRON TOP SECTION
3. PVC C-900 EXTENSION PIECE
4. CAST IRON BOTTOM SECTION
5. PVC WATER PIPE EXTENSION

NOTES:
1. IF EXTENSION PIECE IS NEEDED, PVC C-900 WATER PIPE MAY BE USED.
2. EXTENSION PIECE CAN BE CUT TO LENGTH REQUIRED.
3. TRACER WIRE NEEDS TO EXTEND OUT OF THE VALVE BOX A MINIMUM OF 6"
*PROVIDE VALVE STEM EXTENSION WITH CENTERING DEVICE IF GREATER THAN 4.0' DEEP.

TYPICAL BUTTERFLY VALVE INSTALLATION

(16" AND LARGER PIPE)



Walter P. Moore and Associates, Inc.
609 SW 8th St., Suite 600
Bentonville, Arkansas 72712

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WATER DETAILS

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

REVISIONS:

Adopted by City Council 1/14/2003
Ordinance Number: 2003-18

Changes Proposed by Water Dept.
04/10/2007
10/10/2007
02/11/2008
04/16/2008

Changes Approved by Health Dept.
05/09/2008

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APPROVED BY: XXX	DATE: XX/XX/XXXX
SHEET NUMBER: 1	OF 2

STEM UNIVERSITY - PUBLIC IMPROVEMENT PLANS - PHASE 1

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WATER DETAILS

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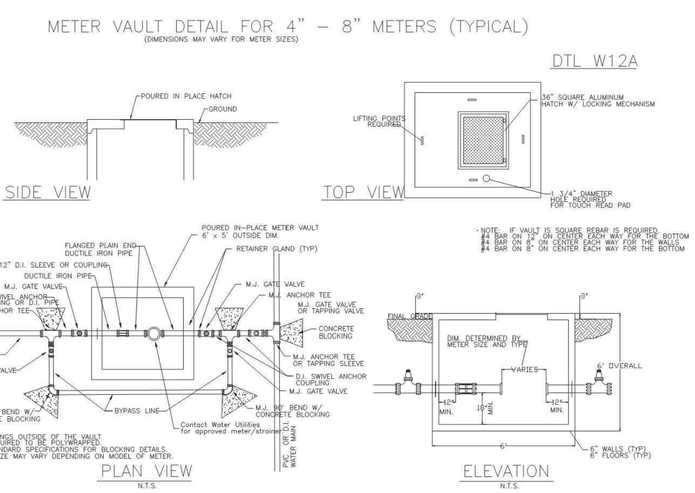
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METER VAULT DETAIL FOR 4" – 8" METERS (TYPICAL)

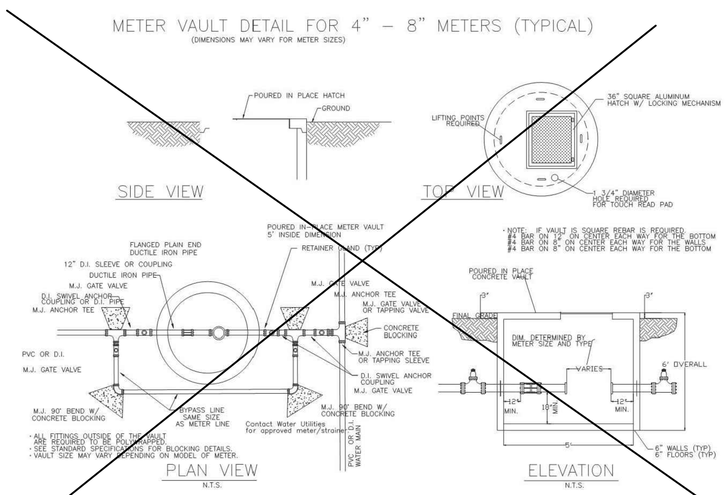
(DIMENSIONS MAY VARY FOR METER SIZES)

DTL W12A

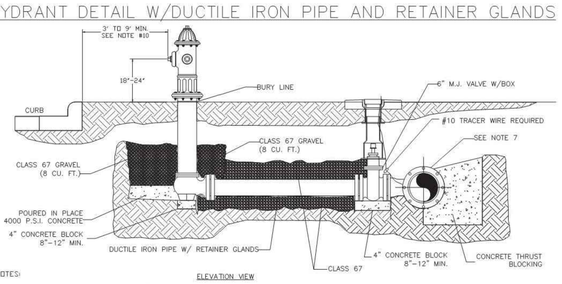


METER VAULT DETAIL FOR 4" – 8" METERS (TYPICAL)

(DIMENSIONS MAY VARY FOR METER SIZES)



FIRE HYDRANT DETAIL W/DUCTILE IRON PIPE AND RETAINER GLANDS

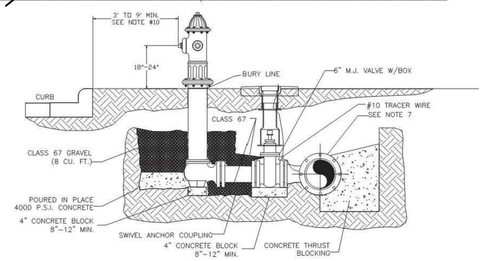


ELEVATION VIEW

NOTES:

1. DRAINAGE BED SHALL CONSIST OF 8 CU FT OF CLASS 67 GRAVEL.
2. USE 6" D.I. NIPPLE WITH M.J. RETAINER GLANDS IF DISTANCE BETWEEN VALVE AND HYDRANT MUST BE GREATER THAN 13" SWIVEL ADAPTER.
3. FIRE HYDRANT TO BE BLOCKED AGAINST FIRM SOIL AS SHOWN.
4. ALL HYDRANTS SHALL BE INSTALLED PLUMB.
5. LARGE NOZZLE SHALL FACE CURB UNLESS OTHER-WISE NOTED. ROTATE BARREL AS REQUIRED.
6. HYDRANT SHOULD NOT BE SET CLOSER THAN 4.0' TO OBSTRUCTIONS THAT ARE IN LINE WITH NOZZLE.
7. M.J. ANCHOR TEE, TAPPING SLEEVE OR TAPPING SADDLE MAY BE USED (SEE MATERIAL SPECIFICATIONS)
8. HYDRANTS TO BE SET AT DEPTHS GREATER THAN 6.0' SHALL BE SET WITH A MODIFIED FIRE HYDRANT SETTING.
9. POLYWRAP ENTIRE HYDRANT ASSEMBLY. DO NOT COVER WEEP HOLE DRAIN.
10. HYDRANTS WILL BE SET AT A MINIMUM OF 3' TO 9' BACK OF CURB OR EDGE OF DRAINING SURFACE, NOT IN SIDEWALK, FIRE LANE, OR RADIUS OR AS DIRECTED BY BENTONVILLE WATER DEPARTMENT.

FIRE HYDRANT DETAIL W/SWIVEL ANCHOR COUPLING



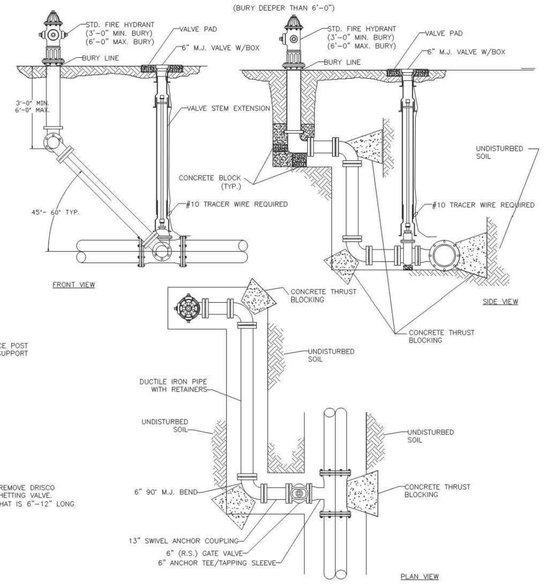
ELEVATION VIEW

NOTES:

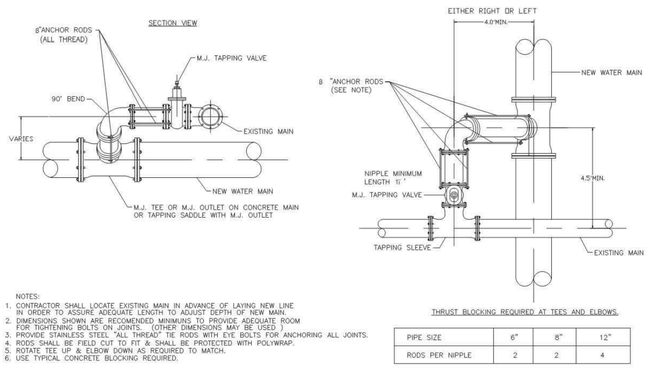
1. DRAINAGE BED SHALL CONSIST OF 8 CU FT OF CLASS 67 GRAVEL.
2. USE 6" D.I. NIPPLE WITH M.J. RETAINER GLANDS IF DISTANCE BETWEEN VALVE AND HYDRANT MUST BE GREATER THAN 13" SWIVEL ADAPTER.
3. FIRE HYDRANT TO BE BLOCKED AGAINST FIRM SOIL AS SHOWN.
4. ALL HYDRANTS SHALL BE INSTALLED PLUMB.
5. LARGE NOZZLE SHALL FACE CURB UNLESS OTHER-WISE NOTED. ROTATE BARREL AS REQUIRED.
6. HYDRANT SHOULD NOT BE SET CLOSER THAN 4.0' TO OBSTRUCTIONS THAT ARE IN LINE WITH NOZZLE.
7. M.J. ANCHOR TEE, TAPPING SLEEVE OR TAPPING SADDLE MAY BE USED (SEE MATERIAL SPECIFICATIONS)
8. HYDRANTS TO BE SET AT DEPTHS GREATER THAN 6.0' SHALL BE SET WITH A MODIFIED FIRE HYDRANT SETTING.
9. POLYWRAP ENTIRE HYDRANT ASSEMBLY. DO NOT COVER WEEP HOLE DRAIN.
10. HYDRANTS WILL BE SET AT A MINIMUM OF 3' TO 9' BACK OF CURB, NOT IN SIDEWALK, FIRE LANE, OR RADIUS OR AS DIRECTED BY BENTONVILLE WATER DEPARTMENT.

DEEP BURY FIRE HYDRANTS

(BURY DEEPER THAN 6'-0")



SWING CONNECTION – NEW MAIN TO EXISTING MAIN



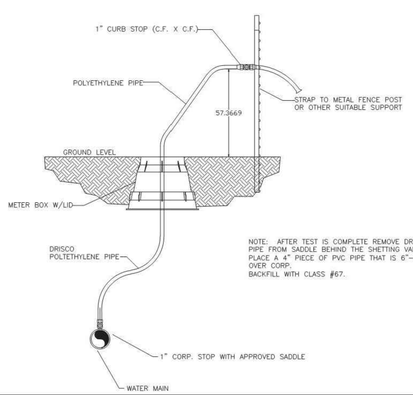
NOTES:

1. CONTRACTOR SHALL LOCATE EXISTING MAIN IN ADVANCE OF LAYING NEW LINE IN ORDER TO ASSURE ADEQUATE LENGTH TO ADJUST DEPTH OF NEW MAIN.
2. DIMENSIONS SHOWN ARE RECOMENDED MINIMUMS TO PROVIDE ADEQUATE ROOM FOR TIGHTENING BOLTS ON JOINTS. (OTHER DIMENSIONS MAY BE USED.)
3. PROVIDE STAINLESS STEEL "ALL THREAD" TIE RODS WITH EYE BOLTS FOR ANCHORING ALL JOINTS.
4. RODS SHALL BE FIELD CUT TO FIT & SHALL BE PROTECTED WITH POLYWRAP.
5. ROTATE TEE UP & ELBOW DOWN AS REQUIRED TO MATCH.
6. USE TYPICAL CONCRETE BLOCKING REQUIRED.

THRUST BLOCKING REQUIRED AT TEES AND ELBOWS.

PIPE SIZE	6"	8"	12"
RODS PER NIPPLE	2	2	4

TEMPORARY 1" BLOW OFF ASSEMBLY SAMPLE POINTS



NOTE: AFTER TEST IS COMPLETE REMOVE DRISCO PIPE FROM SADDLE BEHIND THE SHETTING VALVE. PLACE A 4" PIECE OF PVC PIPE THAT IS 6"-12" LONG OVER CORP. BACKFILL WITH CLASS #67.

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WATER DETAILS



REVISIONS:

Adopted by City Council 1/14/2003 Ordinance Number: 2003-18

Changes Proposed by Water Dept. 4/10/2007

Changes Proposed by Water Dept. 10/10/2007

Changes Approved by Health Dept. 05/09/2008

NOTES:

DRAWN BY:	CAO	DATE:	10/10/2007
APPROVED BY:	XXX	DATE:	XX/XX/XXXX

SHEET NUMBER: 2 OF 2

STEM UNIVERSITY - PUBLIC IMPROVEMENT PLANS - PHASE 1

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Engineer: TED T. VUONG, P.E.
P.E. Serial No.: 18208
Date: 07/17/2026
ASBL COA NO. 719

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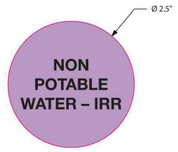
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WATER DETAILS

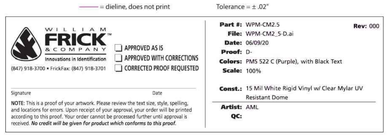
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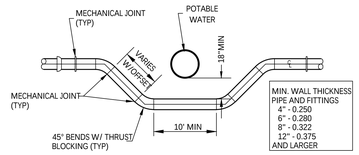
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NON POTABLE WATER - SLEEVE CROSSING MARKER



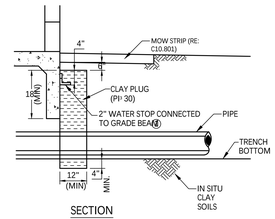
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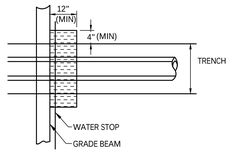
NOTES:

1. FOR ALL POTABLE AND NON-POTABLE CROSSINGS, THE NON-POTABLE WATER LINE SHALL BE OFFSET WITH 18" OF VERTICAL CLEARANCE.
2. ALL WATER LINE SHALL BE INSTALLED PER CITY OF BENTONVILLE REQUIREMENTS WITH BEDDING PER DETAIL ON SHEET C4.000.
3. THRUST BLOCKING SHALL BE INSTALLED PER DETAIL ON SHEET C4.001.

2 WATER LINE OBSTRUCTION CROSSING (PRIVATE UTILITIES)
NTS



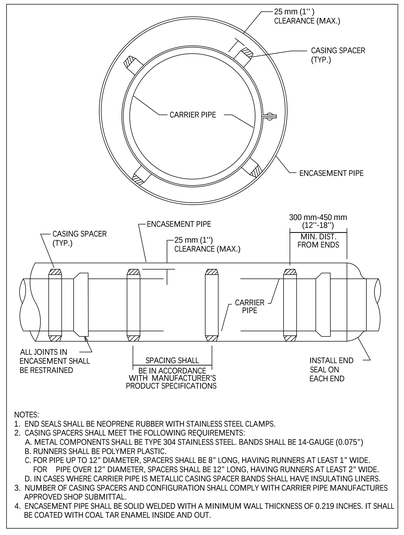
SECTION



PLAN

NOTES:
1. WATER STOP MAY BE PLASTIC OR METAL ADHERED TO THE GRADE BEAM AND EXTENDED A MINIMUM OF 2 INCHES HORIZONTALLY IN TO THE CLAY PLUG.

3 CLAY PLUG (PRIVATE UTILITIES)
NTS



NOTES:
1. END SEALS SHALL BE NEOPRENE RUBBER WITH STAINLESS STEEL CLAMPS.
2. CASING SPACERS SHALL MEET THE FOLLOWING REQUIREMENTS:
   A. METAL COMPONENTS SHALL BE TYPE 304 STAINLESS STEEL. BANDS SHALL BE 14-GAUGE (0.075")
   B. RUNNERS SHALL BE POLYMER PLASTIC.
   C. FOR PIPE UP TO 12" DIAMETER, SPACERS SHALL BE 8" LONG, HAVING RUNNERS AT LEAST 1" WIDE. FOR PIPE OVER 12" DIAMETER, SPACERS SHALL BE 12" LONG, HAVING RUNNERS AT LEAST 2" WIDE.
   D. IN CASES WHERE CARRIER PIPE IS METALLIC CASING SPACER BANDS SHALL HAVE INSULATING LINERS.
3. NUMBER OF CASING SPACERS AND CONFIGURATION SHALL COMPLY WITH CARRIER PIPE MANUFACTURES APPROVED SHOP SUBMITTAL.
4. ENCASEMENT PIPE SHALL BE SOLID WELDED WITH A MINIMUM WALL THICKNESS OF 0.219 INCHES. IT SHALL BE COATED WITH COAL TAR ENAMEL INSIDE AND OUT.

4 ENCASEMENT PIPE DETAIL (PRIVATE UTILITIES)
NTS

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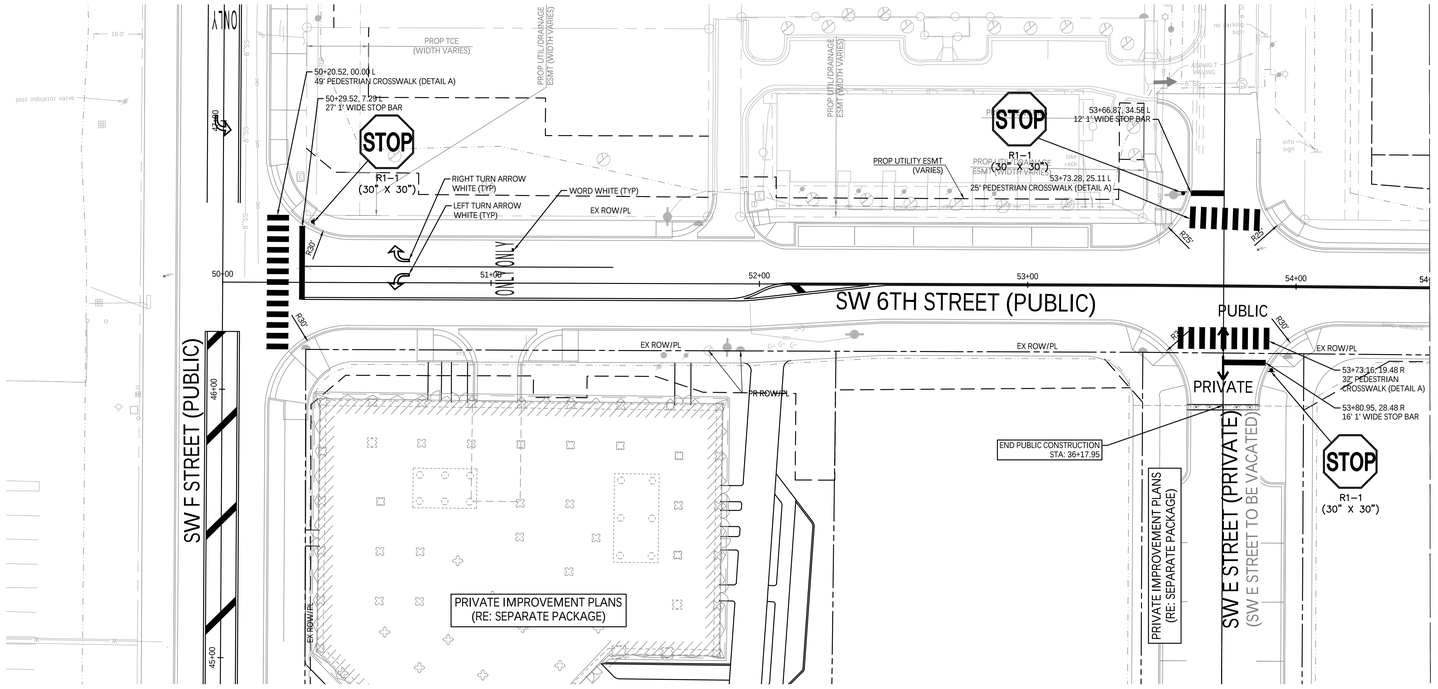
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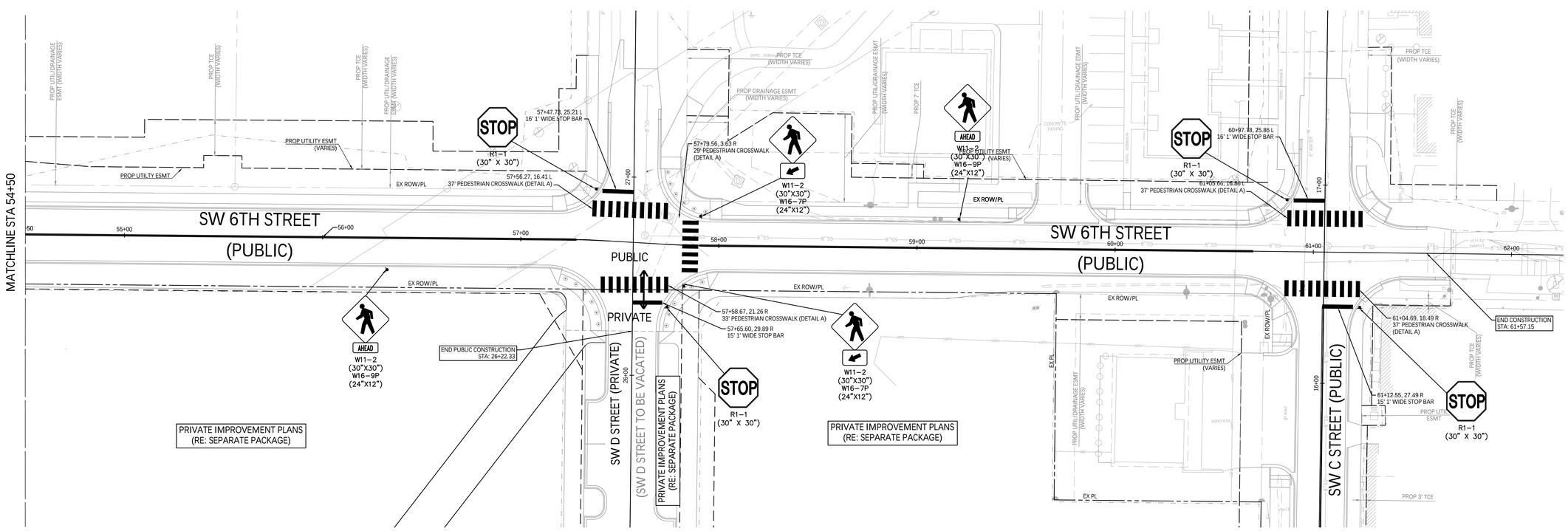
WATER DETAILS

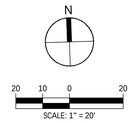
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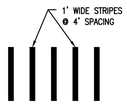
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ASBL COA NO. 719

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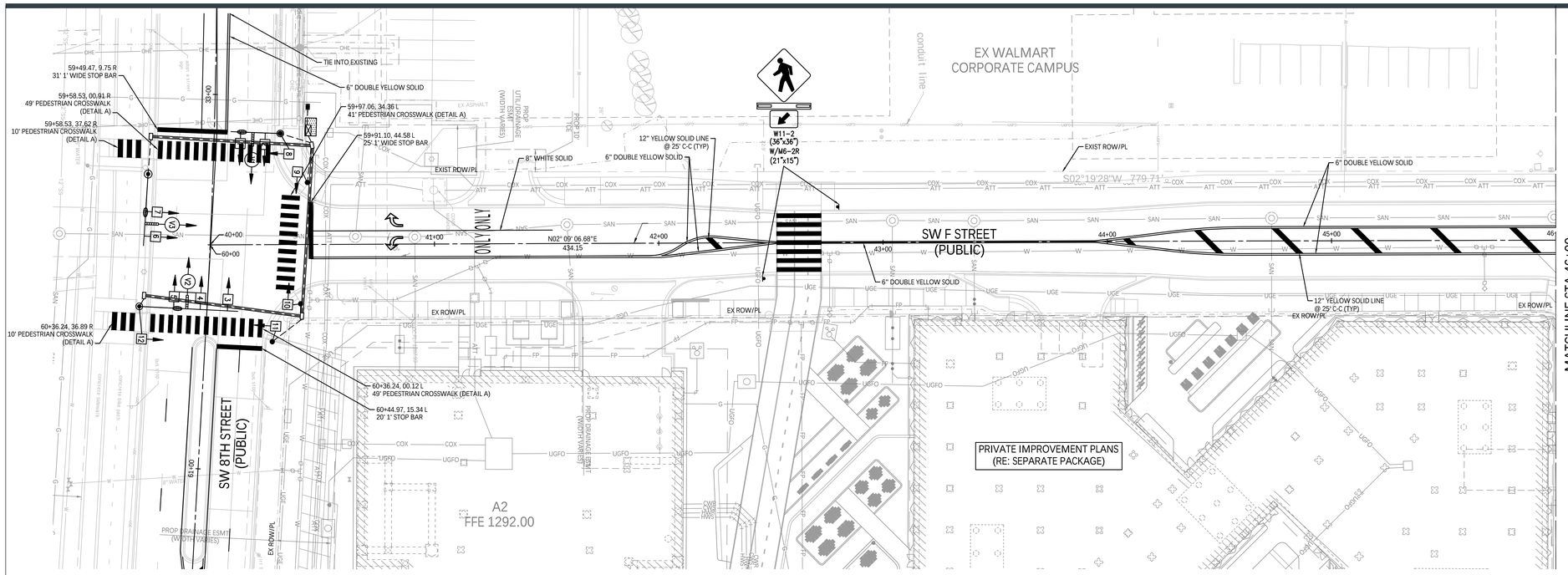
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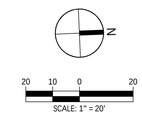
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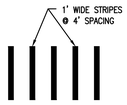
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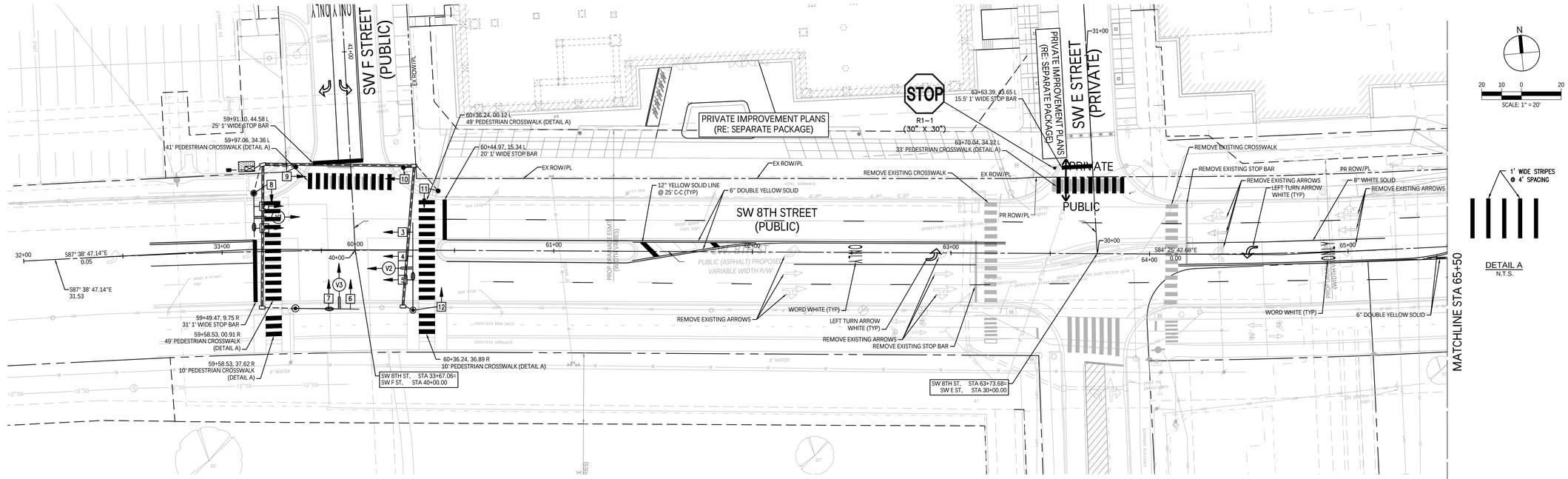
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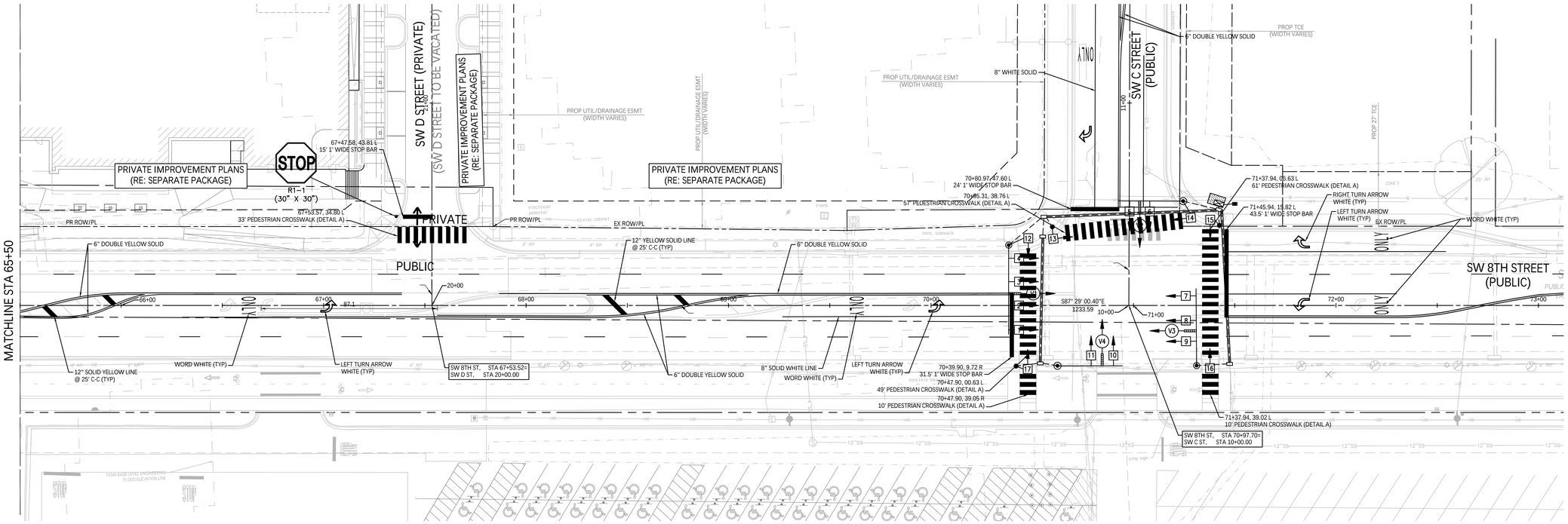
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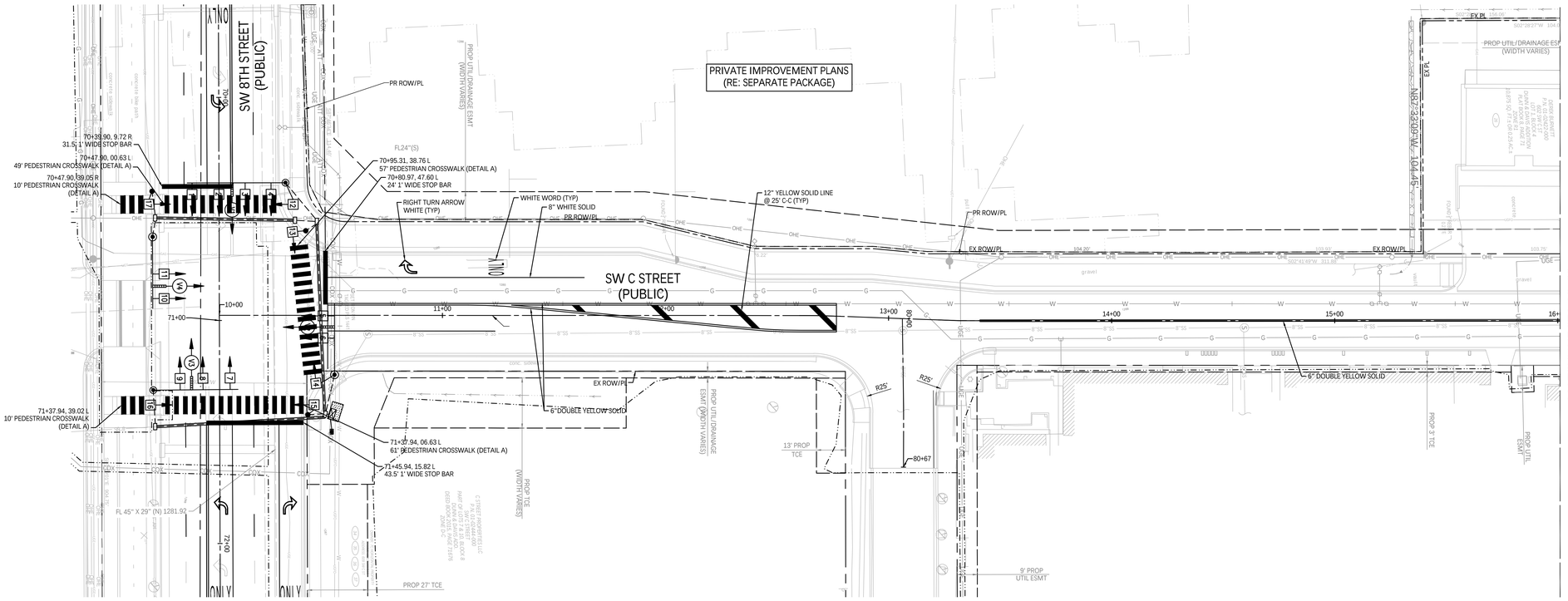
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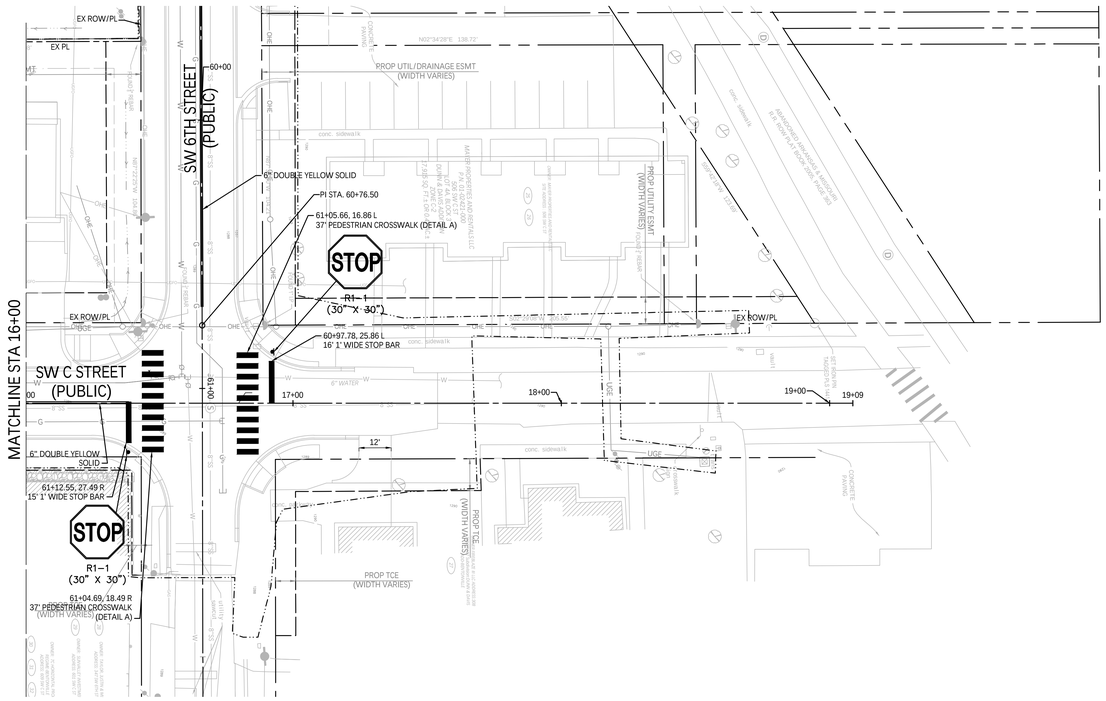
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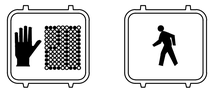
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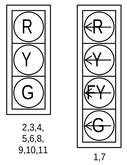
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ONE SECTION
(SOLID SYMBOL)



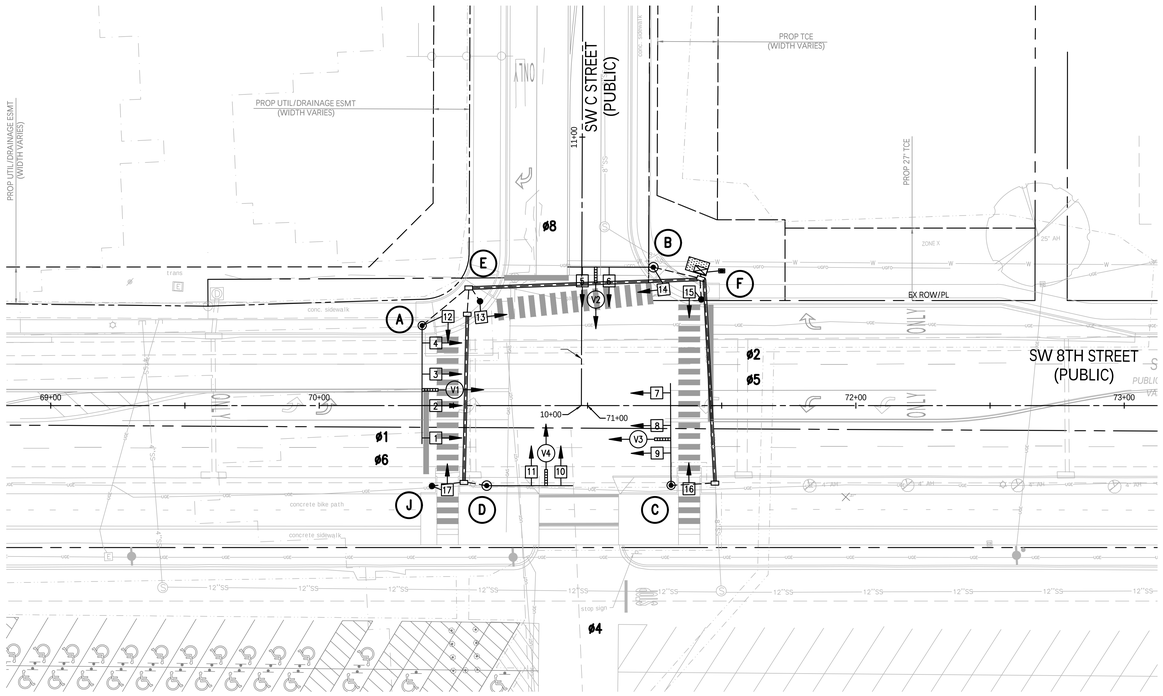
12, 13, 14,
15, 16, 17

SIGNAL HEAD SUMMARY



2,3,4,
5,6,8,
9,10,11

1,7



POLE #	Location & Station	OFFSET	X,Y COORDINATES
A	STA 70+38.37	29.80 L	746564.47, 660764.67
B	STA 70+24.51	51.53 L	746582.39, 660851.68
C	STA71+31.14	29.76 R	746500.89, 660854.74
D	STA 70+62.45	29.87 R	746503.80, 660786.11
E	STA 70+59.92	38.83 L	746572.54, 660786.59
F	STA 71+42.39	39.52 L	746569.61, 660869.02
J	STA 70+42.02	30.02 R	746504.54, 660765.69

N

20 10 0 20

SCALE: 1" = 20'

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Bentonville, Arkansas 72712

479.367.3250

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HENDERSON ENGINEERS

STEM UNIVERSITY -
PUBLIC IMPROVEMENT
PLANS - PHASE 1

INTERIM REVIEW ONLY
Document Incomplete: Not intended for permit or construction.
Engineer: SETH D. FRANKS, P.E.
P.E. Serial No.: 22847
Date: JULY 17, 2026

ASBL COA NO. 719

NO.	DATE	REVISION
1	02/18/2026	30% SD
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PROJECT NO.	DESIGNED BY	REVIEWED BY	DRAWN BY
M08-25007-00			
ORIGINAL ISSUE			DATE

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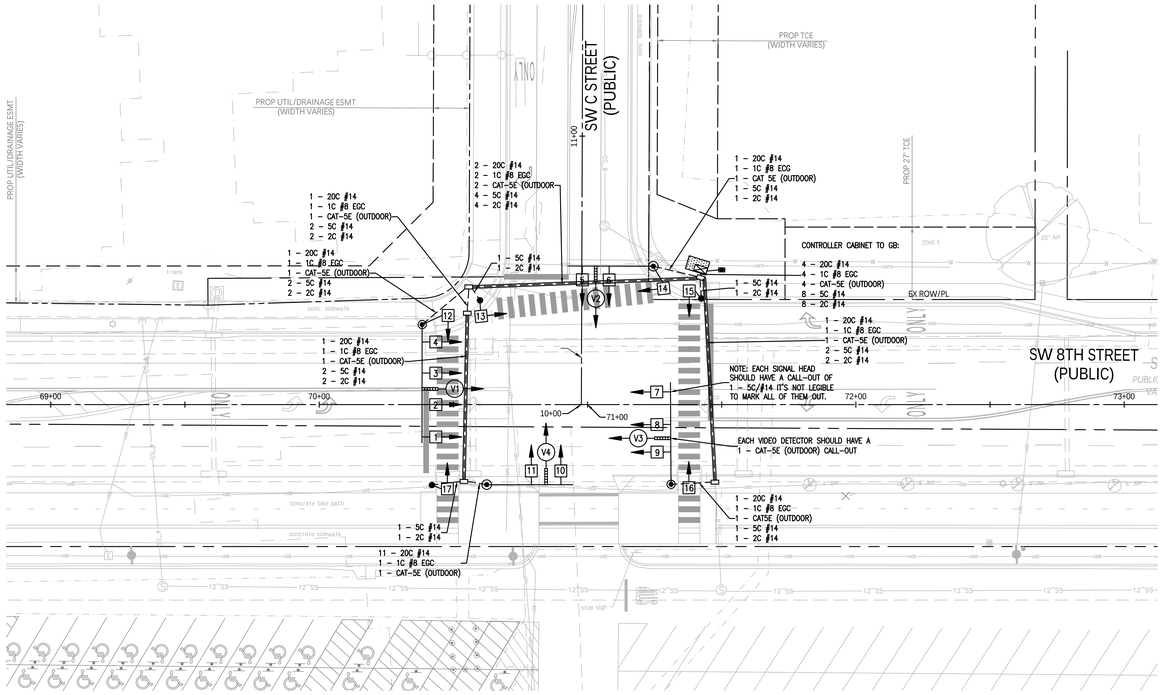
TRAFFIC SIGNAL
LAYOUT SHEET

T2.001PH1

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N

20 10 0 20

SCALE: 1" = 20'

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STEM UNIVERSITY - PUBLIC IMPROVEMENT PLANS - PHASE 1

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WIRING LAYOUT SHEET

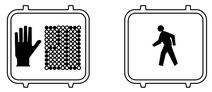
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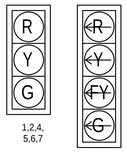
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ONE SECTION
(SOLID SYMBOL)



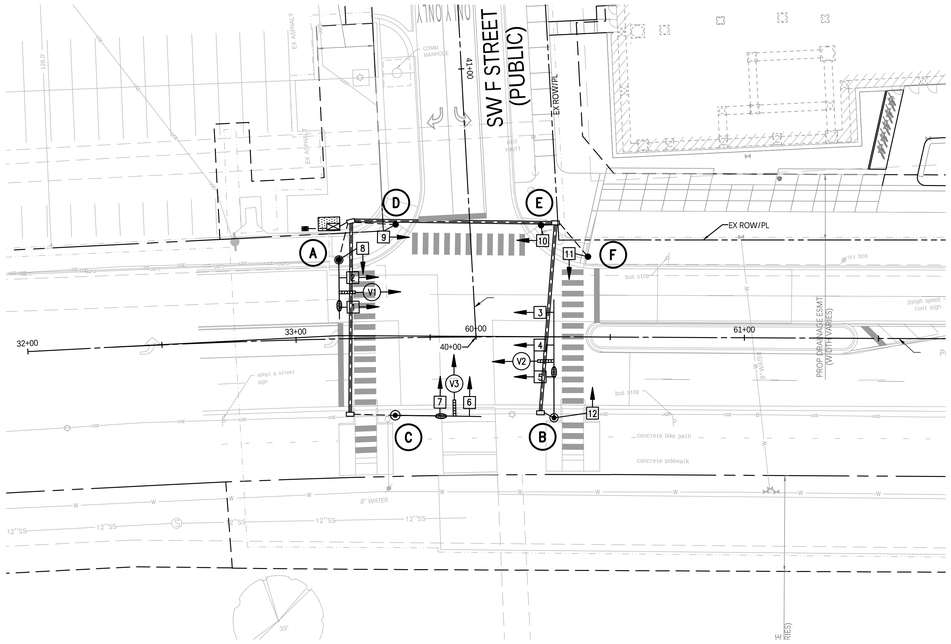
8, 9, 10, 11, 12

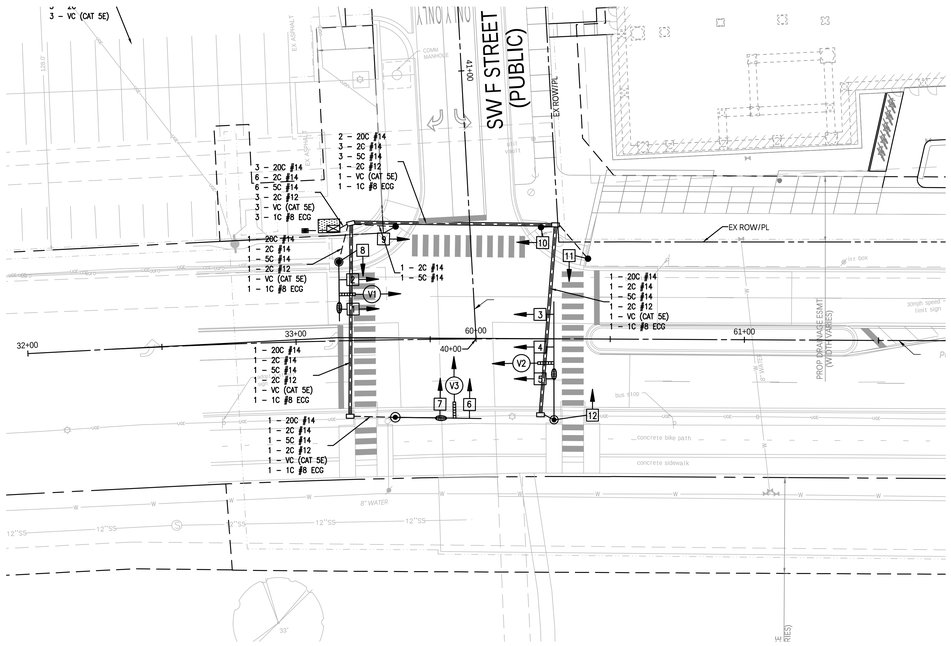
SIGNAL HEAD SUMMARY



1,2,4,
5,6,7

3


SW F STREET
(PUBLIC)
EX ROW/PL
EX ROW/PL
A
B
C
D
E
F
1
2
3
4
5
6
7
8
9
10
11
12
M1
V1
V2
V3
32+00
33+00
40+00
60+00
61+00
41+00
EX ASPHALT
EX ASPHALT
COMM MANHOLE
LIGHT POLE
bus stop
bus stop
concrete bike path
concrete sidewalk
8" WATER
12"SS
12"SS
12"SS
12"SS
12"SS
adopt a street sign
low speed test sign
fire box
W
W
W



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STEM UNIVERSITY - PUBLIC IMPROVEMENT PLANS - PHASE 1

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P.E. Serial No.: 22847
Date: JULY 17, 2026

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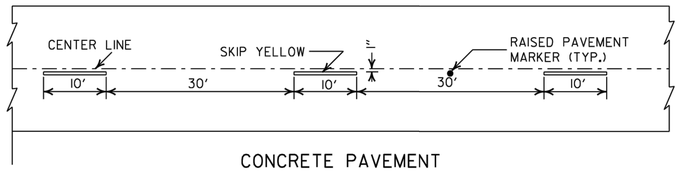
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WIRING LAYOUT SHEET

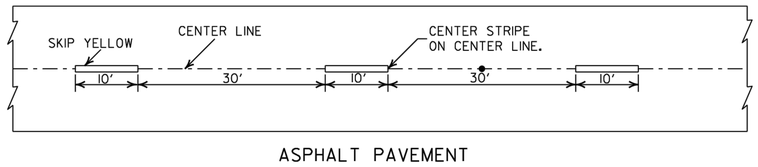
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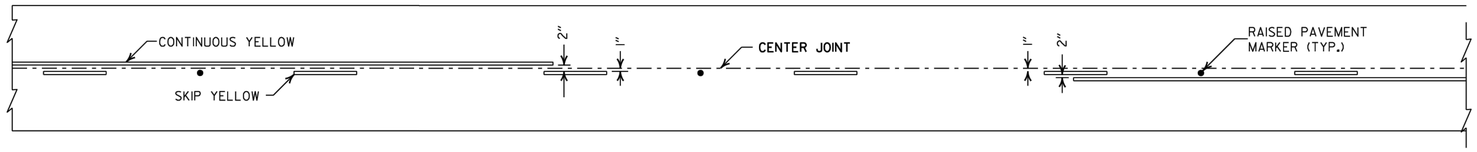


CONCRETE PAVEMENT

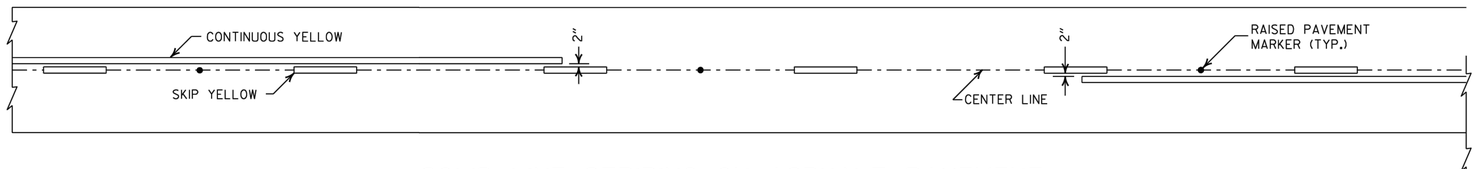


ASPHALT PAVEMENT

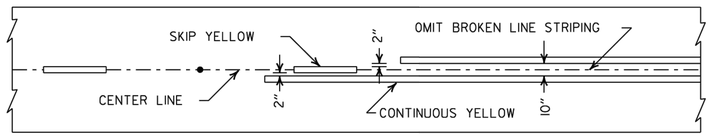
BROKEN LINE STRIPING



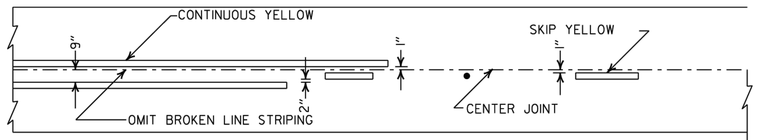
SOLID LINE STRIPING ON CONCRETE PAVEMENT



SOLID LINE STRIPING ON ASPHALT PAVEMENT

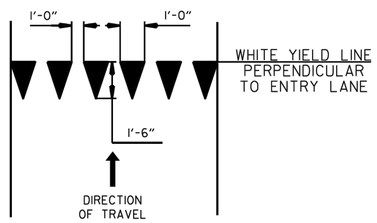


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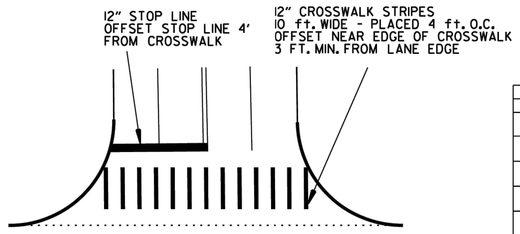


CONCRETE PAVEMENT

STRIPING AT ADJACENT NO PASSING LANES

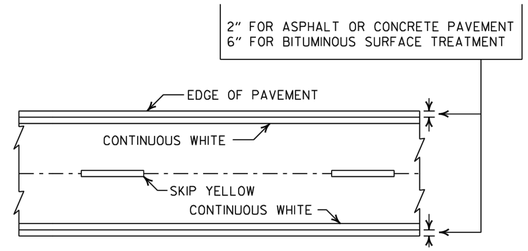


YIELD LINE DETAIL



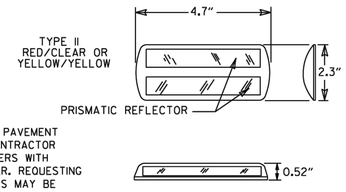
CROSSWALK AND STOP LINE DETAILS

NOTES:
1. REFER TO THE STRIPING DETAILS FOR PAVEMENT MARKING LINE WIDTHS.
2. THIS DRAWING SHALL BE USED IN CONJUNCTION WITH THE LATEST REVISED ADDITION OF THE "MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES."
3. RAISED PAVEMENT MARKERS SHALL BE PLACED ON AN 80 FEET SPACING UNLESS OTHERWISE SHOWN IN THE PLANS.



PAVEMENT EDGE LINE MARKING

NOTE:
THE RED LENS OF THE TYPE II R.P.M. SHALL FACE THE INCORRECT TRAFFIC MOVEMENT.



NOTE:
DIMENSIONS SHOWN FOR RAISED PAVEMENT MARKERS ARE TYPICAL. THE CONTRACTOR MAY SUBSTITUTE SIMILAR MARKERS WITH THE APPROVAL OF THE ENGINEER. REQUESTING APPROVAL FOR SIMILAR MARKERS MAY BE MADE BY REFERRING TO THE ARDOT QUALIFIED PRODUCTS LIST.

DETAIL OF STANDARD RAISED PAVEMENT MARKERS

2-27-20	REVISED STOP LINE DETAILS	
6-1-17	ADDED YIELD LINE DETAIL	
5-12-16	REVISED LINE WIDTHS, SPACING, & NOTES	
9-12-13	REVISED DETAIL OF STANDARD RAISED PAVEMENT MARKERS	
11-17-10	REVISED GENERAL NOTES & REMOVED PLOWABLE PVMT MRKRS	
11-18-04	REVISED NOTE 2 & GENERAL NOTES	
8-22-02	ADDED CROSSWALK & STOPBAR DTLS.	
7-02-98	ADDED DETAILS OF STD. RAISED PAV'T. MARKERS	
4-26-96	REV. NOTES 3&4; ADDED R.P.M.	
9-30-80	DRAWN	1-9-30-80
DATE	REVISION	FILMED

ARKANSAS STATE HIGHWAY COMMISSION

PAVEMENT MARKING DETAILS

STANDARD DRAWING PM-1

ARKANSAS STATE HIGHWAY COMMISSION STANDARD DRAWINGS AND DETAILS APPEARING ON THIS DRAWING HAVE BEEN REPRODUCED IN THEIR ENTIRELY. ONLY PORTIONS OF THESE STANDARD DRAWINGS AND DETAILS MAY BE APPLICABLE TO THIS PROJECT. MY SEAL IS INTENDED TO AUTHENTICATE I HAVE SELECTED THESE STANDARD DRAWINGS AND DETAILS, OR PORTIONS THEREOF, AS APPLICABLE FOR THIS PROJECT AND I HEREBY DISCLAIM ANY RESPONSIBILITY FOR THE DESIGN INDICATED BY THESE STANDARD DRAWINGS AND DETAILS

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STEM UNIVERSITY - PUBLIC IMPROVEMENT PLANS - PHASE 1

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Engineer: TED T. VUONG, P.E.
P.E. Serial No.: 18208
Date: 07/17/2026
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TRAFFIC CONTROL DETAILS

T12.000PH1

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*OBTAIN FREE ENERGY BALANCE REPORT DIRECTLY FROM CARMANAH AT: HTTPS://CARMANAHTRAFFIC.COM/REQUEST-ENERGY-BALANCE-REPORT-EBR/ OR CALL 1-877-722-8877 TO DETERMINE PROPER SOLAR ENGINE SIZING.

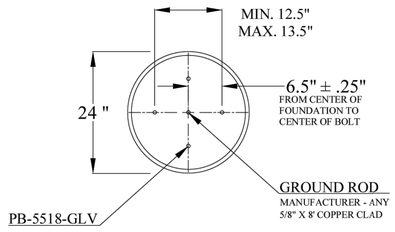
**DENOTES SIGN OPTIONS AS SHOWN BELOW AS APPROVED BY THE CITY OF BENTONVILLE



FRONT VIEW
W11-15 - (FYG) (IF REQUIRED)
COMBINED BIKE-PED SIGN
N.T.S.



FRONT VIEW
S1-1 - (FYG) (IF REQUIRED)
SCHOOL ZONE SIGN
N.T.S.



TOP VIEW
RRFB FOUNDATION BOLT PATTERN
N.T.S.

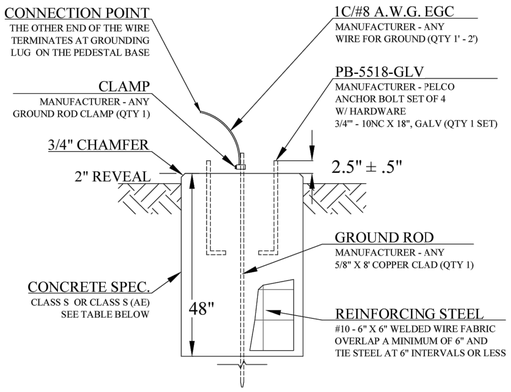
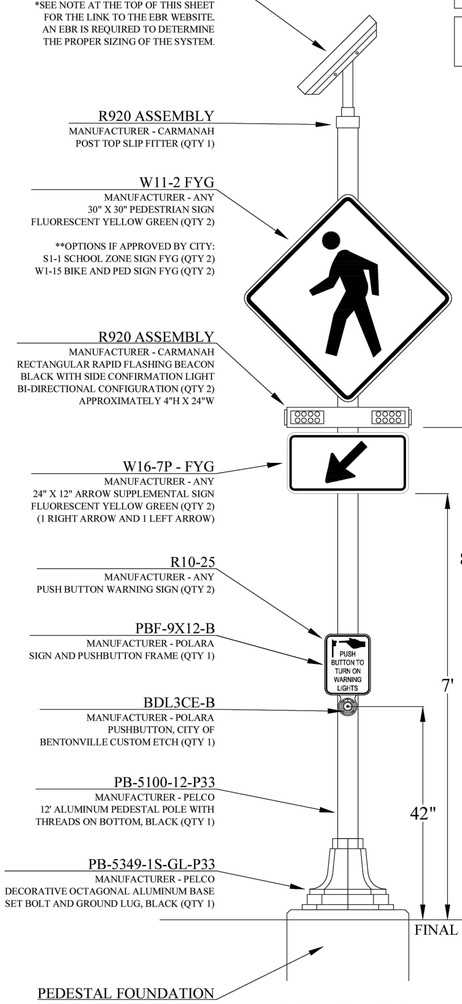


TABLE 802-1 - ARDOT SPECIFICATION (2014 ED.)		
CHARACTERISTIC	CLASS S	CLASS S (AE)
MIN. STRENGTH (PSI)	3500	4000
MIN. CEMENT (BAGS/CY)	6.50	6.50
MAX WATER (GAL/BAG)	5.50	5.00
SLUMP RANGE (IN.)	1" TO 4"	1" TO 4"
AIR CONTENT (%)	----	6 ± 2

SIDE VIEW
RRFB FOUNDATION WITH GROUND
N.T.S.

ALL REQUESTS TO USE PASSIVE DETECTION SHALL BE REVIEWED AND APPROVED BY THE TRANSPORTATION DEPARTMENT.

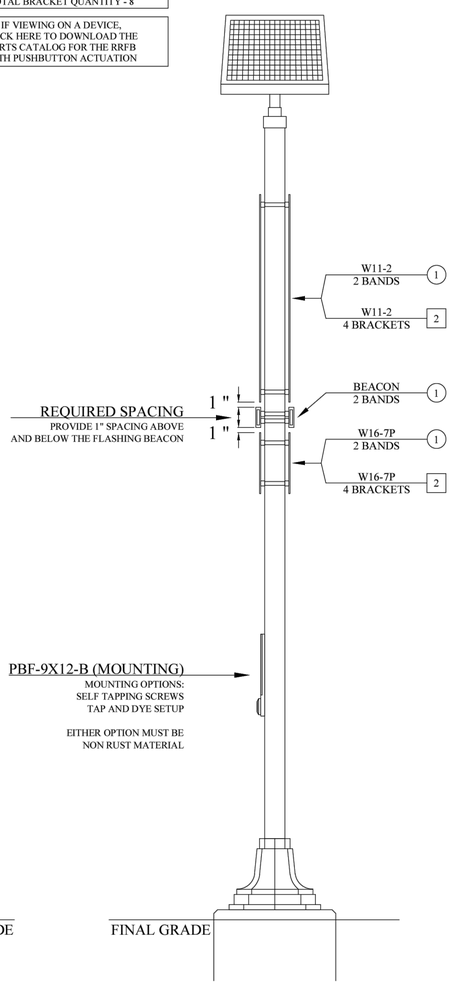


FRONT VIEW
RRFB W/ PUSHBUTTON ACTUATION
N.T.S.

0.75" X 0.030" MIN BAND (1)
MANUFACTURER - PELCO
STAINLESS STEEL BAND (TYPICAL)
(WORM DRIVE HOSE CLAMPS ACCEPTABLE)
TOTAL BAND QUANTITY - 6

US-8120-31 (2)
MANUFACTURER - PELCO
1-BOLT FLARED LEG BRACKET
(ZINC PLATED) WITH FIBER WASHER
TOTAL BRACKET QUANTITY - 8

IF VIEWING ON A DEVICE, CLICK HERE TO DOWNLOAD THE PARTS CATALOG FOR THE RRFB WITH PUSHBUTTON ACTUATION



SIDE VIEW
RRFB W/ PUSHBUTTON ACTUATION
N.T.S.

GENERAL NOTES:

- THE CITY OF BENTONVILLE SPECIFICATIONS, ORDINANCES AND STANDARDS SHALL GOVERN UNLESS APPROVED IN WRITING BY THE CITY ENGINEER.
- UNLESS APPROVED BY LARGE SCALE DEVELOPMENT OR PRELIMINARY PLAT, ALL WORK WITHIN THE CITY OF BENTONVILLE RIGHT OF WAY SHALL NEED THE PROPER PERMIT.
- IF WORK IS BEING PERFORMED IN ARDOT RIGHT OF WAY, A COPY OF THE PERMIT AND REQUIREMENTS SHALL BE SUBMITTED TO THE CITY OF BENTONVILLE TRANSPORTATION OFFICE.
- TO SCHEDULE AN INSPECTION OR TEST WITH THE CITY OF BENTONVILLE TRANSPORTATION DEPARTMENT, INSPECTIONS MUST BE CALLED IN BY THE ENGINEER OF RECORD 24 HOURS IN ADVANCE BEFORE 10AM FOR AN INSPECTION THE FOLLOWING DAY. CALL (479) 271-3168 TO SCHEDULE AN INSPECTION.
- THE ENGINEER OF RECORD MUST CERTIFY THAT THE RRFB WAS CONSTRUCTED AND INSTALLED PER PLAN. IF WARRANTED, AN ENGINEERING ESTIMATE FOR THE COST OF CONSTRUCTION SHALL BE SUBMITTED AND A MAINTENANCE BOND SHALL BE SUPPLIED.
- EQUIPMENT AND MATERIAL SUBMITTALS AND A TRAFFIC CONTROL PLAN WILL BE REQUIRED AND SHALL BE APPROVED BEFORE ANY CONSTRUCTION BEGINS.
- ALL TRAFFIC CONTROL DEVICES USED ON ROAD CONSTRUCTION SHALL CONFORM TO MUTCD, LATEST EDITION, AND TO THE STANDARD HIGHWAY SIGNS, LATEST EDITION, OR AS APPROVED BY THE FEDERAL HIGHWAY ADMINISTRATION.
- CONTRACTOR SHALL LOCATE THEIR OWN LAYDOWN YARD. CONTRACTOR SHALL PROVIDE PERIMETER BMP'S ON THE DOWNSTREAM SIDE OF THE LAYDOWN AREA.

SITE NOTES:

- THE CONTRACTOR SHALL BE SOLELY AND COMPLETELY RESPONSIBLE FOR CONDITIONS OF THE JOB SITE, INCLUDING SAFETY OF ALL PERSONS AND PROPERTY DURING ALL PHASES OF CONSTRUCTION. THIS REQUIREMENT SHALL APPLY CONTINUOUSLY AND SHALL NOT BE LIMITED TO CONSTRUCTION PHASES OF THE PROJECT.
- CONTRACTOR ASSUMES ALL LIABILITY IF ANY ACCIDENTS OR INJURIES OCCUR DUE TO EQUIPMENT BEING TURNED ON PREMATURELY OR BEFORE ALL PEDESTRIAN ACCESSES ARE IN PLACE AND FINALLY CONSTRUCTED.
- CONTRACTOR SHALL COORDINATE AND COMPLY WITH ALL UTILITY COMPANIES INVOLVED IN THE PROJECT AND PAY ALL REQUIRED FEES AND COSTS.
- ALL DISTURBED AREAS AND SLOPES SHALL BE GRADED SMOOTH, RECEIVE 4" OF TOP SOIL AND SOD. NO FINISHED GRADE SLOPES SHALL EXCEED 3:1.
- CONTRACTOR SHALL CONSTRUCT BMP'S TO PREVENT SILT RUNOFF.
- CONTRACTOR SHALL INSPECT, REPAIR AND MAINTAIN ALL EROSION CONTROL DEVICES THROUGHOUT ALL PHASES OF CONSTRUCTION.
- CONTRACTOR WILL BE RESPONSIBLE FOR SETTING UP UTILITY LOCATES FOR THE PROJECT AND ALL COORDINATION REQUIRED TO FULFILL THIS ITEM.
- BEFORE ANY EQUIPMENT IS TURNED ON FOR OPERATION, CONTRACTOR SHALL NOTIFY THE CITY OF BENTONVILLE TRANSPORTATION DEPARTMENT 5 DAYS IN ADVANCE.
- CONTRACTOR SHALL BE HELD SOLELY RESPONSIBLE FOR ANY DAMAGE TO EXISTING PAVEMENT STRIPING THAT IS TO TIE INTO PROPOSED STRIPING. IN THE EVENT OF DAMAGE, CONTRACTOR SHALL REPLACE ANY OF SAID STRIPING AT NO COST TO THE OWNER.

FOUNDATION NOTES:

- FOUNDATION MUST BE LEVEL AND SMOOTH.
- CONCRETE FOUNDATION SHALL BE PLACED IN UNDISTURBED SOIL.
- CONCRETE FOUNDATION SHOULD BE 2' BACK OF CURB MINIMUM WITH 4' TYPICAL TO FACE OF FOUNDATION. ANY DEVIATION FROM THESE DIMENSIONS WILL NEED TO BE REVIEWED AND APPROVED BY THE TRANSPORTATION DEPARTMENT.
- 2" REVEAL SHALL BE PROVIDED AND FINISH APPLIED FOR AESTHETICS.
- TOP OF BOLTS SHALL BE 2.5" ± .5" ABOVE THE FINISHED FOUNDATION SURFACE. CUTTING BOLTS TO LENGTH WILL NOT BE PERMITTED AND FOUNDATION MAY NEED TO BE REPLACED.
- GROUND ROD SHALL BE INSTALLED IN THE CENTER OF THE FOUNDATION AND SHALL BE 4" ABOVE THE FINISHED FOUNDATION SURFACE.
- 1C/#8 COPPER WIRE SHALL BE USED FOR GROUNDING. PROPER GROUNDING CLAMP OR WELD SHALL SECURE COPPER WIRE TO GROUNDING ROD. THE OTHER END OF THE COPPER WIRE SHALL TERMINATE AT GROUNDING LUG ON THE PEDESTAL BASE.
- GROUND WIRE RESISTANCE SHALL BE LESS THAT 25Ω. SUPPLEMENTAL GROUND RODS MAY BE NECESSARY IF MORE THAN 25Ω.

RRFB NOTES:

- RRFB'S SHALL BE CONSTRUCTED ACCORDING TO THESE DETAILS AND SPECIFICATIONS. ANY DEVIATION FROM THESE PLANS MUST BE APPROVED BY THE CITY OF BENTONVILLE TRANSPORTATION DEPARTMENT.
- ALL SIGNAGE FOR RRFB'S SHALL BE DIAMOND GRADE OR DG3 RETRO-REFLECTIVE SHEETING OF FLUORESCENT YELLOW GREEN (FYG) WITH 0.080 GUAGE ALUMINUM BACKING.
- ANY HOLES DRILLED INTO POLE SHALL BE DEBURRED USING A FILE OR A ROTARY TOOL.
- RRFB POLE SHALL BE PLUMB. POLES OUT OF PLUMB SHALL BE REMOVED AND A SOLUTION SHALL BE PRESENTED TO THE CITY OF BENTONVILLE TRAFFIC SIGNAL DIVISION.
- ADVANCED WARNING SIGNS ARE REQUIRED WITH THE INSTALLATION OF THE RRFB. ALL SIGNS MUST MEET MUTCD REQUIREMENTS AND BE APPROVED BY THE CITY OF BENTONVILLE.
- STOP SIGN MAY BE REQUIRED AT CROSSING. CONTACT THE CITY OF BENTONVILLE PARKS DEPARTMENT FOR MORE DETAILS.

REQUIRED INSPECTIONS:

BELOW ARE A LIST OF REQUIRED INSPECTIONS THAT WILL NEED TO BE PERFORMED BEFORE FINAL ACCEPTANCE WILL BE GIVEN:

- **INITIAL STORMWATER BMP (IF GROUND IS BEING DISTURBED)**
- **CONDUITS (IF PART OF THE DESIGN)**
- **FOUNDATION LOCATION (LOCATES AND STAKING NEED TO BE IN PLACE)**
- **FOUNDATION FORMS AND REINFORCING STEEL**
- **FOUNDATION FORM REMOVAL (PERFORMED BEFORE BACKFILLING FOUNDATION)**
- **INITIAL START-UP**
- **FINAL INSPECTION**

FINAL ACCEPTANCE:

DOCUMENTS REQUIRED BEFORE FINAL ACCEPTANCE OF THE PROJECT IS GIVEN:

- **FINAL ENERGY BALANCE REPORT FOR EACH RRFB**
- **ENGINEERING ESTIMATE FOR CONSTRUCTION (ONLY IF PART OF A LSD OR PRELIM. PLAT)**
- **MAINTENANCE GUARANTY (IF REQUIRED)**
- **ALL MANUFACTURER WARRANTIES AND SUPPORTING DOCUMENTATION**

THE CITY OF BENTONVILLE
TRANSPORTATION DEPART.
3200 SW MUNICIPAL DRIVE
BENTONVILLE AR, 72712

Arkansas 811 Know what's below. Call before you dig.
ACA §§ 14-271-101 through 115
CHAPTER 271 - UNDERGROUND FACILITIES DAMAGE PREVENTION ACT

PROJECT NAME:
PROJECT LOCATION / INTERSECTION:

BY	DESCRIPTION	DATE	REV
BW	DEVELOPMENT OF RRFB DETAILS FOR CONSTRUCTION	11/26/2018	1.0

DETAIL NAME:
SOLAR POWER RRFB WITH PUSHBUTTON ACTUATION (BI-DIRECTIONAL)
DETAIL #:
RRFB-PUSH-1.0
SHEET:

CITY OF BENTONVILLE STANDARD DRAWINGS AND DETAILS APPEARING ON THIS DRAWING HAVE BEEN REPRODUCED IN THEIR ENTIRELY. ONLY PORTIONS OF THESE STANDARD DRAWINGS AND DETAILS MAY BE APPLICABLE TO THIS PROJECT. MY SEAL IS INTENDED TO AUTHENTICATE I HAVE SELECTED THESE STANDARD DRAWINGS AND DETAILS, OR PORTIONS THEREOF, AS APPLICABLE FOR THIS PROJECT AND I HEREBY DISCLAIM ANY RESPONSIBILITY FOR THE DESIGN INDICATED BY THESE STANDARD DRAWINGS AND DETAILS

CITY OF BENTONVILLE PROJECT NO.: LSD26-0030

walter p moore
Walter P. Moore and Associates, Inc.
609 SW 8th St., Suite 600
Bentonville, Arkansas 72712
479.367.3250

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The Benchmark for Professional Service Firms
LERA
HENDERSON ENGINEERS

STEM UNIVERSITY - PUBLIC IMPROVEMENT PLANS - PHASE 1

INTERIM REVIEW ONLY
Document Incomplete: Not intended for permit or construction.
Engineer: TED T. VUONG, P.E.
P.E. Serial No.: 18208
Date: 07/17/2026
ASBL COA NO. 719

NO.	DATE	REVISION
1	02/18/2026	30% SD
2	04/27/2026	60% CD
3	05/17/2026	90% CD
4	06/17/2026	100% CD
5	07/17/2026	100% CD 2ND SUBMISSION

PROJECT NO.	DESIGNED BY	REVIEWED BY	DRAWN BY
M08-25007-00			
ORIGINAL ISSUE			DATE

TRAFFIC CONTROL DETAILS

T12.001PH1

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24-Jul-2026 - 6:55 PM - X:\M08\2025\25007-00 stem university - retail village\Civil\3-production\03-sheets\public improvement plans\STEM_PUB_WPM_C-MTP DT_M08250700.dwg

GENERAL STRUCTURAL NOTES

PART I - DESIGN CRITERIA

A. GENERAL BUILDING CODE

1. THE CONSTRUCTION DOCUMENTS ARE BASED ON THE REQUIREMENTS OF THE INTERNATIONAL BUILDING CODE 2021 WITH ARKANSAS AMENDMENTS TO THE 2021 INTERNATIONAL BUILDING CODE.

B. STRUCTURE RISK CATEGORY: II

C. DEAD LOADS

1. SOIL LOADS: AN ALLOWANCE OF 375 PSF OR THE ACTUAL WEIGHT OF THE PAVEMENT, WHICHEVER IS GREATER, HAS BEEN MADE FOR SOIL AS A UNIFORMLY DISTRIBUTED DEAD LOAD.

D. LIVE LOADS

1. CONSTRUCTION LIVE LOADS: AN ALLOWANCE OF 20 PSF HAS BEEN PROVIDED FOR CONSTRUCTION LIVE LOADS WHICH INCLUDE BUT ARE NOT LIMITED TO MATERIALS, PERSONNEL AND EQUIPMENT IMPOSED ON THE STRUCTURE DURING CONSTRUCTION.

2. DESIGN CONSIDERS THE UNIFORM AND CONCENTRATED LIVE LOADS LISTED BELOW:

   a. UTILITY STRUCTURE LIDS, DRIVEWAYS SUBJECT TO VEHICULAR TRAFFIC: 250 PSF, 16,000 LBS

   NOTES:
   a. LOAD EFFECTS FROM UNIFORM LIVE LOADS AND CONCENTRATED LIVE LOADS ARE CONSIDERED INDEPENDENTLY.
   b. CONCENTRATED LOADS NOTED ABOVE ARE ASSUMED TO ACT ON THE FOLLOWING AREAS:
      1) ALL OTHER CASES: 2'-6" X 2'-6"

3. REDUCTION OF LIVE LOADS:
   a. NO LIVE LOAD REDUCTION HAS BEEN APPLIED.

PART II - FOUNDATION

A. GEOTECHNICAL REPORT

1. FOUNDATION DESIGN IS BASED ON THE GEOTECHNICAL INVESTIGATION REPORT AS FOLLOWS:

   GEOTECHNICAL ENGINEERING REPORT
   STEM UNIVERSITY CAMPUS
   BENTONVILLE, ARKANSAS

   FEBRUARY 26, 2026

   UES (PROJECT NO: A25186.00070.000)

2. THE GEOTECHNICAL REPORT IS AVAILABLE TO THE GENERAL CONTRACTOR UPON REQUEST TO THE OWNER. THE INFORMATION INCLUDED THEREIN MAY BE USED BY THE GENERAL CONTRACTOR FOR HIS GENERAL INFORMATION ONLY. THE ARCHITECT AND ENGINEER WILL NOT BE RESPONSIBLE FOR THE ACCURACY OR APPLICABILITY OF SUCH DATA THEREIN.

B. SHALLOW FOUNDATION TYPE

1. SPREAD FOOTING:
   a. DESIGN PRESSURES
      1) TOTAL LOAD: 3,500 PSF NET PRESSURE

C. SITE STRUCTURE WALLS

1. DESIGN CRITERIA
   a. AT-REST SOIL PRESSURE: 85 PSF PER FOOT OF DEPTH.
   b. SURCHARGE: WALLS HAVE BEEN DESIGNED FOR A SURCHARGE LOAD OF 250 PSF EQUIVALENT TO AN ADDITIONAL LATERAL PRESSURE OF 190 PSF.
   c. THE DESIGN PRESSURES SPECIFIED ABOVE ARE BASED ON UNDRAINED BACKFILL.

D. CONSTRUCTION DEWATERING

1. THE CONTRACTOR SHALL DETERMINE THE EXTENT OF CONSTRUCTION DEWATERING REQUIRED FOR THE EXCAVATION. THE CONTRACTOR SHALL SUBMIT TO THE GEOTECHNICAL ENGINEER FOR REVIEW THE PROPOSED PLAN FOR CONSTRUCTION DEWATERING, PRIOR TO BEGINNING THE EXCAVATION.

PART III - REINFORCED CONCRETE

A. CLASSES OF CONCRETE

1. ALL CONCRETE SHALL CONFORM TO THE REQUIREMENTS OF THE "CLASSES OF CONCRETE MATRIX" ON SHEET S3.001PH1 UNLESS NOTED OTHERWISE ON THE DRAWINGS.

B. HORIZONTAL CONSTRUCTION JOINTS IN CONCRETE POURS

1. THERE SHALL BE NO HORIZONTAL CONSTRUCTION JOINTS IN ANY CONCRETE POURS UNLESS SHOWN ON THE DRAWINGS. THE ARCHITECT/ENGINEER SHALL APPROVE ALL DEVIATIONS OR ADDITIONAL JOINTS IN WRITING.

C. REINFORCING STEEL

1. ALL REINFORCING STEEL SHALL BE ASTM A 615 GRADE 60 UNLESS NOTED OTHERWISE ON THE DRAWINGS OR IN THESE NOTES.

2. REINFORCING STEEL: PROVIDE REINFORCING STEEL CONFORMING TO ASTM A 706 GRADE 60 FOR ALL REINFORCING STEEL REQUIRED TO BE WELDED AND WHERE NOTED ON THE DRAWINGS.

D. REINFORCING STEEL COVERAGE

1. REINFORCING STEEL COVERAGE SHOULD CONFORM TO THE REQUIREMENTS SPECIFIED IN DETAILS LABELED "TYPICAL CLEAR CONCRETE COVER" ON SHEETS S3.000 UNLESS NOTED OTHERWISE ON THE DRAWINGS. COVER SPECIFIED SHALL BE CONSIDERED MINIMUMS THAT MAY REQUIRE INCREASING WHERE REINFORCING STEEL INTERSECTS FOR DIFFERENT MEMBER TYPES. COVER IN STRUCTURAL MEMBERS NOT SPECIFIED IN THE DETAILS SHALL CONFORM TO THE REQUIREMENTS OF ACI 318 UNLESS SPECIFIED OTHERWISE ON THE DRAWINGS. THE REINFORCING STEEL DETAILER SHALL ADJUST REINFORCING STEEL CAGE SIZES AT INTERSECTING STRUCTURAL MEMBERS AS REQUIRED TO ALLOW CLEARANCE FOR INTERSECTING REINFORCING BAR LAYERS WITH MINIMUM SPECIFIED COVER.

E. WALL AND COLUMN DOWELS

1. DOWELS BETWEEN FOOTINGS AND WALLS OR COLUMNS SHALL MATCH SIZE, SPACING, QUANTITY AND GRADE OF THE SPECIFIED OF THE SPECIFIED VERTICAL REINFORCING, UNLESS NOTED OTHERWISE ON THE DRAWINGS. ALL BARS SHALL HAVE A CLASS B TENSION SPLICE, UNLESS NOTED OTHERWISE.

F. SPLICES AND HOOKS IN REINFORCING STEEL

1. SPLICE LOCATION AND TYPE AND HOOKS FOR UNSCHEDULED BEAMS, SLABS AND WALLS:
   a. BEAMS AND SLABS. UNSCHEDULED BEAMS AND SLABS, INCLUDING GRADE BEAMS, SHALL HAVE CONTINUOUS TOP BARS LAPPED AT MIDSPAN BETWEEN SUPPORTS WITH A CLASS B TENSION SPLICE. BOTTOM BARS SHALL BE LAPPED AT THE SUPPORTS WITH A CLASS B TENSION SPLICE. ALL BEAM BARS SHALL BE HOOKED AT DISCONTINUOUS END, UNLESS NOTED OTHERWISE.

PART IV - SPECIAL INSPECTIONS

A. THE OWNER'S TESTING LABORATORY SHALL PROVIDE SPECIAL INSPECTION SERVICES IN ACCORDANCE WITH THE INTERNATIONAL BUILDING CODE FOR THE FOLLOWING ITEMS.

B. SPECIAL INSPECTION REPORTS AND A FINAL REPORT IN ACCORDANCE WITH IBC SECTION 1704.2.4 SHALL BE SUBMITTED TO THE BUILDING OFFICIAL PRIOR TO THE TIME THAT PHASE OF THE WORK IS APPROVED FOR OCCUPANCY.

1. CONCRETE CONSTRUCTION:
   a. CONCRETE WORK
   b. CONTINUOUS INSPECTION OF REINFORCING STEEL PLACING
   c. FORMWORK
   d. REINFORCING STEEL PLACEMENT
   e. WELDING OF REINFORCING STEEL

2. SOILS:
   a. PREPARED EARTH FILL

C. STATEMENT OF SPECIAL INSPECTIONS

1. SPECIAL INSPECTION IS REQUIRED FOR THE ITEMS LISTED ABOVE. REFER TO SPECIFICATION SECTION 014529 FOR TYPE AND EXTENT OF EACH SPECIAL INSPECTION AND EACH TEST. THE SPECIFICATION AL9Q INDICATES WHETHER CONTINUOUS OR PERIODIC INSPECTION IS REQUIRED FOR THE ITEMS LISTED ABOVE ADDITIONAL INFORMATION.

PART V - SUBMITTALS

A. SUBMITTAL LIST AND SCHEDULE

1. THE GENERAL CONTRACTOR SHALL PREPARE A DETAILED LIST AND SCHEDULE OF ALL SUBMITTAL ITEMS TO BE SENT TO THE STRUCTURAL ENGINEER PRIOR TO THE START OF CONSTRUCTION. THIS LIST SHALL BE UPDATED AND REVISED AND KEPT CURRENT AS THE JOB PROGRESSES. THE SUBMITTAL LIST SHALL BE ORGANIZED AS SHOWN BELOW:
   a. SHOP DRAWINGS
   b. DESIGN CALCULATIONS
   c. PRODUCT DATA, CERTIFICATES, REPORTS, AND OTHER LITERATURE

B. SUBMITTALS TO BE PROVIDED TO STRUCTURAL ENGINEER

1. STRUCTURAL SUBMITTALS: IN ADDITION TO THE SUBMITTALS REQUIRED BY THE STRUCTURAL SPECIFICATIONS, THE FOLLOWING SUBMITTALS SHALL BE PROVIDED:
   a. LAYOUT OF EMBEDDED ITEMS (PLATES, ANGLES, BOLTS, ETC.) OR ITEMS ATTACHED TO THE STRUCTURAL FRAME FOR BUILDING CLADDING ATTACHMENT OR FOR ATTACHMENT OF OTHER ITEMS.
   b. LAYOUT OF ALL PENETRATIONS, SLEEVES, AND OPENINGS REQUIRED TO PASS THROUGH STRUCTURAL ROOFS, SLABS, BEAMS, WALLS, AND FOUNDATIONS. THIS SUBMITTAL SHALL INCLUDE AN INTEGRATED OVERLAY OF ALL TRADES, INCLUDING BUT NOT LIMITED TO MECHANICAL, ELECTRICAL, PLUMBING, AND AV SYSTEMS. INDIVIDUAL, PIECEMEAL SUBMITTALS WILL NOT BE ACCEPTED.

2. DEFERRED SUBMITTALS:
   a. THE FOLLOWING ITEMS ARE CONSIDERED DEFERRED SUBMITTALS BY THE REGISTERED DESIGN PROFESSIONAL IN RESPONSIBLE CHARGE:
      1) EXCAVATION RETENTION (TEMPORARY) (S&S, REC)
      2) FORMWORK, SHORING, AND BACKSHORING (S&S, REC)

   NOTES:

   (S&S) ITEMS MARKED THUS SHALL HAVE THE SHOP DRAWINGS AND DELEGATED DESIGN SUBMITTALS (INCLUDING CALCULATIONS) SEALED PER THE PROJECT SPECIFICATIONS BY AN ENGINEER REGISTERED IN THE STATE WHERE THE PROJECT IS LOCATED.

   (REC) ITEMS MARKED THUS SHALL BE SUBMITTED TO ENGINEER FOR RECORD ONLY AND WILL NOT HAVE THE ENGINEER'S SHOP DRAWING STAMP AFFIXED.

   b. DOCUMENTS FOR DEFERRED SUBMITTAL ITEMS SHALL BE SUBMITTED TO THE REGISTERED DESIGN PROFESSIONAL AND SHALL BE FORWARDED TO THE BUILDING OFFICIAL.
   c. DEFERRED SUBMITTAL ITEMS SHALL NOT BE INSTALLED UNTIL THE DEFERRED SUBMITTAL DOCUMENTS HAVE BEEN APPROVED BY THE BUILDING OFFICIAL.

PART V - SUBMITTALS (CONTINUED)

3. SUBMITTAL REQUIREMENTS:
   a. ALL SHOP DRAWINGS MUST BE REVIEWED AND ELECTRONICALLY STAMPED BY THE GENERAL CONTRACTOR PRIOR TO SUBMITTAL.
   b. CONTRACTOR SHALL PROVIDE THE SUBMITTAL IN ELECTRONIC PORTABLE DOCUMENT FORMAT (PDF) PER THE SPECIFICATIONS.
   c. THE OMISSION FROM THE SHOP DRAWINGS OF ANY MATERIALS REQUIRED BY THE CONTRACT DOCUMENTS TO BE FURNISHED SHALL NOT RELIEVE THE CONTRACTOR OF THE RESPONSIBILITY OF FURNISHING AND INSTALLING SUCH MATERIALS, REGARDLESS OF WHETHER THE SHOP DRAWINGS HAVE BEEN REVIEWED AND APPROVED.

C. REPRODUCTION

1. THE USE OF ELECTRONIC FILES OR REPRODUCTIONS OF THESE CONTRACT DOCUMENTS BY ANY CONTRACTOR, SUBCONTRACTOR, ERECTOR, FABRICATOR, OR MATERIAL SUPPLIER IN LIEU OF PREPARATION OF SHOP DRAWINGS SIGNIFIES THEIR ACCEPTANCE OF ALL INFORMATION SHOWN HEREON AS CORRECT, AND OBLIGATES THEMSELVES TO ANY JOB EXPENSE, REAL OR IMPLIED, ARISING DUE TO ANY ERRORS THAT MAY OCCUR HEREON.

PART VI - MISCELLANEOUS

A. CONTRACT DOCUMENTS

1. IT IS THE RESPONSIBILITY OF THE GENERAL CONTRACTOR TO OBTAIN ALL CONTRACT DOCUMENTS AND LATEST ADDENDA AND TO SUBMIT SUCH DOCUMENTS TO ALL SUBCONTRACTORS AND MATERIAL SUPPLIERS PRIOR TO THE SUBMITTAL OF SHOP DRAWINGS, FABRICATION OF ANY STRUCTURAL MEMBERS, AND ERECTION IN THE FIELD.

2. THE CONTRACT STRUCTURAL DRAWINGS AND SPECIFICATIONS REPRESENT THE FINISHED STRUCTURE, AND, EXCEPT WHERE SPECIFICALLY SHOWN, DO NOT INDICATE THE METHOD OR MEANS OF CONSTRUCTION. THE CONTRACTOR SHALL SUPERVISE AND DIRECT THE WORK AND SHALL BE SOLELY RESPONSIBLE FOR ALL CONSTRUCTION MEANS, METHODS, PROCEDURES, TECHNIQUES, AND SEQUENCE.

3. OPENINGS THROUGH FLOORS, ROOFS, AND WALLS FOR DUCTS, PIPING, AND/OR CONDUIT SHALL BE COORDINATED BY THE CONTRACTOR. CONTRACTOR SHALL VERIFY SIZES AND LOCATIONS OF HOLES AND OPENINGS WITH THE MECHANICAL, ELECTRICAL, PLUMBING, AND FIRE PROTECTION DRAWINGS AND THE RESPECTIVE SUBCONTRACTORS.

4. REFER TO DRAWINGS OTHER THAN STRUCTURAL FOR COMPLETE INFORMATION INCLUDING: TYPES OF FLOOR SLAB FINISHES AND THEIR LOCATIONS, FLOOR SLAB DEPRESSIONS AND CURBS, OPENINGS IN STRUCTURAL WALLS, ROOFS AND FLOORS REQUIRED BY ARCHITECTURAL AND MEP FEATURES, STAIRS, RAMPS, ETC.

5. WHERE MEMBER LOCATIONS ARE NOT SPECIFICALLY DIMENSIONED, MEMBERS ARE EITHER LOCATED ON COLUMNS LINES OR ARE EQUALLY SPACED BETWEEN LOCATED MEMBERS.

6. IF CERTAIN FEATURES ARE NOT FULLY SHOWN OR SPECIFIED ON THE DRAWINGS OR IN THE SPECIFICATIONS, THEIR CONSTRUCTION SHALL BE OF THE SAME CHARACTER AS SHOWN OR SPECIFIED IN SIMILAR CONDITIONS.

B. DRAWING CONFLICTS

1. THE GENERAL CONTRACTOR SHALL COMPARE THE ARCHITECTURAL AND STRUCTURAL DRAWINGS AND REPORT ANY DISCREPANCY BETWEEN EACH SET OF DRAWINGS AND WITHIN EACH SET OF DRAWINGS TO THE ARCHITECT AND ENGINEER PRIOR TO THE FABRICATION AND INSTALLATION OF ANY STRUCTURAL MEMBERS.

C. CONFLICTS IN STRUCTURAL REQUIREMENTS

1. WHERE CONFLICT EXISTS AMONG THE VARIOUS PARTS OF THE STRUCTURAL CONTRACT DOCUMENTS, STRUCTURAL DRAWINGS, GENERAL NOTES, AND SPECIFICATIONS, THE STRICTEST REQUIREMENTS, AS INDICATED BY THE ENGINEER, SHALL GOVERN.

D. EXISTING CONDITIONS

1. THE GENERAL CONTRACTOR SHALL VERIFY ALL DIMENSIONS AND CONDITIONS OF THE EXISTING BUILDING AT THE JOB SITE AND REPORT ANY DISCREPANCIES FROM ASSUMED CONDITIONS SHOWN ON THE DRAWINGS TO THE ARCHITECT AND ENGINEER PRIOR TO THE FABRICATION AND ERECTION OF ANY MEMBERS.

2. THE CONTRACTOR SHALL VERIFY THE LOCATION OF EXISTING UTILITIES PRIOR TO THE START OF CONSTRUCTION AND TAKE CARE TO PROTECT EXISTING UTILITIES THAT ARE TO REMAIN IN SERVICE.

3. THE CONTRACTOR SHALL REPAIR ALL DAMAGE CAUSED DURING CONSTRUCTION WITH SIMILAR MATERIALS AND WORKMANSHIP TO RESTORE CONDITIONS TO LEVELS ACCEPTABLE TO THE ARCHITECT.

E. ADJACENT BUILDINGS AND PROPERTY

1. THE GENERAL CONTRACTOR SHALL ENSURE THAT ALL CONSTRUCTION METHODS USED WILL NOT CAUSE DAMAGE TO THE ADJACENT BUILDINGS AND PROPERTY. THIS SHALL INCLUDE ALL FOUNDATION INSTALLATION.

2. THE GENERAL CONTRACTOR IS ADVISED TO PERFORM ALL PHOTOGRAPHIC SURVEYS AND OTHER DOCUMENTATION OF THE ADJACENT BUILDINGS BEFORE THE START OF AND DURING CONSTRUCTION.

F. RESPONSIBILITY OF THE CONTRACTOR FOR STABILITY OF THE STRUCTURE DURING CONSTRUCTION

1. ALL STRUCTURAL ELEMENTS OF THE PROJECT HAVE BEEN DESIGNED BY THE STRUCTURAL ENGINEER TO RESIST THE REQUIRED CODE VERTICAL AND LATERAL FORCES THAT COULD OCCUR IN THE FINAL COMPLETED STRUCTURE ONLY. THE ABILITY OF THE STRUCTURAL FRAME TO RESIST THE REQUIRED CODE FORCES DERIVES FROM THE COMPLETE INSTALLATION OF THE LATERAL FORCE RESISTING SYSTEMS AND DIAPHRAGMS. IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO DESIGN AND PROVIDE ALL REQUIRED BRACING DURING CONSTRUCTION TO MAINTAIN THE STABILITY AND SAFETY OF ALL STRUCTURAL ELEMENTS DURING THE CONSTRUCTION PROCESS UNTIL THE LATERAL-LOAD RESISTING OR STABILITY-PROVIDING SYSTEM IS COMPLETELY INSTALLED AND ALL DESIGNATED CONCRETE ELEMENTS (IF ANY) HAVE REACHED A MINIMUM OF 75% OF THEIR DESIGN STRENGTH. THIS INCLUDES DESIGNING FOR ALL APPLICABLE TEMPORARY, CONSTRUCTION AND ENVIRONMENTAL FORCES PER ASCE 37 INCLUDING BUT NOT LIMITED TO WIND AND SEISMIC ON THE STRUCTURE DURING CONSTRUCTION.

G. RESPONSIBILITY OF THE CONTRACTOR FOR CONSTRUCTION LOADS

1. THE STRUCTURE HAS BEEN DESIGNED FOR THE LOADS IDENTIFIED WITHIN THESE STRUCTURAL DRAWINGS THAT ARE ANTICIPATED TO BE APPLIED TO THE FINAL STRUCTURE ONCE COMPLETED AND OCCUPIED. THE CONTRACTOR SHALL NOT OVERLOAD THE STRUCTURE DURING CONSTRUCTION. THE CONTRACTOR SHALL BE RESPONSIBLE FOR CHECKING THE ADEQUACY OF THE STRUCTURE TO SUPPORT ANY APPLIED CONSTRUCTION LOADS, INCLUDING THOSE DUE TO CONSTRUCTION VEHICLES OR EQUIPMENT, MATERIAL HANDLING OR STORAGE, SHORING OR RESHORING, OR ANY OTHER CONSTRUCTION ACTIVITY. THE CONTRACTOR SHALL SUBMIT CALCULATIONS SIGNED AND SEALED BY AN ENGINEER LICENSED IN THE STATE WHERE THE PROJECT IS LOCATED VERIFYING THE ADEQUACY OF THE STRUCTURE FOR ANY PROPOSED CONSTRUCTION LOADS THAT ARE IN EXCESS OF THE STATED DESIGN LOADS. THE STRUCTURAL ENGINEER IS NOT RESPONSIBLE TO DESIGN OR CHECK THE STRUCTURE FOR LOADS APPLIED TO THE STRUCTURE FOR ANY CONSTRUCTION ACTIVITY.

H. CONTRACTOR SUBSTITUTIONS

1. ANY MATERIALS OR PRODUCTS SUBMITTED FOR APPROVAL THAT ARE DIFFERENT FROM THE MATERIAL OR PRODUCTS SPECIFIED IN THE STRUCTURAL CONTRACT DOCUMENTS WILL BE APPROVED ONLY IF THE FOLLOWING CRITERIA ARE SATISFIED:
   a. A COST SAVINGS TO THE OWNER IS DOCUMENTED AND SUBMITTED WITH THE REQUEST.
   b. THE MATERIAL OR PRODUCT HAS BEEN APPROVED BY THE INTERNATIONAL CODE COUNCIL (ICC) AND THE ICC REPORT IS SUBMITTED WITH THE REQUEST.
      1) THE ICC ESR THAT IS SUBMITTED MUST REFERENCE THE BUILDING CODE UNDER WHICH THE PROJECT IS PERMITTED.
      2) ICC REPORTS THAT HAVE BEEN DISCONTINUED AT THE TIME OF PRODUCT INSTALLATION WILL NOT BE ACCEPTED.

2. SUBMITTALS NOT SATISFYING THE ABOVE CRITERIA WILL NOT BE CONSIDERED.

I. THE STRUCTURAL ENGINEER'S ROLE DURING CONSTRUCTION

1. THE ENGINEER SHALL NOT HAVE CONTROL NOR CHARGE OF, AND SHALL NOT BE RESPONSIBLE FOR, CONSTRUCTION MEANS, METHODS, TECHNIQUES, SEQUENCES, OR PROCEDURES, FOR SAFETY PRECAUTIONS AND PROGRAMS IN CONNECTION WITH THE WORK, FOR THE ACTS OR OMISSION OF THE CONTRACTOR, SUBCONTRACTOR, OR ANY OTHER PERSONS PERFORMING ANY OF THE WORK, OR FOR THE FAILURE OF ANY OF THEM TO CARRY OUT THE WORK IN ACCORDANCE WITH THE CONTRACT DOCUMENTS.

2. PERIODIC SITE OBSERVATION BY FIELD REPRESENTATIVES OF WALTER P. MOORE AND ASSOCIATES IS SOLELY FOR THE PURPOSE OF BECOMING GENERALLY FAMILIAR WITH THE PROGRESS AND QUALITY OF THE WORK COMPLETED AND DETERMINING, IN GENERAL, IF THE WORK OBSERVED IS BEING PERFORMED IN A MANNER INDICATING THAT THE WORK, WHEN FULLY COMPLETED, WILL BE IN ACCORDANCE WITH THE STRUCTURAL CONTRACT DOCUMENTS. THIS LIMITED SITE OBSERVATION SHOULD NOT BE CONSTRUED AS EXHAUSTIVE OR CONTINUOUS TO CHECK THE QUALITY OR QUANTITY OF THE WORK, BUT RATHER PERIODIC IN AN EFFORT TO KEEP THE OWNER REASONABLY INFORMED ABOUT THE PROGRESS AND QUALITY OF THE PORTION OF THE STRUCTURE COMPLETED.

J. MAINTENANCE STATEMENT

1. ALL STRUCTURES REQUIRE PERIODIC MAINTENANCE TO EXTEND LIFESPAN AND TO ENSURE STRUCTURAL INTEGRITY FROM EXPOSURE TO THE ENVIRONMENT. A PLANNED PROGRAM OF MAINTENANCE SHALL BE ESTABLISHED BY THE BUILDING OWNER. THIS PROGRAM SHALL INCLUDE SUCH ITEMS SUCH AS BUT NOT LIMITED TO PAINTING OF STRUCTURAL STEEL, PROTECTIVE COATING FOR CONCRETE, SEALANTS, CAULKED JOINTS, EXPANSION JOINTS, CONTROL JOINTS, SPALLS AND CRACKS IN CONCRETE, AND PRESSURE WASHING OF EXPOSED STRUCTURAL ELEMENTS EXPOSED TO A SALT ENVIRONMENT OR OTHER HARSH CHEMICALS.

PART VII - DRAWING INTERPRETATION

A. DRAWING VIEWS LABELED AS "TYPICAL"

1. PARTIAL PLANS, ELEVATIONS, SECTIONS, DETAILS, OR SCHEDULES LABELED WITH "TYPICAL" AT THE BEGINNING OF THEIR TITLE SHALL APPLY TO ALL SITUATIONS OCCURRING ON THE PROJECT THAT ARE THE SAME OR SIMILAR TO THOSE SPECIFICALLY SHOWN. THE APPLICABILITY OF THE CONTENT OF THESE VIEWS TO LOCATIONS ON THE PLAN CAN BE DETERMINED FROM THE TITLE OF THE VIEWS. SUCH VIEWS SHALL APPLY WHETHER OR NOT THEY ARE KEYED IN AT EACH LOCATION. DECISIONS REGARDING APPLICABILITY OF THESE "TYPICAL" VIEWS SHALL BE DETERMINED BY THE STRUCTURAL ENGINEER.

B. STRUCTURAL ABBREVIATIONS, SYMBOLS, AND NOTATIONS

1. REFER TO SHEET S1.001PH1 FOR ABBREVIATIONS, SYMBOLS, AND NOTATIONS USED ON THE STRUCTURAL DRAWINGS.

walter p moore

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STEM UNIVERSITY - PUBLIC IMPROVEMENT PLANS - PHASE 1

INTERIM REVIEW ONLY
Document Incomplete: Not intended for permit, bidding or construction.
Engineer: RICARDO J. MARTINEZ
P.E. Serial Number: 107532
Date: 07/17/2026
Walter P. Moore and Associates, Inc.
TBPE Firm Registration No. 1856

NO.	DATE	REVISION
1	06/17/2026	100% CD
2	07/17/2026	100% CD 2ND SUBMISSION

PROJECT NUMBER	DESIGNED BY	REVIEWED BY	DRAWN BY
M08-25007-00	Designer	Checker	Author
ORIGINAL ISSUE			DATE

811
SAFETY IS IN YOUR HANDS.
EVERY DIG. EVERY TIME.

CITY OF BENTONVILLE PROJECT NO.: LSD26-0030

GENERAL NOTES

S1.000PH1

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29-May-2026 - 3:38 PM - X:\M08\2025\25007-00 STEM University - Retail Village\Civil\3-Production\01-References.z\DSTEM_SITE-PVT_VPM_C-TTL_M08250700.dwg

STRUCTURAL SYMBOLS AND NOTATIONS

MATERIAL IDENTIFICATION GRAPHICS

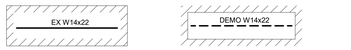
THE FOLLOWING MATERIAL IDENTIFICATION SYMBOLS MAY BE USED IN THE SECTIONS AND DETAILS:

ALUMINUM | CAST-IN-PLACE CONCRETE | EARTH | EARTH (UNDISTURBED) | EXISTING CONSTRUCTION | GRAVEL | GROUT

MASONRY | POLYSTYRENE | RIGID INSULATION | ROCK | STEEL | STRUCTURAL PRECAST CONCRETE | WOOD

THE FOLLOWING MATERIAL IDENTIFICATION SYMBOLS MAY BE USED IN THE PLANS:

STEEL COLUMN | CONCRETE COLUMN | CONCRETE WALL | LOADBEARING MASONRY WALL | NON-LOADBEARING MASONRY WALL | STRUCTURAL PRECAST WALL | GRATING



BOUNDARY OF EXISTING CONSTRUCTION

BOUNDARY OF EXISTING CONSTRUCTION TO BE DEMOLISHED

BOUNDARY OF FUTURE EXPANSION

BOUNDARY OF CONCRETE TOPPING SLAB POURED ON SUBSTRUCTURE

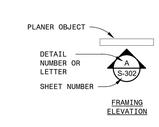
SYMBOLIC LINEWORK

THE FOLLOWING SYMBOLIC LINEWORK MAY BE USED THROUGHOUT THE DRAWINGS:

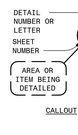
CENTERLINE
GRIDLINE
MATCHLINE
NOT IN CONTRACT
OPENING
STEEL JOIST
WELDED WIRE REINFORCEMENT

VIEW REFERENCE SYMBOLS

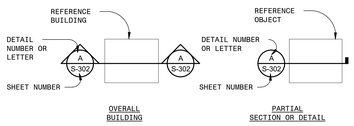
THESE FOLLOWING SYMBOLS MAY BE USED THROUGHOUT THE DRAWINGS TO REFER TO OTHER VIEWS:



FRAMING ELEVATION



CALLOUT



OVERALL BUILDING

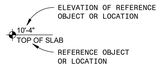
PARTIAL SECTION OR DETAIL

UNIVERSAL SYMBOLS

THESE FOLLOWING SYMBOLS MAY BE USED THROUGHOUT THE DRAWINGS:



REVISION CLOUD



ELEVATION DESIGNATION



REFERENCE GRID INDICATOR

WORK POINT



FLAT FACE BREAK MARK



CURVED FACE BREAK MARK

LINE BREAK MARK

PLAN SYMBOLS

THE FOLLOWING INDICATOR SYMBOLS MAY BE USED THROUGHOUT THE PLANS:

SLOPE TRANSITION



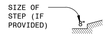
RAMP SLOPE



SLOPE PITCH



STEP



STEP TO SLOPE

RIDGE



PROJECT NORTH ARROW

BORING LOCATION



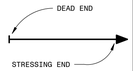
KEYNOTE INDICATOR



ONE-WAY SLAB OR DECK SPAN



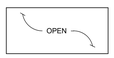
TWO-WAY SLAB SPAN



POST-TENSIONING



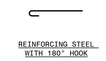
SMALL PENTRATIONS IN STRUCTURAL SLAB OR DECK



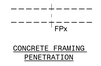
LARGE AREA OPENING IN STRUCTURAL SLAB OR DECK



REINFORCING STEEL WITH 90° HOOK



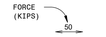
REINFORCING STEEL WITH 180° HOOK



CONCRETE FRAMING PENETRATION

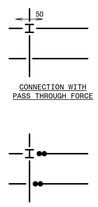


STEEL FRAMING PENETRATION

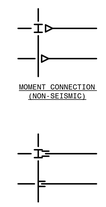


PASS-THROUGH FORCE

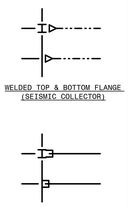
BRACE/KICKER DIRECTION



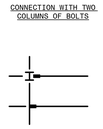
CONNECTION WITH PASS THROUGH FORCE



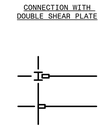
MOMENT CONNECTION (NON-SEISMIC)



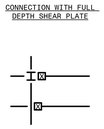
WELDED TOP & BOTTOM FLANGE (SEISMIC COLLECTOR)



CONNECTION WITH TWO COLUMNS OF BOLTS



CONNECTION WITH DOUBLE SHEAR PLATE

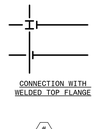


CONNECTION WITH FULL DEPTH SHEAR PLATE

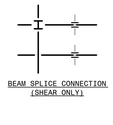
CONNECTION WITH GUSSET AND WELDED FLANGES

CONNECTION WITH GUSSET

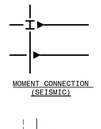
SPECIAL CONNECTION (TYPE X)



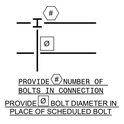
CONNECTION WITH WELDED TOP FLANGE



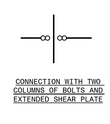
BEAM SPLICE CONNECTION (SHEAR ONLY)



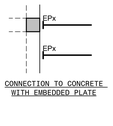
MOMENT CONNECTION (SEISMIC)



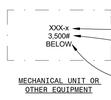
PROVIDE # NUMBER OF BOLTS IN CONNECTION
PROVIDE Ø BOLT DIAMETER IN PLACE OF SCHEDULED BOLT



CONNECTION WITH TWO COLUMNS OF BOLTS AND EXTENDED SHEAR PLATE



CONNECTION TO CONCRETE WITH EMBEDDED PLATE



MECHANICAL UNIT OR OTHER EQUIPMENT

STRUCTURAL ELEMENTS TAGS

THE FOLLOWING STRUCTURAL ELEMENT TAGS, USED IN CONJUNCTION WITH SCHEDULES, MAY APPEAR ON THE DRAWINGS:

- Bxx DENOTES SLAB BOTTOM REINFORCEMENT TYPE "xx"
- BMxx DENOTES CONCRETE BEAM TYPE "xx"
- BPxx DENOTES BASE PLATE TYPE "xx"
- Cxx DENOTES COLUMN TYPE "xx"
- CFxx DENOTES CONTINUOUS FOOTING TYPE "xx"
- DPxx DENOTES DRILLED PIER TYPE "xx"
- EPxx DENOTES EMBEDDED PLATE TYPE "xx"
- Fxx DENOTES SPREAD FOOTING TYPE "xx"
- FPxx DENOTES FRAMING PENETRATION TYPE "xx"
- GBxx DENOTES GRADE BEAM TYPE "xx"
- MWxx DENOTES CMU WALL TYPE "xx"
- Pxx DENOTES PIER TYPE "xx"
- PCxx DENOTES PILE OR PIER CAP TYPE "xx"
- Sxx DENOTES ONE-WAY SLAB TYPE "xx"
- SRxx DENOTES HEADED SHEAR STUD REINFORCEMENT TYPE "xx"
- SFxx DENOTES STRIP FOOTING TYPE "xx"
- Txx DENOTES SLAB TOP REINFORCEMENT TYPE "xx"
- WFxx DENOTES WALL FOOTING TYPE "xx"

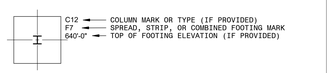
ABBREVIATIONS

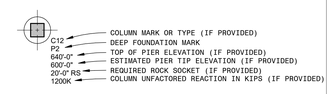
THE FOLLOWING ABBREVIATIONS MAY BE USED IN THE DRAWINGS:

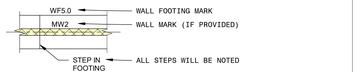
@	AT	LLH	LONG LEG HORIZONTAL
&	AND	LLV	LONG LEG VERTICAL
#	NUMBER OR QUANTITY	LONG	LONGITUDINAL
ø	ROUND, DIAMETER	LSH	LONG SIDE HORIZONTAL
2L	DOUBLE ANGLE	LSLP	LONG-SLOTTED HOLE PARALLEL
2C	DOUBLE CHANNEL	LSLT	LONG-SLOTTED HOLE TRANSVERSE
ADDL	ADDITIONAL	LSV	LONG SIDE VERTICAL
AESS	ARCHITECTURAL EXPOSED STRUCTURAL STEEL	LWC	LIGHTWEIGHT CONCRETE
		M##	MOMENT
AFF	ABOVE FINISHED FLOOR	MAS	MASONRY
AHR	ANCHOR	MAX	MAXIMUM
AHU	AIR HANDLING UNIT	MC	MOMENT CONNECTION
ALT	ALTERNATE	MECH	MECHANICAL
APPROX	APPROXIMATE	MEZZ	MEZZANINE
AR	ANCHOR ROD	MFR	MANUFACTURER
ARCH	ARCHITECTURAL	MH###	HORIZONTAL (MOMENT)
BC	BOTTOM OF COLUMN	MIN	MINIMUM
BF	BRACED FRAME	MISC	MISCELLANEOUS
BLDG	BUILDING	MTL	METAL
BM	BEAM	NF	NEAR FACE
BO	BOTTOM OF	NLB CMU	NON-LOAD BEARING CMU
BOD	BOTTOM OF DECK	NIC	NOT IN CONTRACT
BOT	BOTTOM	NS	NEAR SIDE
BRDG	BRIDGING	NTS	NOT TO SCALE
BRG	BEARING	NWC	NORMALWEIGHT CONCRETE
BTWN	BETWEEN	OC	ON CENTER
C=	CAMBER	OD	OUTSIDE DIAMETER
CANTIL	CANTILEVER	OPH	OPPOSITE HAND
CFSF	COLD-FORMED STEEL FRAMING	OPNG	OPENING
CIP	CAST-IN-PLACE	OPP	OPPOSITE
CJ	CONSTRUCTION/CONTROL JOINT	OVS	OVERSIZED HOLE
CJP	COMPLETE JOINT PENETRATION	P###	AXIAL LOAD
CL	CENTERLINE	PAF	POWDER ACTUATED FASTENER
CMU	CONCRETE MASONRY UNIT	PAR	PARALLEL
COL	COLUMN	PCC	PRECAST CONCRETE
CONC	CONCRETE	PCF	POUNDS PER CUBIC FOOT
CONN	CONNECTION	PCY	POUNDS PER CUBIC YARD
CONSTR	CONSTRUCTION	PERP	PERPENDICULAR
CONT	CONTINUOUS	PL	PLATE
COORD	COORDINATE	PLF	POUNDS PER LINEAR FOOT
COV	COVER	PJP	PARTIAL JOINT PENETRATION
CPRS	COMPRESSIBLE	PRELIM	PRELIMINARY
CTRS	CENTERS	PROP	PROPERTY
db	BAR DIAMETER	PSF	POUNDS PER SQUARE FOOT
DBA	DEFORMED BAR ANCHOR	PSI	POUNDS PER SQUARE INCH
DCW	DEMAND CRITICAL WELD	PT	POST-TENSION(ED)
DET	DETAIL	QTY	QUANTITY
DIA	DIAMETER	R##	REACTION
DIM	DIMENSION	RAD	RADIUS
DWA	DEFORMED WIRE ANCHOR	REF	REFERENCE
DWG	DRAWING	REINF	REINFORCEMENT
EA	EACH	REM	REMAINDER
EF	EACH FACE	REQD	REQUIRED
EJ	EXPANSION JOINT	REV	REVISION
EL	ELEVATION	RS	ROCK SOCKET
ELEV	ELEVATOR	RTU	ROOF TOP UNIT
EMBED	EMBEDMENT, EMBEDDED	SC	SLIP CRITICAL
ENGR	ENGINEER	SCHED	SCHEDULE(D)
EQ	EQUAL	SDS	SELF-DRILLING SCREW
EQUIP	EQUIPMENT	SECT	SECTION
EQUIV	EQUIVALENT	SHT	SHEET
EW	EACH WAY	SIM	SIMILAR
EXIST	EXISTING	SLBB	SHORT LEG BACK TO BACK
EXP	EXPANSION	SLRS	SEISMIC LOAD RESISTING SYSTEM
EXT	EXTERIOR	SOG	SLAB-ON-GRADE
FAB	FABRICATE(D)	SPA	SPACING
f'c=	SPECIFIED CONCRETE STRENGTH=	SPEC	SPECIFICATION
f'm=	28 DAY MASONRY STRENGTH=	SPRT	SUPPORT
FD	FLOOR DRAIN	SQ	SQUARE
FDTN	FOUNDATION	SS	STAINLESS STEEL
FF	FAR FACE	SSLP	SHORT-SLOTTED HOLE PARALLEL
FIN	FINISH(ED)	SSLT	SHORT-SLOTTED HOLE TRANSVERSE
FLR	FLOOR	STD	STANDARD
FS	FAR SIDE	STIF	STIFFENER
FTG	FOOTING	STIR	STIRRUP
FUT	FUTURE	STL	STEEL
FV	FIELD VERIFY	STRUCT	STRUCTURE, STRUCTURAL
Fy=	YIELD STRENGTH=	SW	SHEAR WALL
GALV	GALVANIZE(D)	SYMM	SYMMETRIC, SYMMETRICAL
GEN	GENERAL	T##	TORSION
GR	GRADE	TC	TOP OF COLUMN
H##	HORIZONTAL (REACTION)	T####	PASS THRU FORCE
HGR	HANGER	THD	THREADED
HORIZ	HORIZONTAL	TO	TOP OF
HSA	HEADED STUD ANCHOR	TOC	TOP OF CONCRETE
HSS	HOLLOW STRUCTURAL SECTION	TOM	TOP OF MASONRY
ID	INSIDE DIAMETER	TOS	TOP OF STEEL, TOP OF SLAB
INFO	INFORMATION	TRANS	TRANSVERSE
INT	INTERIOR	TYP	TYPICAL
JT	JOINT	UNO	UNLESS NOTED OTHERWISE
K	KIPS (1000 LBS)	VERT	VERTICAL
KSF	KIPS PER SQUARE FOOT	WF	WIDE FLANGE
KSI	KIPS PER SQUARE INCH	WP	WORK POINT
L	ANGLE	WS	WATERSTOP
LB CMU	LOAD BEARING CMU	WT	WEIGHT
LBS	POUNDS	WT	SPLIT WIDE FLANGE
Ld	DEVELOPMENT LENGTH	WWR	WELDED WIRE REINFORCEMENT
Ldc	DEVELOPMENT LENGTH COMPRESSION	XS	EXTRA STRONG
Lds	DEVELOPMENT LENGTH LAP SPLICE	XXS	DOUBLE EXTRA STRONG
LLBB	LONG LEG BACK TO BACK		

FOUNDATION ANNOTATION STYLES

THE FOLLOWING STRUCTURAL ANNOTATIONS MAY APPEAR ON THE FOUNDATION PLANS:

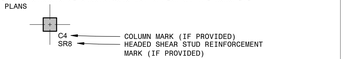


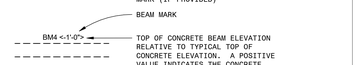


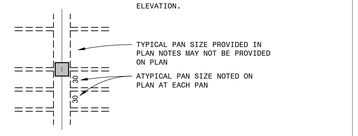


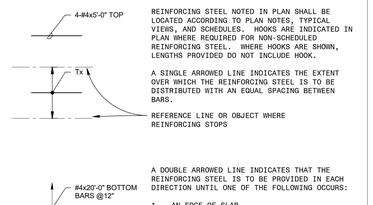
CONCRETE ANNOTATION STYLES

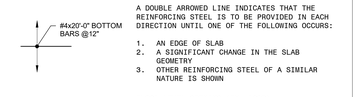
THE FOLLOWING STRUCTURAL ANNOTATIONS MAY APPEAR ON THE CONCRETE FRAMING PLANS

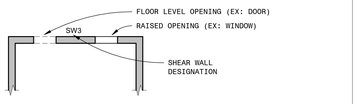


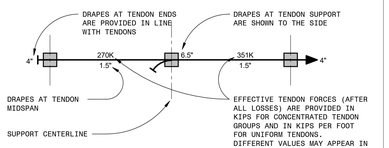




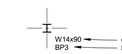








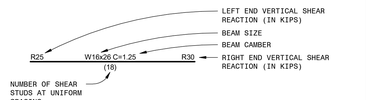
STEEL ANNOTATION STYLES



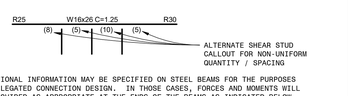
THE FOLLOWING STRUCTURAL ANNOTATIONS MAY APPEAR ON THE STEEL FRAMING PLANS. ALL LOADS INDICATED ARE FACTORED:



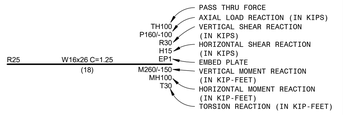
NON-COMPOSITE BEAM



COMPOSITE BEAM

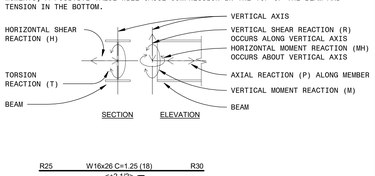


ADDITIONAL INFORMATION MAY BE SPECIFIED ON STEEL BEAMS FOR THE PURPOSES OF DELEGATED CONNECTION DESIGN. IN THOSE CASES, FORCES AND MOMENTS WILL BE PROVIDED AS APPROPRIATE AT THE ENDS OF THE BEAMS AS INDICATED BELOW.



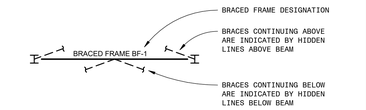
THE FOLLOWING DIAGRAM PROVIDES INFORMATION REGARDING THE ORIENTATION OF THE REACTIONS PROVIDED. THE DIAGRAM BELOW APPLIES TO ALL NON-SLOPING MEMBERS REGARDLESS OF THE INDIVIDUAL MEMBER ORIENTATION (FOR EXAMPLE, AN HSS ORIENTED LONG-SIDE HORIZONTAL). REFER TO DETAILS FOR ADDITIONAL INFORMATION ON LOADING OF SLOPED MEMBERS.

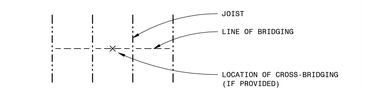
FOR ALL LOADING, REACTIONS ARE TO BE APPLIED AT THE CENTERLINE OF THE MEMBER AT THE WORK POINT, UNLESS NOTED OTHERWISE. IF ONLY A SINGLE VALUE IS SHOWN, THE LOAD SHALL BE ASSUMED TO ACT IN BOTH DIRECTIONS WITH EQUAL MAGNITUDE. FOR AXIAL LOAD REACTIONS, A POSITIVE VALUE INDICATES TENSION. FOR VERTICAL MOMENTS, A POSITIVE VALUE WILL CAUSE COMPRESSION IN THE TOP OF THE BEAM AND TENSION IN THE BOTTOM.

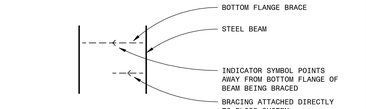


SECTION ELEVATION









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STEM UNIVERSITY - PUBLIC IMPROVEMENT PLANS - PHASE 1

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Document Incomplete: Not intended for permit, bidding or construction.
Engineer: RICARDO J. MARTINEZ
P.E. Serial Number: 107532
Date: 07/17/2026
Walter P. Moore and Associates, Inc.
TBPE Firm Registration No. 1856

NO.	DATE	REVISION
1	06/17/2026	100% CD
2	07/17/2026	100% CD 2ND SUBMISSION

PROJECT NUMBER	DESIGNED BY	REVIEWED BY	DRAWN BY
M08-25007-00	Designer	Checker	Author
ORIGINAL ISSUE			DATE

SYMBOLS AND NOTATIONS

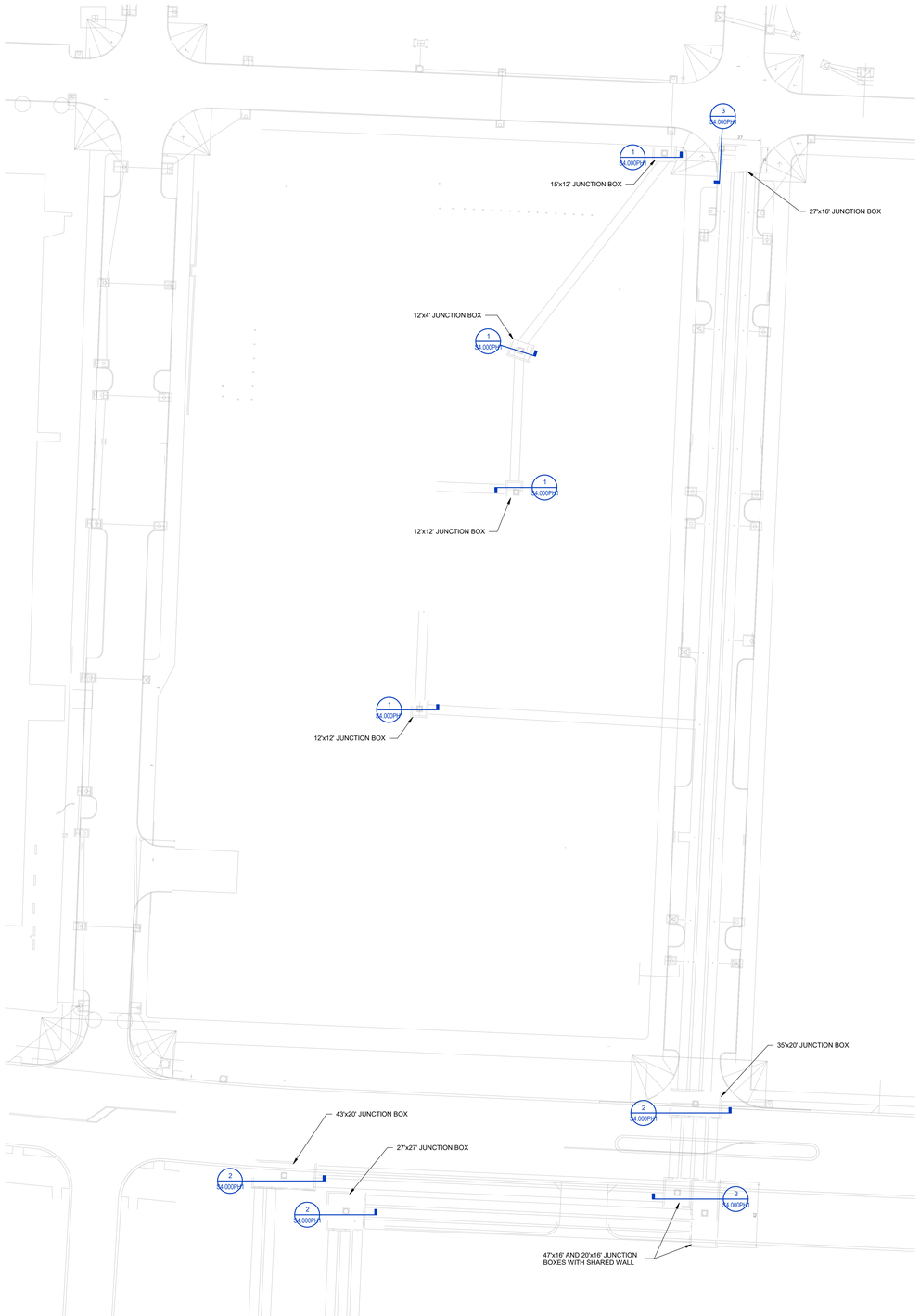
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CITY OF BENTONVILLE PROJECT NO.: LSD26-0030

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NOTES:

1. REFER TO CIVIL DRAWINGS FOR LOCATING DIMENSIONS AND MORE INFORMATION.

1 OVERALL PLAN
1/32" = 1'-0"

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STEM UNIVERSITY - PUBLIC IMPROVEMENT PLANS - PHASE 1

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M08-25007-00	Designer	Checker	Author
ORIGINAL ISSUE			DATE 05/28/26

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OVERALL SITE PLAN

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MAT FOUNDATION LAP SPLICE LENGTHS GRADE 60 REINFORCEMENT, NORMAL WEIGHT CONCRETE																
BAR SIZE	LAP CLASS	f'c=3,000 PSI		f'c=4,000 PSI		f'c=5,000 PSI		f'c=6,000 PSI		f'c=7,000 PSI		f'c=8,000 PSI	
		BOTTOM BARS	OTHER BARS	BOTTOM BARS	OTHER BARS	BOTTOM BARS	OTHER BARS	BOTTOM BARS	OTHER BARS	BOTTOM BARS	OTHER BARS	BOTTOM BARS	OTHER BARS
#5	A	17"	22"	15"	19"	13"	17"	12"	16"	12"	14"	12"	14"
	B	22"	28"	19"	25"	17"	22"	16"	20"	16"	19"	16"	18"
#6	A	20"	26"	18"	23"	16"	20"	14"	19"	13"	17"	13"	16"
	B	26"	34"	23"	29"	20"	26"	19"	24"	17"	22"	16"	21"
#7	A	29"	38"	25"	33"	23"	29"	21"	27"	19"	25"	18"	23"
	B	38"	49"	33"	43"	29"	38"	27"	35"	25"	32"	23"	30"
#8	A	33"	43"	29"	37"	26"	34"	24"	31"	22"	28"	21"	27"
	B	43"	56"	37"	49"	34"	44"	31"	40"	28"	37"	27"	35"
#9	A	41"	54"	36"	46"	32"	42"	29"	38"	27"	35"	25"	33"
	B	54"	69"	46"	60"	42"	54"	38"	49"	35"	46"	33"	43"
#10	A	51"	66"	44"	57"	39"	51"	36"	47"	33"	43"	31"	41"
	B	66"	85"	57"	74"	51"	66"	47"	61"	43"	56"	41"	53"
#11	A	61"	79"	53"	68"	47"	61"	43"	56"	40"	52"	37"	49"
	B	79"	103"	68"	89"	61"	80"	56"	73"	52"	67"	49"	63"

NOTES:
1. ALL SPLICE LENGTHS ARE IN INCHES.
2. THIS TABLE SHALL ONLY BE USED FOR MAT FOUNDATION LAP SPLICE LENGTHS OF BARS MEETING THE REQUIREMENTS IN NOTES 3 THROUGH 5. REFER TO "TYPICAL SLAB TENSION DEVELOPMENT AND LAP SPLICE LENGTHS" FOR OTHER CONDITIONS AND FOR MAT FOUNDATION TENSION DEVELOPMENT LENGTHS. REFER TO OTHER DEVELOPMENT LENGTH TABLES FOR OTHER MEMBERS.
3. CENTER TO CENTER SPACING OF BARS SHALL NOT BE LESS THAN 4".
4. WHERE BAR SPACING IS LESS THAN 8", LAP SPLICES AT ALL LOCATIONS SHALL BE STAGGERED. REFER TO "TYPICAL CONCRETE MAT REINFORCEMENT, STAGGERED STEEL LAP SPLICE"
5. CONCRETE COVER TO THE SPLICED BARS SHALL NOT BE LESS THAN 2" (CLEAR).
6. A BOTTOM BAR IS DEFINED AS ANY BAR THAT DOES NOT HAVE MORE THAN 12" OF FRESH CONCRETE BELOW THE BAR.
7. OTHER BARS INCLUDE TOP BARS AND ALL OTHER BARS THAT HAVE MORE THAN 12" OF FRESH CONCRETE BELOW THE BAR. FOR EPOXY-COATED BARS, MULTIPLY THE TABULATED SPLICE LENGTHS OF BOTTOM BARS BY 1.5 AND THE TABULATED SPLICE LENGTHS OF OTHER BARS BY 1.3.
8. WHEN LAP SPLICING BARS OF DIFFERENT SIZES, THE LAP LENGTH IS DETERMINED BY THE SMALLER BAR BUT MAY NOT BE LESS THAN THE "CLASS A" SPLICE LENGTH OF THE LARGER BAR.
9. FOR CONCRETE STRENGTHS IN BETWEEN THOSE TABULATED HERE, USE DEVELOPMENT AND LAP SPLICE LENGTHS OF LOWER CONCRETE STRENGTH.

5 TYPICAL MAT FOUNDATION LAP SPLICE LENGTHS
NO SCALE

SLAB TENSION DEVELOPMENT AND LAP SPLICE LENGTHS GRADE 60 REINFORCEMENT, NORMAL WEIGHT CONCRETE													
BAR SIZE	LAP CLASS	f'c=3,000 PSI		f'c=4,000 PSI		f'c=5,000 PSI		f'c=6,000 PSI		f'c=7,000 PSI		f'c=8,000 PSI	
		BOTTOM BARS	OTHER BARS	BOTTOM BARS	OTHER BARS	BOTTOM BARS	OTHER BARS	BOTTOM BARS	OTHER BARS	BOTTOM BARS	OTHER BARS	BOTTOM BARS	OTHER BARS
#3	A	12"	13"	12"	12"	12"	12"	12"	12"	12"	12"	12"	12"
	B	16"	17"	16"	16"	16"	16"	16"	16"	16"	16"	16"	16"
#4	A	17"	22"	15"	19"	13"	17"	12"	16"	12"	14"	12"	14"
	B	23"	29"	20"	25"	17"	23"	16"	21"	16"	19"	16"	19"
#5	A	25"	32"	21"	28"	19"	25"	18"	23"	16"	21"	15"	20"
	B	33"	42"	28"	37"	25"	33"	24"	30"	21"	28"	20"	26"
#6	A	33"	43"	29"	37"	26"	34"	24"	31"	22"	28"	21"	27"
	B	43"	56"	38"	49"	34"	45"	32"	41"	29"	37"	28"	36"
#7	A	53"	69"	46"	60"	42"	54"	38"	49"	35"	46"	33"	43"
	B	69"	90"	60"	78"	55"	71"	50"	64"	46"	60"	43"	56"
#8	A	66"	86"	57"	74"	51"	67"	47"	61"	44"	56"	41"	53"
	B	86"	112"	75"	97"	67"	88"	62"	80"	58"	73"	54"	69"
#9	A	80"	104"	69"	90"	62"	81"	57"	74"	53"	68"	49"	64"
	B	104"	136"	90"	117"	81"	106"	75"	97"	69"	89"	64"	84"
#10	A	96"	125"	83"	108"	75"	97"	68"	88"	63"	82"	59"	77"
	B	125"	163"	108"	141"	98"	127"	89"	115"	82"	107"	77"	101"
#11	A	113"	146"	98"	127"	87"	114"	80"	104"	74"	96"	69"	90"
	B	147"	190"	128"	166"	114"	149"	104"	136"	97"	125"	90"	117"

NOTES:
1. ALL SPLICE LENGTHS ARE IN INCHES.
2. THIS TABLE SHALL BE USED FOR SLABS ONLY. REFER TO OTHER DEVELOPMENT LENGTH TABLES FOR OTHER MEMBERS.
3. THE TENSION DEVELOPMENT LENGTH (Ld) IS EQUAL TO THE SCHEDULED "CLASS A" LAP SPLICE LENGTH.
4. A BOTTOM BAR IS DEFINED AS ANY BAR THAT DOES NOT HAVE MORE THAN 12" OF FRESH CONCRETE BELOW THE BAR.
5. OTHER BARS INCLUDE TOP BARS AND ALL OTHER BARS THAT HAVE MORE THAN 12" OF FRESH CONCRETE BELOW THE BAR. FOR TOP REINFORCEMENT IN SLABS THAT ARE 12" THICK OR LESS, TABULATED SPLICE LENGTHS FOR BOTTOM BARS SHALL BE USED.
6. FOR EPOXY-COATED BARS, MULTIPLY THE TABULATED SPLICE LENGTHS OF BOTTOM BARS BY 1.5 AND THE TABULATED SPLICE LENGTHS OF OTHER BARS BY 1.3.
7. WHEN LAP SPLICING BARS OF DIFFERENT SIZES, THE LAP LENGTH IS DETERMINED BY THE SMALLER BAR BUT MAY NOT BE LESS THAN THE "CLASS A" SPLICE LENGTH OF THE LARGER BAR.
8. FOR CONCRETE STRENGTHS IN BETWEEN THOSE TABULATED HERE, USE DEVELOPMENT AND LAP SPLICE LENGTHS OF LOWER CONCRETE STRENGTH.

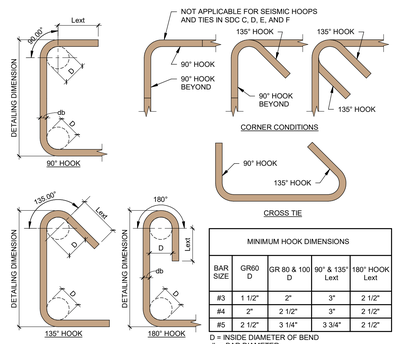
3 TYPICAL SLAB TENSION DEVELOPMENT AND LAP SPLICE LENGTHS
NO SCALE

DEVELOPMENT LENGTHS OF STANDARD HOOKS IN TENSION GRADE 60 REINFORCEMENT, NORMAL WEIGHT CONCRETE														
BAR SIZE	f'c=3,000 PSI		f'c=4,000 PSI		f'c=5,000 PSI		f'c=6,000 PSI		f'c=7,000 PSI		f'c=8,000 PSI		BAR SIZE
	Lhb	0.7 Lhb	Lhb	0.7 Lhb	Lhb	0.7 Lhb	Lhb	0.7 Lhb	Lhb	0.7 Lhb	Lhb	0.7 Lhb	
#3	9"	6"	8"	6"	7"	6"	6"	6"	6"	6"	6"	6"	#3
#4	11"	8"	10	7"	9"	6"	8"	6"	8"	6"	7"	6"	#4
#5	14"	10"	12"	9"	11"	8"	10"	7"	9"	7"	9"	6"	#5
#6	17"	12"	15"	10"	13"	9"	12"	9"	11"	8"	11"	8"	#6
#7	20"	14"	17"	12"	15"	11"	14"	10"	13"	9"	12"	9"	#7
#8	22"	16"	19"	14"	17"	12"	16"	11"	15"	11"	14"	10"	#8
#9	25"	18"	22"	15"	20"	14"	18"	13"	17"	12"	16"	11"	#9
#10	28"	20"	25"	17"	22"	16"	20"	14"	19"	13"	18"	12"	#10
#11	31"	22"	27"	19"	24"	17"	22"	16"	21"	15"	19"	14"	#11
#14	38"	-	33"	-	29"	-	27"	-	25"	-	23"	-	#14
#18	50	-	43"	-	39"	-	35"	-	33"	-	31"	-	#18



NOTES:
1. Ldh = DEVELOPMENT LENGTH OF STANDARD HOOKS IN TENSION (INCHES).
2. Ldh = Lhb UNLESS CONDITIONS OF NOTE 3 ARE SATISFIED.
3. Ldh = 0.7Lhb FOR #11 BARS AND SMALLER WHEN SIDE COVER (NORMAL TO PLANE OF HOOK) IS NOT LESS THAN 2 1/2 INCHES AND FOR 90° HOOKS COVER ON BAR EXTENSION BEYOND HOOK IS NOT LESS THAN 2 INCHES.
4. HOOKS ARE NOT CONSIDERED EFFECTIVE FOR DEVELOPING BARS IN COMPRESSION.
5. Ldh SHALL BE MULTIPLIED BY 1.2 FOR EPOXY-COATED HOOKED REINFORCING BARS.

1 TYPICAL DEVELOPMENT LENGTHS OF STANDARD HOOKS IN TENSION
NO SCALE



MINIMUM HOOK DIMENSIONS				
BAR SIZE	GR60 D	GR 80 & 100 D	90° & 135° Lext	180° HOOK Lext
#3	1 1/2"	2"	3"	2 1/2"
#4	2"	2 1/2"	3"	2 1/2"
#5	2 1/2"	3 1/4"	3 3/4"	2 1/2"

D = INSIDE DIAMETER OF BEND
db = BAR DIAMETER

10 TYPICAL STIRRUP, HOOP, AND TIE HOOKS
NO SCALE

WALL VERTICAL BAR TENSION DEVELOPMENT AND LAP SPLICE LENGTHS GRADE 60 REINFORCEMENT, NORMAL WEIGHT CONCRETE													
BAR SIZE	LAP CLASS	f'c=3,000 PSI		f'c=4,000 PSI		f'c=5,000 PSI		f'c=6,000 PSI		f'c=7,000 PSI		f'c=8,000 PSI	
		CATEGORY		CATEGORY		CATEGORY		CATEGORY		CATEGORY		CATEGORY	
		1	2	1	2	1	2	1	2	1	2	1	2
#4	A	17"	17"	15"	15"	15"	15"	15"	15"	15"	15"	15"	15"
	B	22"	22"	19"	19"	17"	17"	16"	16"	15"	15"	15"	15"
#5	A	21"	25"	19"	21"	19"	19"	19"	19"	19"	19"	19"	19"
	B	27"	32"	24"	28"	21"	25"	19"	23"	19"	21"	19"	20"
#6	A	25"	33"	23"	29"	23"	26"	23"	24"	23"	23"	23"	23"
	B	33"	43"	28"	37"	25"	34"	23"	31"	23"	28"	23"	27"
#7	A	41"	48"	35"	42"	32"	38"	29"	34"	27"	32"	27"	30"
	B	53"	63"	46"	54"	41"	49"	38"	45"	35"	41"	33"	39"
#8	A	51"	55"	44"	48"	40"	43"	36"	39"	34"	36"	31"	34"
	B	66"	72"	57"	62"	51"	56"	47"	51"	44"	47"	41"	44"
#9	A	62"	62"	54"	54"	48"	48"	44"	44"	41"	41"	38"	38"
	B	81"	81"	70"	70"	63"	63"	57"	57"	53"	53"	50"	50"
#10	A	71"	71"	61"	61"	55"	55"	50"	50"	47"	47"	44"	44"
	B	92"	92"	80"	80"	71"	71"	65"	65"	60"	60"	56"	56"
#11	A	84"	84"	73"	73"	65"	65"	60"	60"	55"	55"	52"	52"
	B	109"	109"	95"	95"	85"	85"	77"	77"	72"	72"	67"	67"

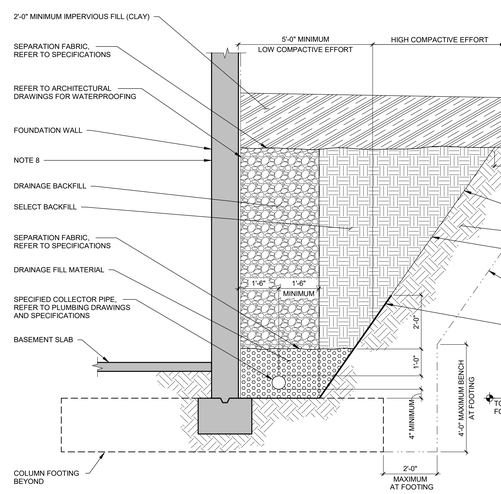
NOTES:
1. ALL SPLICE LENGTHS ARE IN INCHES.
2. THIS TABLE SHALL BE USED FOR WALL VERTICAL BARS ONLY. REFER TO OTHER DEVELOPMENT LENGTH TABLES FOR WALL VERTICAL BARS AND OTHER MEMBERS.
3. THE TENSION DEVELOPMENT LENGTH (Ld) IS EQUAL TO THE SCHEDULED "CLASS A" LAP SPLICE LENGTH.
4. FOR DETERMINING THE BAR CATEGORY, "db" IS DEFINED AS THE DIAMETER OF THE LARGER BAR BEING SPLICED.
5. THE "CATEGORY 1" LAP LENGTH SHALL BE USED WHEN THE CLEAR SPACING BETWEEN BARS AT THE SPLICE IS EQUAL TO OR GREATER THAN 3db.
6. THE "CATEGORY 2" LAP LENGTH SHALL BE USED WHEN THE CLEAR SPACING BETWEEN BARS AT THE SPLICE IS LESS THAN 3db AND GREATER THAN 2db.
7. WHEN THE CLEAR SPACING BETWEEN BARS AT THE SPLICE IS EQUAL TO OR LESS THAN 2db, SPLICES SHALL BE STAGGERED SO THAT NO MORE THAN 50% OF BARS ARE SPLICED AT ANY GIVEN LOCATION. REFER TO "TYPICAL CLEAR SPACING CRITERIA OF LAP SPLICED BARS, STAGGERED SPLICES" FOR CRITERIA TO DETERMINE CLEAR SPACING "S" FOR BARS AT STAGGERED SPLICES.
8. FOR EPOXY-COATED BARS, MULTIPLY THE TABULATED SPLICE LENGTHS BY 1.5.
9. WHEN LAP SPLICING BARS OF DIFFERENT SIZES, THE LAP LENGTH IS DETERMINED BY THE SMALLER BAR BUT MAY NOT BE LESS THAN THE "CLASS A" SPLICE LENGTH OF THE LARGER BAR.
10. FOR CONCRETE STRENGTHS IN BETWEEN THOSE TABULATED HERE, USE DEVELOPMENT AND LAP SPLICE LENGTHS OF LOWER CONCRETE STRENGTH.

9 TYPICAL WALL VERTICAL BAR TENSION DEVELOPMENT AND LAP SPLICE LENGTHS
NO SCALE

WALL HORIZONTAL BAR TENSION DEVELOPMENT AND LAP SPLICE LENGTHS GRADE 60 REINFORCEMENT, NORMAL WEIGHT CONCRETE							
BAR SIZE	LAP CLASS	f'c=3,000 PSI	f'c=4,000 PSI	f'c=5,000 PSI	f'c=6,000 PSI	f'c=7,000 PSI	f'c=8,000 PSI
#3	A	13"	12"	12"	12"	12"	12"
	B	17"	16"	16"	16"	16"	16"
#4	A	22"	19"	17"	16"	14"	14"
	B	29"	25"	23"	21"	19"	19"
#5	A	32"	28"	25"	23"	21"	20"
	B	42"	37"	33"	30"	28"	26"
#6	A	43"	37"	34"	31"	28"	27"
	B	56"	49"	45"	41"	37"	36"
#7	A	69"	60"	54"	49"	46"	43"
	B	90"	78"	71"	64"	60"	56"
#8	A	86"	74"	67"	61"	56"	53"
	B	112"	97"	88"	80"	73"	69"
#9	A	104"	90"	81"	74"	68"	64"
	B	136"	117"	106"	97"	89"	84"
#10	A	125"	108"	97"	88"	82"	77"
	B	163"	141"	127"	115"	107"	101"
#11	A	146"	127"	114"	104"	96"	90"
	B	190"	166"	149"	136"	125"	117"

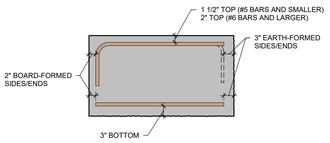
NOTES:
1. ALL SPLICE LENGTHS ARE IN INCHES.
2. THIS TABLE SHALL BE USED FOR WALL HORIZONTAL BARS ONLY. REFER TO OTHER DEVELOPMENT LENGTH TABLES FOR WALL VERTICAL BARS AND OTHER MEMBERS.
3. THE TENSION DEVELOPMENT LENGTH (Ld) IS EQUAL TO THE SCHEDULED "CLASS A" LAP SPLICE LENGTH.
4. FOR EPOXY-COATED BARS, MULTIPLY THE TABULATED SPLICE LENGTHS BY 1.3.
5. WHEN LAP SPLICING BARS OF DIFFERENT SIZES, THE LAP LENGTH IS DETERMINED BY THE SMALLER BAR BUT MAY NOT BE LESS THAN THE "CLASS A" SPLICE LENGTH OF THE LARGER BAR.
6. FOR CONCRETE STRENGTHS IN BETWEEN THOSE TABULATED HERE, USE DEVELOPMENT AND LAP SPLICE LENGTHS OF LOWER CONCRETE STRENGTH.

7 TYPICAL WALL HORIZONTAL BAR TENSION DEVELOPMENT AND LAP SPLICE LENGTHS
NO SCALE



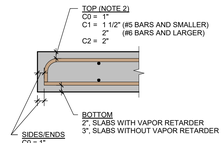
NOTES:
1. REFER TO PLUMBING DRAWINGS FOR LOCATION OF COLLECTOR PIPES, FLOWLINE ELEVATIONS, CONNECTION DETAILS, AND SUMPS.
2. COLLECTOR PIPE SHALL BE SLOTTED WITH 0.10" SLOTS TO PROVIDE OPENING IN PIPE A MINIMUM OF 10% OF THE PIPE SURFACE.
3. SLOPE COLLECTOR PIPE A MINIMUM OF 1/16" PER FOOT.
4. PROVIDE CLEANOUTS TO PERMIT PERIODIC CLEANING AND FLUSHING OF THE COLLECTOR PIPE. REFER TO FOUNDATION DRAINAGE PLAN.
5. REFER TO SPECIFICATIONS FOR BACKFILL LOW AND HIGH COMPACTIVE EFFORT SPECIFICATIONS AND ADDITIONAL INFORMATION.
6. REFER TO GENERAL NOTES FOR ADDITIONAL INFORMATION.
7. REFER TO ARCHITECTURAL DRAWINGS FOR ADDITIONAL INFORMATION.
8. DO NOT BACKFILL FOUNDATION WALLS UNLESS SHORING FOR LATERAL SOIL PRESSURE IS PROVIDED OR UNTIL THE SLABS LATERALLY SUPPORTING THE WALL HAVE BEEN POURED, CONNECTED TO THE LATERAL LOAD RESISTING SYSTEM AND HAVE ACHIEVED 75% OF THE CONCRETE DESIGN STRENGTH.

20 TYPICAL FOUNDATION WALL DRAINAGE AND BACKFILL
NO SCALE



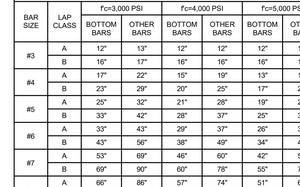
NOTES:
1. REFER TO "NOTES FOR TYPICAL CLEAR CONCRETE COVER FOR REINFORCING STEEL" FOR ADDITIONAL INFORMATION.

12 TYPICAL CLEAR CONCRETE COVER FOR REINFORCING STEEL IN SPREAD FOOTINGS AND MATS
NO SCALE



NOTES:
1. REFER TO NOTES FOR TYPICAL CLEAR CONCRETE COVER FOR REINFORCING STEEL FOR ADDITIONAL INFORMATION.
2. REFER TO TYPICAL CONSTRUCTION AND CONTROL JOINTS IN SLAB-ON-GRADE FOR MORE STRINGENT TOP COVER REQUIREMENTS FOR SLABS-ON-GRADE WITH CONSTRUCTION OR CONTROL JOINTS.

11 TYPICAL CLEAR CONCRETE COVER FOR REINFORCING STEEL IN SLABS-ON-GRADE
NO SCALE

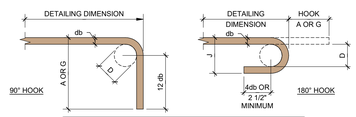


NOTES:
1. REFER TO "NOTES FOR TYPICAL CLEAR CONCRETE COVER FOR REINFORCING STEEL" FOR ADDITIONAL INFORMATION.

13 TYPICAL CLEAR CONCRETE COVER FOR REINFORCING STEEL IN FOUNDATION WALLS
NO SCALE

NOTES:
1. CONCRETE PROFILES AND REINFORCING STEEL CONFIGURATIONS ARE SCHEMATIC AND ARE PROVIDED FOR ESTABLISHING TYPICAL CLEAR CONCRETE COVERS ONLY. REFER TO STRUCTURAL PLANS AND DETAILS FOR ALL OTHER INFORMATION.
2. ALL COVERS SHOWN ARE CLEAR FROM THE OUTERMOST SURFACE OF REINFORCING STEEL TO THE CLOSEST OUTER SURFACE OF THE CONCRETE, INCLUDING REVEALS, DRIP GROOVES, OR RUSTICATIONS.
3. WHERE COVERS ARE DIFFERENT AS A FUNCTION OF BAR SIZE, DETAILER SHALL ADJUST LOCATION OF TRANSVERSE REINFORCING STEEL AS REQUIRED SUCH THAT CLEAR COVERS ARE MET FOR BOTH TRANSVERSE AND LONGITUDINAL STEEL.
4. C0, C1, AND C2 REFER TO THE CORROSION EXPOSURE CLASS OF THE CONCRETE ELEMENT. REFER TO THE CLASSES OF CONCRETE MATRIX AND GENERAL NOTES FOR ADDITIONAL INFORMATION.

18 NOTES FOR TYPICAL CLEAR CONCRETE COVER FOR REINFORCING STEEL
NO SCALE



END HOOK DIMENSIONS				
BAR SIZE	FINISHED BEND DIAMETER D, (INCHES)	180° HOOKS		90° HOOK
		A OR G, (INCHES)	J, (INCHES)	A OR G, (INCHES)
#3	2 1/4	5	3	6
#4	3	6	4	8
#5	3 3/4	7	5	10
#6	4 1/2	8	6	12
#7	5 1/4	10	7	14
#8	6	11	8	16
#9	9 1/2	15	11 3/4	19
#10	10 3/4	17	13 1/4	22
#11	12	19	14 3/4	24
#14	18 1/4	27	21 3/4	31
#18	24	36	28 1/2	41

D = INSIDE DIAMETER OF BEND

17 TYPICAL END HOOK TYPES
NO SCALE

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STEM UNIVERSITY - PUBLIC IMPROVEMENT PLANS - PHASE 1

INTERIM REVIEW ONLY
Document Incomplete: Not intended for permit, bidding or construction.
Engineer: RICARDO J. MARTINEZ
P.E. Serial Number: 107532
Date: 07/17/2026
Walter P. Moore and Associates, Inc.
TBPE Firm Registration No. 1856

NO.	DATE	REVISION
1	06/17/2026	100% CD
2	07/17/2026	100% CD 2ND SUBMISSION

PROJECT NUMBER	DESIGNED BY	REVIEWED BY	DRAWN BY
M08-25007-00	Designer	Checker	Author
ORIGINAL ISSUE			DATE 06/01/26

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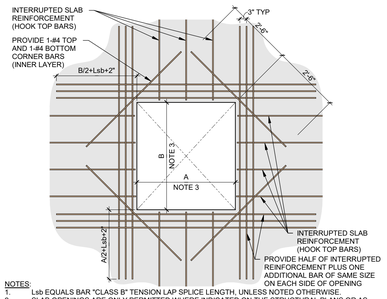
CITY OF BENTONVILLE PROJECT NO.: LSD26-0030

TYPICAL DETAILS

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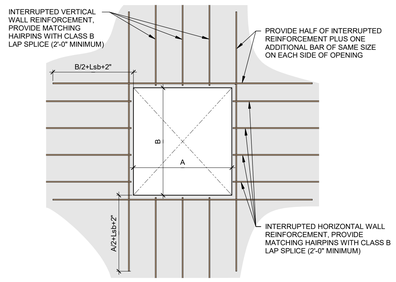


NOTES:
1. Lsb EQUALS BAR "CLASS B" TENSION LAP SPLICE LENGTH, UNLESS NOTED OTHERWISE.
2. SLAB OPENINGS ARE ONLY PERMITTED WHERE INDICATED ON THE STRUCTURAL PLANS OR AS APPROVED BY THE STRUCTURAL ENGINEER.
3. MAXIMUM OPENING SIZE IS LIMITED TO 6 TIMES THE SLAB THICKNESS OR 4'-0" WHICHEVER IS GREATER.

4 TYPICAL OPENING IN MILD REINFORCED CONCRETE SLAB

NO SCALE

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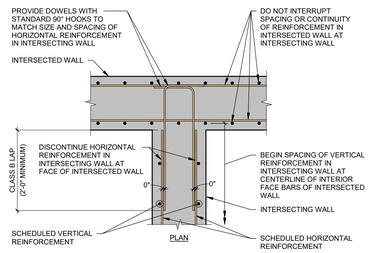


NOTES:
1. Lsb EQUALS BAR "CLASS B" TENSION LAP SPLICE LENGTH, UNLESS NOTED OTHERWISE.
2. WALL OPENINGS ARE ONLY PERMITTED WHERE INDICATED ON THE STRUCTURAL DRAWINGS OR AS APPROVED BY THE STRUCTURAL ENGINEER.

3 TYPICAL WALL OPENING REINFORCEMENT

NO SCALE

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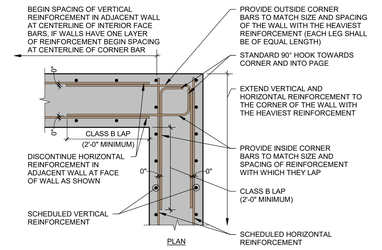


NOTES:
1. REFER TO OTHER DETAILS FOR REQUIRED WALL THICKNESSES AND REINFORCEMENT.
2. THERE SHALL BE NO VERTICAL CONSTRUCTION JOINTS IN WALLS WITHIN 5'-0" OF INTERSECTIONS, UNLESS SPECIFICALLY DETAILED ON THE DRAWINGS.

2 TYPICAL REINFORCEMENT SPLICE AT CONCRETE WALL INTERSECTION

NO SCALE

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NOTES:
1. REFER TO OTHER DETAILS FOR REQUIRED WALL THICKNESS AND REINFORCEMENT.
2. THERE SHALL BE NO VERTICAL CONSTRUCTION JOINTS IN WALLS WITHIN 5'-0" OF CORNERS, UNLESS SPECIFICALLY DETAILED ON THE DRAWINGS.

1 TYPICAL REINFORCEMENT SPLICE AT CONCRETE WALL CORNER

NO SCALE

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CLASSES OF CONCRETE MATRIX

CONCRETE USAGE	MINIMUM COMPRESSIVE STRENGTH (f'c)	CONCRETE TYPE	EXPOSURE CLASSES	MAXIMUM W/CM RATIO	PERMISSIBLE AIR CONTENT	REQUIRED CEMENT REPLACEMENT	MAXIMUM AGGREGATE SIZE	ADDITIONAL REMARKS
SHALLOW FOUNDATION								
JUNCTION BOX FOUNDATION	4,000 PSI AT 28 DAYS	NWC	C1, W2	N/A	N/A	40-70%	1 1/2"	COMPLY WITH ACI 350
FOUNDATION WALLS AND LIDS								
JUNCTION BOX WALLS AND LIDS	4,000 PSI AT 28 DAYS	NWC	C1, W2	N/A	N/A	25-50%	1"	COMPLY WITH ACI 350

5 CLASSES OF CONCRETE MATRIX

NO SCALE

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STEM UNIVERSITY - PUBLIC IMPROVEMENT PLANS - PHASE 1

INTERIM REVIEW ONLY
Document Incomplete: Not intended for permit, bidding or construction.
Engineer: RICARDO J. MARTINEZ
P.E. Serial Number: 107532
Date: 07/17/2026
Walter P. Moore and Associates, Inc.
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NO.	DATE	REVISION
1	06/17/2026	100% CD
2	07/17/2026	100% CD 2ND SUBMISSION

PROJECT NUMBER	DESIGNED BY	REVIEWED BY	DRAWN BY
M08-25007-00	Designer	Checker	Author
ORIGINAL ISSUE			DATE 06/01/26

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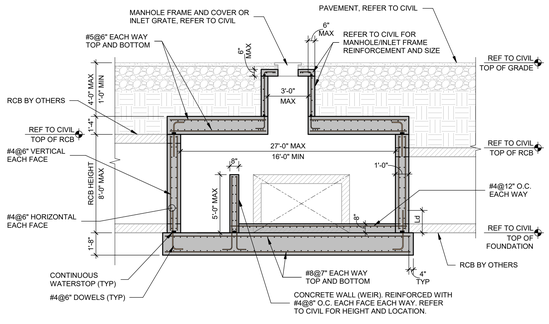
CITY OF BENTONVILLE PROJECT NO.: LSD26-0030

TYPICAL DETAILS

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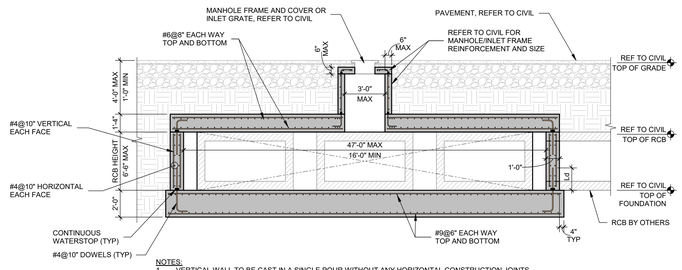
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29-May-2026 - 3:38 PM - X:\M08\2025\25007-00 STEM University - Retail \Village\Civil\3-Production\01-References-2D\STEM_SITE.dVT - WPM_C-TTL_M08250070I0.dwg



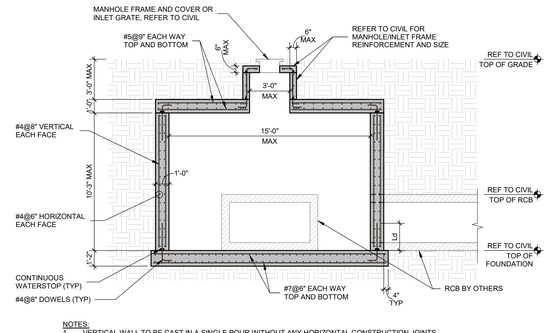
NOTES:
1. VERTICAL WALL TO BE CAST IN A SINGLE POUR WITHOUT ANY HORIZONTAL CONSTRUCTION JOINTS.
2. PROVIDE CLASS B LAP SPLICE FOR VERTICAL AND HORIZONTAL REINFORCEMENT IN THE WALLS.
3. REFER TO 3/S3.001PH1 FOR TYPICAL WALL OPENING REINFORCEMENT.
4. CONTRACTOR TO NOTIFY ENGINEER IF GROUNDWATER IS PRESENT ANYWHERE WITHIN HEIGHT OF JUNCTION BOX.

3 TYPICAL JUNCTION BOX UNDER PAVEMENT
1/4" = 1'-0"



NOTES:
1. VERTICAL WALL TO BE CAST IN A SINGLE POUR WITHOUT ANY HORIZONTAL CONSTRUCTION JOINTS.
2. PROVIDE CLASS B LAP SPLICE FOR VERTICAL AND HORIZONTAL REINFORCEMENT IN THE WALLS.
3. REFER TO 3/S3.001PH1 FOR TYPICAL WALL OPENING REINFORCEMENT.
4. CONTRACTOR TO NOTIFY ENGINEER IF GROUNDWATER IS PRESENT ANYWHERE WITHIN HEIGHT OF JUNCTION BOX.

2 TYPICAL JUNCTION BOX UNDER PAVEMENT
1/4" = 1'-0"



NOTES:
1. VERTICAL WALL TO BE CAST IN A SINGLE POUR WITHOUT ANY HORIZONTAL CONSTRUCTION JOINTS.
2. PROVIDE CLASS B LAP SPLICE FOR VERTICAL AND HORIZONTAL REINFORCEMENT IN THE WALLS.
3. REFER TO 3/S3.001PH1 FOR TYPICAL WALL OPENING REINFORCEMENT.
4. CONTRACTOR TO NOTIFY ENGINEER IF GROUNDWATER IS PRESENT ANYWHERE WITHIN HEIGHT OF JUNCTION BOX.

1 TYPICAL JUNCTION BOX UNDER SOIL
1/4" = 1'-0"

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STEM UNIVERSITY - PUBLIC IMPROVEMENT PLANS - PHASE 1

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Engineer: RICARDO J. MARTINEZ
P.E. Serial Number: 107532
Date: 07/17/2026
Walter P. Moore and Associates, Inc.
TBPE Firm Registration No. 1856

NO.	DATE	REVISION
1	06/17/2026	100% CD
2	07/17/2026	100% CD 2ND SUBMISSION

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M08-25007-00	AJZ	RJM	AJZ
ORIGINAL ISSUE			DATE 07/17/2026

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UNDERGROUND STRUCTURE DETAILS

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L0-1-01	OVERALL SITE PLAN	●	●	●
L0-1-02	KEY PLAN	●	●	●
L2-1-01	LAYOUT PLAN		●	●
L2-1-02	LAYOUT PLAN		●	●
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L8-1-04	LIGHTING PLAN			●
L8-5-01	LIGHTING DETAILS			●
L8-6-01	LIGHTING SCHEDULE			●

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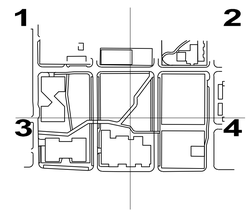
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NOTES:

1. ALL PROPOSED SIGNAGE WILL REQUIRE SEPARATE PERMIT.
2. ALL PROPOSED FENCING WILL REQUIRE SEPARATE PERMIT.
3. WITHIN SIGHT TRIANGLES, NO MATERIAL BETWEEN 3' AND 8' IN HEIGHT SHALL BE PLACED.
4. FOR ALL RIGHTS-OF-WAY OPEN TO VEHICULAR TRAFFIC, CONTRACTOR SHALL PROVIDE A PEDESTRIAN AND BICYCLE ACCESSIBLE ROUTE DURING ALL PHASES OF CONSTRUCTION.
5. ALL PLANT MATERIAL MUST BE MAINTAINED IN A HEALTHY LIVING CONDITION. ANY PLANT MATERIAL THAT DIE MUST BE REPLACED. SEE 50-510(j)(7)(i)(1).
6. TREE TOPPING IS NOT ALLOWED. TREES MUST BE PRUNED IN ACCORDANCE WITH ANSI A300. STANDARDS FOR TREE CARE. SEC 50-510(j)(7)(i)(2).
7. HEALTHY TREES MUST NOT BE REMOVED EXCEPT WHERE APPROVED BY THE DIRECTOR. TREES MUST BE MAINTAINED USING APPROVED PRUNING METHODS AS DESCRIBED IN ANSI A300.SEC 50-510(j)(7)(i)(3).
8. WHERE A POTENTIAL UTILITY CONFLICTS WITH LANDSCAPING, UTILITY LOCATIONS SHALL BE FIELD VERIFIED.
9. PROPOSED BENCH WILL BE A MINIMUM OF 6 FT IN LENGTH AND BE VICTOR STANLEY "CLASSIC: (MODEL #C-10) OR APPROVED EQUAL.
10. BIKE RACKS WILL BE A DERO SWERVE STYLE OR APPROVED EQUAL.

NOT FOR CONSTRUCTION

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STEM UNIVERSITY - PUBLIC IMPROVEMENT PLANS PHASE 1

LARGE-SCALE DEVELOPMENT PLANS

ARKANSAS LICENSED LANDSCAPE ARCHITECT
GREGGORY SUTTON
1705
STATE OF ARKANSAS

DATE: 07/17/2026
EXP: 01/31/2027

NO.	DATE	REVISION
	05-22-26	#1 LARGE SCALE DEVELOPMENT
	06-17-26	#2 LARGE SCALE DEVELOPMENT
	07-17-26	#3 LARGE SCALE DEVELOPMENT

PROJECT NO.	DESIGNED BY	REVIEWED BY	DRAWN BY
M08-25007-00	DD	BO	EF
ORIGINAL ISSUE			DATE
SCHEMATIC DESIGN			05-22-2026

SHEET INDEX

PH1-L0-0-01

CITY OF BENTONVILLE PROJECT NO.: LSD26-0030

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GENERAL NOTES:

1. LOCATIONS, ELEVATIONS AND DIMENSIONS OF EXISTING UTILITIES, STRUCTURES AND OTHER FEATURES WERE PROVIDED TO EDSA IN SURVEY DATED 10/21/2025 BY BLEW AND ASSOCIATES, P.A. AND ARE SHOWN ACCORDING TO THE BEST INFORMATION AVAILABLE AT THE TIME OF THE PREPARATION OF THESE CONTRACT DOCUMENTS. EDSA AND ANY OF THEIR CONSULTANTS SHALL NOT BE HELD RESPONSIBLE FOR THE ACCURACY AND/OR COMPLETENESS OF THAT INFORMATION SHOWN HEREIN OR ANY ERRORS OR OMISSIONS RESULTING FROM SUCH.
2. THE CONTRACTOR SHALL FIELD LOCATE, VERIFY AND FURTHER IDENTIFY THE LOCATIONS, ELEVATIONS AND DIMENSIONS OF ALL EXISTING UTILITIES, STRUCTURES AND OTHER FEATURES ABOVE AND BELOW GRADE AFFECTING ANY COMPONENT OF THE WORK CONTAINED IN THE CONTRACT DOCUMENTS PRIOR TO THE START OF ANY PHASE OF CONSTRUCTION. DISCREPANCIES, CONFLICTS, OR POTENTIAL DEVIATIONS SHALL BE BROUGHT TO THE ATTENTION OF THE OWNERS REPRESENTATIVE IN WRITING WITHIN 48 HOURS OF DISCOVERY. NO CLAIM FOR EXPENSES INCURRED BY THE CONTRACTOR DUE TO SUCH CONDITIONS WILL BE AWARDED IF WRITTEN NOTIFICATION IS NOT PROVIDED PRIOR TO THE START OF ANY PHASE OF CONSTRUCTION.
3. DO NOT TAKE ADVANTAGE OF ANY APPARENT ERROR OR OMISSION DISCOVERED IN THE CONTRACT DOCUMENTS. IMMEDIATELY NOTIFY THE OWNERS REPRESENTATIVE OF ANY SUCH DISCOVERY. THE OWNERS REPRESENTATIVE WILL PROVIDE DIRECTION REGARDING ANY CORRECTION OR INTERPRETATION NECESSARY TO REFLECT THE DESIGN INTENT OF THE CONTRACT DOCUMENTS.
4. ALL EXISTING SITE FACILITIES TO REMAIN SHALL BE PROTECTED FROM ANY DAMAGE THROUGHOUT ALL CONSTRUCTION PHASES. THE CONTRACTOR SHALL REPAIR ANY DAMAGE TO SAID FACILITIES THAT OCCURS DUE TO WORK PREFORMED BY THE CONTRACTOR CALLED FOR IN THE CONTRACT DOCUMENTS.
5. ALL WORK SHALL COMPLY WITH THE CODES, STANDARDS, REGULATIONS, REQUIREMENTS AND ORDINANCES OF ANY GOVERNMENTAL AGENCY HAVING JURISDICTION OVER THE WORK. THE CONTRACTOR SHALL OBTAIN ALL NECESSARY PERMITS PRIOR TO THE START OF CONSTRUCTION AND SCHEDULE ALL INSPECTIONS AND TESTING ACCORDING TO THE REQUIREMENTS OF SAID AGENCIES AND THE CONTRACT DOCUMENTS.
6. THE CONTRACTOR SHALL COORDINATE ALL WORK WITH RELATED CONTRACTORS AND WITH THE GENERAL CONSTRUCTION OF THE PROJECT SO AS NOT TO IMPEDE THE PROGRESS OF THE WORK OF OTHERS.
7. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE SAFETY OF THE PUBLIC AND ALL PERSONNEL ASSOCIATED WITH THE CONSTRUCTION OF THIS PROJECT. ALL SAFETY REGULATIONS REQUIRED BY APPLICABLE CODES, REGULATIONS AND RECOGNIZED LOCAL PRACTICES SHALL BE ENFORCED DURING THE CONSTRUCTION AND/OR MAINTENANCE OF THIS PROJECT.
8. THE OWNERS REPRESENTATIVE SHALL HAVE THE RIGHT AT ANY STAGE OF THE OPERATION TO REJECT ALL WORK OR MATERIALS WHICH IN THEIR OPINION DO NOT MEET THE WITH THE REQUIREMENTS OF THE CONTRACT DOCUMENTS.
9. ALL REQUIRED SEDIMENT AND EROSION CONTROL MEASURES INSTALLED AS PART OF THIS PROJECT SHALL REMAIN IN PLACE AND SHALL BE MAINTAINED IN GOOD CONDITION UNTIL CONSTRUCTION IS COMPLETE. SEE THE CIVIL ENGINEERING CONTRACT DOCUMENTS FOR ADDITIONAL REQUIREMENTS.
10. EXISTING TREES DESIGNATED TO REMAIN SHALL BE PROTECTED BY BARRICADES ERECTED PRIOR TO COMMENCEMENT OF ANY SITE DEMOLITION, CLEARING, OR GRADING. SEE DEMOLITION/SITE CLEARING NOTES FOR ADDITIONAL REQUIREMENTS.
11. THE CONTRACTOR SHALL REFER TO THE LANDSCAPE NOTES, SPECIFICATIONS AND THE CONTRACT DOCUMENTS PREPARED BY BUT NOT LIMITED TO ARCHITECTURAL, MEP, IRRIGATION, STRUCTURAL AND CIVIL ENGINEERING CONSULTANTS FOR ADDITIONAL REQUIREMENTS.

HARDSCAPE NOTES:

1. PRIOR TO THE COMMENCEMENT OF HARDSCAPE CONSTRUCTION, THE CONTRACTOR SHALL VERIFY THE CONDITION AND COMPLETENESS OF ALL WORK PERFORMED BY OTHER CONTRACTORS WORKING ON THIS PROJECT IN RELATION TO THE WORK RESPONSIBILITIES DEPICTED IN THE CONTRACT DOCUMENTS. THE CONTRACTOR SHALL NOTIFY THE OWNERS REPRESENTATIVE IN WRITING OF ANY POTENTIAL DEVIATIONS WITHIN 48 HRS OF DISCOVERY. NO CLAIM FOR EXPENSES INCURRED BY THE CONTRACTOR DUE TO SUCH CONDITIONS WILL BE AWARDED IF WRITTEN NOTIFICATION IS NOT PROVIDED PRIOR TO THE START OF HARDSCAPE CONSTRUCTION.
2. THE CONTRACTOR SHALL SURVEY, LAYOUT AND STAKE THE LOCATION OF ALL FOOTINGS, PIERS, WALLS, COLUMNS AND PAVEMENT FOR REVIEW BY THE OWNERS REPRESENTATIVE PRIOR TO COMMENCEMENT OF HARDSCAPE CONSTRUCTION. THE CONTRACTOR SHALL ASSUME ALL RESPONSIBILITY FOR ANY RECONSTRUCTION OF HARDSCAPE CONSTRUCTION RESULTING FROM UNAUTHORIZED CONSTRUCTION.
3. THE CONTRACTOR SHALL PROVIDE SHOP DRAWINGS AND/OR FIELD MOCKUPS FOR ALL ITEMS LISTED ON THE FINISH SCHEDULE UNLESS SPECIFICALLY NOTED OTHERWISE. MOCKUPS SHALL BE SET UP IN A SECURED LOCATION ON THE SITE FOR REFERENCE AS DIRECTED BY THE OWNERS REPRESENTATIVE. MOCKUPS WILL REMAIN ON SITE UNTIL THE COMPLETION OF HARDSCAPE CONSTRUCTION.
4. ANY REFERENCE IN THE HARDSCAPE CONSTRUCTION DOCUMENTS TO BRANDED PRODUCTS, PROCEDURES OR PATENTED PROCESSES ARE ASSUMED TO CARRY AN IMPLIED STATEMENT OF "OR APPROVED EQUAL" UNLESS SPECIFICALLY NOTED OTHERWISE WITH 'NO SUBSTITUTIONS PERMITTED'
5. THE CONTRACTOR SHALL BE SOLELY RESPONSIBLE FOR ALL CONSTRUCTION MEANS, METHODS, TECHNIQUES, SEQUENCES AND PROCEDURES REQUIRED FOR THE SAFE EXECUTION AND COMPLETION OF THE WORK.
6. THE CONTRACTOR SHALL VERIFY ALL MEASUREMENTS AT THIS SITE AND BE RESPONSIBLE FOR THE ACCURACY AND CORRECTNESS OF SAME.
7. THE CONTRACTOR SHALL EMPLOY AS REQUIRED BY THE CONSTRUCTION DOCUMENTS AND/OR GOVERNING AUTHORITIES, A TESTING LABORATORY APPROVED BY THE OWNERS REPRESENTATIVE TO CONDUCT ALL TESTS NECESSARY TO ENSURE COMPLIANCE WITH THE CONTRACT DOCUMENTS, APPLICABLE STANDARDS AND CODES.
8. WRITTEN DIMENSIONS, COORDINATES AND/OR ELECTRONIC FILES PREVAIL OVER SCALED DIMENSIONS. DO NOT SCALE FROM THE CONTRACT DOCUMENTS.
9. REFER TO ARCHITECTURAL PLANS FOR ALL BUILDING DIMENSIONS.
10. REFER TO CIVIL PLANS FOR OVERALL SITE LAYOUT/DIMENSIONS.
11. HARDSCAPE DIMENSIONS ARE FROM THE FACE AND/OR CENTERLINE OF THE OBJECT AT 90 DEGREE ANGLES UNLESS NOTED OTHERWISE. ALL RADII AND CURVES ARE TO HAVE SMOOTH AND CONTINUOUS TRANSITIONS WITHOUT ABRUPT CHANGES OR BENDS.
12. PAVER DIMENSIONS ARE NOMINAL. VERIFY ACTUAL PAVER DIMENSIONS PRIOR TO LAYOUT OF PAVER FIELDS.
13. ALL REFERENCES TO 'GRAY CONCRETE' SHALL MEAN NATURAL CONCRETE WITH NO COLOR ADDITIVE.
14. INFORMATION ON STRUCTURAL REINFORCEMENT, ANCHORS, FASTENERS, FOUNDATIONS OR OTHER STRUCTURAL ELEMENTS SHOWN ON THE SITE HARDSCAPE DOCUMENTS RELATED TO WALLS, SLABS, STRUCTURES AND ALL CAST IN PLACE CONCRETE IS SHOWN FOR MATERIAL RELATIONSHIPS ONLY. REFER TO CONTRACT DOCUMENTS PREPARED BY BUT NOT LIMITED TO ARCHITECTURAL, MEP, STRUCTURAL AND CIVIL ENGINEERING CONSULTANTS FOR ACTUAL CONSTRUCTION DOCUMENTATION.
15. CROSS SLOPE ON HARDSCAPE PAVEMENT SHALL NOT EXCEED 2%. RUNNING SLOPE SHALL NOT EXCEED 5% UNLESS NOTED OTHERWISE. SEE LANDSCAPE GRADING FOR ADDITIONAL REQUIREMENTS.
16. SITE FURNISHINGS SHALL BE INSTALLED AS DETAILED IN THE CONSTRUCTION DOCUMENTS UNLESS NOTED OTHERWISE. CONTRACTOR SHALL BE RESPONSIBLE FOR COORDINATING ANCHORING DETAILS WITH THE ITEM'S MANUFACTURER PRIOR TO PURCHASE/INSTALLATION.
17. HARDSCAPE ON-STRUCTURE: SITE HARDSCAPE ELEMENTS FOR ALL PODIUM, ROOF LEVEL AND BUILDING RELATED SURFACES ARE SHOWN FOR MATERIAL RELATIONSHIP ONLY. REFER TO CONTRACT DOCUMENTS PREPARED BY BUT NOT LIMITED TO ARCHITECTURAL. MEP AND STRUCTURAL ENGINEERING CONSULTANTS FOR ACTUAL CONSTRUCTION DOCUMENTATION FOR ALL ANCHORS, REINFORCING, WATERPROOFING, DRAINAGE FIXTURES, MATERIAL ATTACHMENTS, SETTING METHODS AND SLAB PENETRATIONS FOR PAVING, IRRIGATION, DRAINAGE AND ELECTRICAL FIXTURES.
18. WATER FEATURES: SITE HARDSCAPE ELEMENTS SHOWN FOR FOUNTAINS, POOLS, SPA WATERFALLS AND OTHER WATER FEATURES ARE SHOWN FOR MATERIAL RELATIONSHIP ONLY. REFER TO CONTRACT DOCUMENTS PREPARED BY BUT NOT LIMITED TO ARCHITECTURAL, MEP, STRUCTURAL AND FOUNTAIN/POOL ENGINEERS FOR ACTUAL CONSTRUCTION DOCUMENTATION.
19. LIGHT FIXTURES: LIGHT FIXTURES ARE SHOWN FOR MATERIAL RELATIONSHIP AND ORIENTATION WITH HARDSCAPE/LANDSCAPE ELEMENTS ONLY. REFER TO CONTRACT DOCUMENTS PREPARED BY BUT NOT LIMITED TO ELECTRICAL ENGINEER FOR ACTUAL CONSTRUCTION DOCUMENTATION.

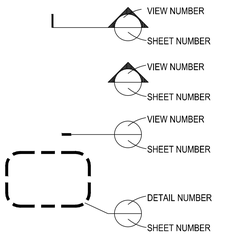
LANDSCAPE GRADING NOTES:

1. LANDSCAPE GRADES ARE COMPLEMENTARY. REFER TO THE CIVIL ENGINEERING CONTRACT DOCUMENTS FOR ROUGH GRADING OF THE SITE, FINISH GRADES FOR ALL VEHICULAR PAVEMENT, BUILDINGS, DRAINAGE AND UTILITY STRUCTURES.
2. PRIOR TO INITIATING LANDSCAPE GRADING THE CONTRACTOR SHALL INSPECT THE SITE TO CONFIRM THAT ROUGH GRADING AND DRAINAGE STRUCTURES HAVE BEEN COMPLETED IN ACCORDANCE WITH THE CIVIL ENGINEERING CONTRACT DOCUMENTS. THE CONTRACTOR SHALL SUBMIT IN WRITING TO THE OWNERS REPRESENTATIVE ANY DISCREPANCIES BETWEEN THE CONTRACT DOCUMENTS AND FIELD CONDITIONS. THE OWNERS REPRESENTATIVE WILL PROVIDE DIRECTION REGARDING ANY CORRECTION OR INTERPRETATION NECESSARY TO RESOLVE ANY DISCREPANCIES.
3. NUMEROUS UNDERGROUND UTILITIES, CONDUITS, SLEEVES AND UTILITY STRUCTURES ABOVE AND BELOW GRADE HAVE BEEN PREVIOUSLY INSTALLED. THE CONTRACTOR SHALL CONDUCT FINE GRADING TO AVOID DAMAGE TO THESE ELEMENTS.
4. ALL PEDESTRIAN PAVEMENT AND LANDSCAPE AREAS SHALL BE GRADED TO POSITIVELY DRAIN AWAY FROM VERTICAL ELEMENTS INCLUDING BUT NOT LIMITED TO BUILDINGS, WALLS AND COLUMNS TOWARD AND INTO DRAINAGE STRUCTURES. LANDSCAPE AREAS SHALL BE SMOOTH AND EVEN IN TRANSITION AND VOID OF WATER HOLDING DEPRESSIONS.
5. PROPOSED SPOT ELEVATIONS REPRESENT FINISHED PAVEMENT OR GROUND SURFACE GRADES UNLESS OTHERWISE NOTED. MAKE ALLOWANCES FOR PAVEMENT THICKNESS AND THE DEPTH OF PREPARED PLANTING SOIL WHERE APPLICABLE.
6. THE CONTRACTOR SHALL NOT SUBSTANTIALLY VARY FINE GRADING FROM THE GRADING PLAN WITHOUT APPROVAL FROM THE OWNERS REPRESENTATIVE. THE OWNERS REPRESENTATIVE MAY ADJUST FINE GRADING SHOWN ON THE PLANS TO ACCOMMODATE UNFORESEEN FIELD CONDITIONS OR TO ACCOMPLISH DESIGN INTENT.
7. PROTECT SITE FEATURES TO REMAIN, INCLUDING BUT NOT LIMITED TO BENCH MARKS, SURVEY CONTROL POINTS, EXISTING STRUCTURES AND PAVING FROM DAMAGE BY GRADING EQUIPMENT.
8. MATCH PROPOSED PAVEMENT GRADES WITH EXISTING CONDITIONS TO REMAIN TO PROVIDE FLUSH INTERFACES WITH ABUTTING SURFACES.
9. GRADES FOR SOD AREAS SHALL BE HELD ONE INCH (1") BELOW ADJACENT PAVEMENT GRADES TO ALLOW FOR INSTALLATION OF SOD.
10. GRADES OF PREPARED SUBGRADE AND PLANTING SOIL FOR PLANTING AREAS SHALL BE HELD TWO INCHES (2") BELOW ADJACENT PAVEMENT TO ALLOW FOR THE INSTALLATION MULCH AND PLANT MATERIAL.
11. FILL REQUIRED TO BRING THE SITE TO THE REQUIRED LINES AND FINISHED GRADES CONTAINED IN THE CONTRACT DOCUMENTS SHALL BE AS RECOMMENDED BY THE GEOTECHNICAL ENGINEER.
12. FILL SHALL BE COMPACTED AS FOLLOWS:
    A. UNDER PEDESTRIAN PAVEMENT: AS RECOMMENDED BY CIVIL/GEOTECHINCAL ENGINEER.
    B. LANDSCAPE AREAS: COMPACT OR DECOMPACT TOP TWELVE INCHES (12") BELOW SUBGRADE AND EACH LAYER OF BACKFILL OR FILL MATERIAL TO 80% MAXIMUM DRY DENSITY ACCORDING TO ASTM D698. REFER TO SOIL PREPARATION NOTES FOR SPECIFIC SUBGRADE COMPOSITION AND PREPARATION REQUIREMENTS.
13. CONTOURS FOR LANDSCAPE BERMS, MOUNDS AND SWALES SHALL BE SMOOTH CONTINUOUS ARCS VOID OF SURFACE IRREGULARITIES AND SHALL BLEND INTO SURROUNDING TERRAIN IN A NATURAL MANOR.
14. ALL LANDSCAPE AREAS SHALL BE DRAGGED WITH A DRAG MAT TO BLEND IN SMALL IMPERFECTIONS AND ROUND OFF AND SHARP EDGES.
15. FINE GRADE TOLERANCES FOR LANDSCAPE AREAS...PLUS OR MINUS (+/-) 0.04 FOOT (').
16. FINE GRADE TOLERANCES FOR HARDSCAPE AREAS...PLUS OR MINUS (+/-) 0.02 FOOT(').
17. THE CONTRACTOR SHALL BE RESPONSIBLE FOR STABILIZING GRADES AND TO REPAIR AND CLEAN UP AREAS WHERE SETTLEMENT, WASHOUTS, EROSION OR OTHER GRADE CHANGES OCCUR UNTIL FINAL ACCEPTANCE.

STANDARD ABBREVIATIONS:

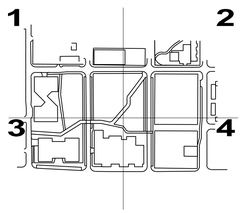
ARCH	ARCHITECTURE	EW	EACH WAY	REQ'D	REQUIRED
ADA	AMERICANS WITH DISABILITIES ACT	FG	FINISHED GRADE	REV	REVISION
		FL	FLOW LINE	S	SOUTH
BC	BOTTOM OF CURB	FOC	FACE OF CURB	SF	SQUARE FOOT
BLDG	BUILDING	FT	FOOT (FEET)	SHT	SHEET
BOC	BACK OF CURB	FTG	FOOTING	SIM	SIMILAR
BR	BOTTOM OF RAMP	FFE	FINISHED FLOOR ELEVATION	SPECS	SPECIFICATIONS
BS	BOTTOM OF STEP	GALV	GALVINIZED	SS	STAINLESS STEEL
BW	BOTTOM OF WALL	GA	GUAGE	STD	STANDARD
B&B	BALLED AND BURLAPPED	GEN	GENERAL	SY	SQUARE YARD
BFP	BACKFLOW PREVENTER	H20	WATER	SYM	SYMMETRICAL
CAL	CALIPER	HP	HIGH POINT	TOC	TOP OF COLUMN
CB	CATCH BASIN	HT	HEIGHT	TOPO	TOPOGRAPHY
CF	CUBIC FEET	HWL	HIGH WATER LINE	TR	TOP OF RAMP
CLR	CLEARANCE	ID	INSIDE DIAMETER	TYP	TYPICAL
CM	CENTIMETER	IN	INCH	TW	TOP OF WALL
CY	CUBIC YARD	INV	INVERT ELEVATION	TS	TOP OF STEP
CIP	CAST-IN-PLACE	LF	LINEAR FEET (FOOT)	TC	TOP OF CURB
CJ	CONSTRUCTION JOINT	LP	LOW POINT	VAR	VARIES
CL	CENTER LINE	MISC	MISCELLANEOUS	VOL	VOLUME
CMU	CONCRETE MASONRY UNIT	MAX	MAXIMUM	W	WEST
COORD	COORDINATE	MHW	MEAN HIGH WATER	WL	WATER LEVEL
CONT	CONTINUOUS	MIN	MINIMUM	YD	YARD DRAIN
DEG	DEGREE	NWL	NATURAL WATER LINE		
DIM	DIMENSION	NIC	NOT IN CONTRACT		
DTL	DETAIL	NTS	NOT TO SCALE		
DWG	DRAWING	N	NORTH		
DEMO	DEMOLITION	OD	OUTSIDE DIAMETER		
DIA	DIAMETER	OC	ON CENTER		
DI	DRAIN INLET	PA	PLANTING AREA		
E	EAST	PL	PROPERTY LINE		
EL	ELEVATION	PT	PAINT		
ENG	ENGINEER	QTY	QUANTITY		
EXIST	EXISTING	R	RADIUS		
EJ	EXPANSION JOINT	RIM	RIM ELEVATION		
EQ	EQUAL	ROW	RIGHT-OF-WAY		
ESMT	EASEMENT	REINF	REINFORCE (D)		

STANDARD DRAWING SYMBOLS:



NOTES:

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NOT FOR CONSTRUCTION

Walter P. Moore and Associates, Inc.
609 SW 8th St., Suite 600
Bentonville, Arkansas 72712

479.367.3250

STEM UNIVERSITY - PUBLIC IMPROVEMENT PLANS PHASE 1

LARGE-SCALE DEVELOPMENT PLANS

REGISTERED LANDSCAPE ARCHITECT GREGORY SUTTON 2155 STATE OF ARKANSAS

DATE: 07/17/2026
EXP: 01/31/2027

NO.	DATE	REVISION
	05-22-26	#1 LARGE SCALE DEVELOPMENT
	06-17-26	#2 LARGE SCALE DEVELOPMENT
	07-17-26	#3 LARGE SCALE DEVELOPMENT

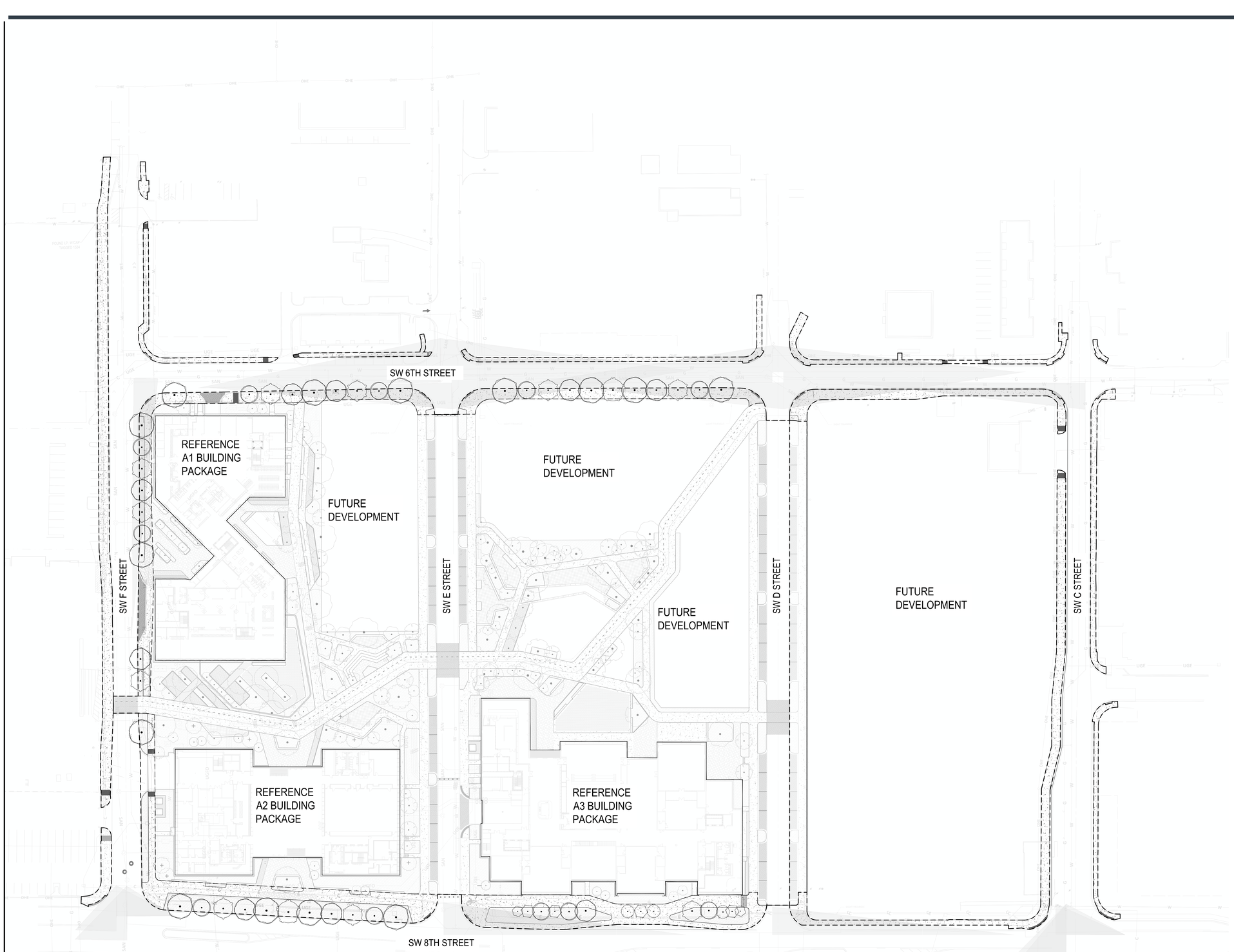
PROJECT NO.	DESIGNED BY	REVIEWED BY	DRAWN BY
M08-25007-00	DD	BO	EF
ORIGINAL ISSUE			DATE
SCHEMATIC DESIGN			05-22-2026

GENERAL NOTES & SYMBOLS

PH1-L0-0-02

CITY OF BENTONVILLE PROJECT NO.: LSD26-0030

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N

0 40' 80' 160'

1" = 40'-0"

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Bentonville, Arkansas 72712

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HENDERSON ENGINEERS

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NOT FOR CONSTRUCTION

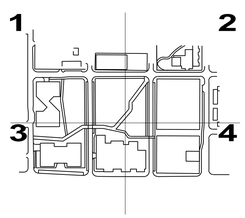
STEM UNIVERSITY - PUBLIC IMPROVEMENT PLANS PHASE 1

LARGE-SCALE DEVELOPMENT PLANS

REGISTERED LANDSCAPE ARCHITECT
GREGORY SUTTON
1578
STATE OF ARKANSAS

DATE: 07/17/2026
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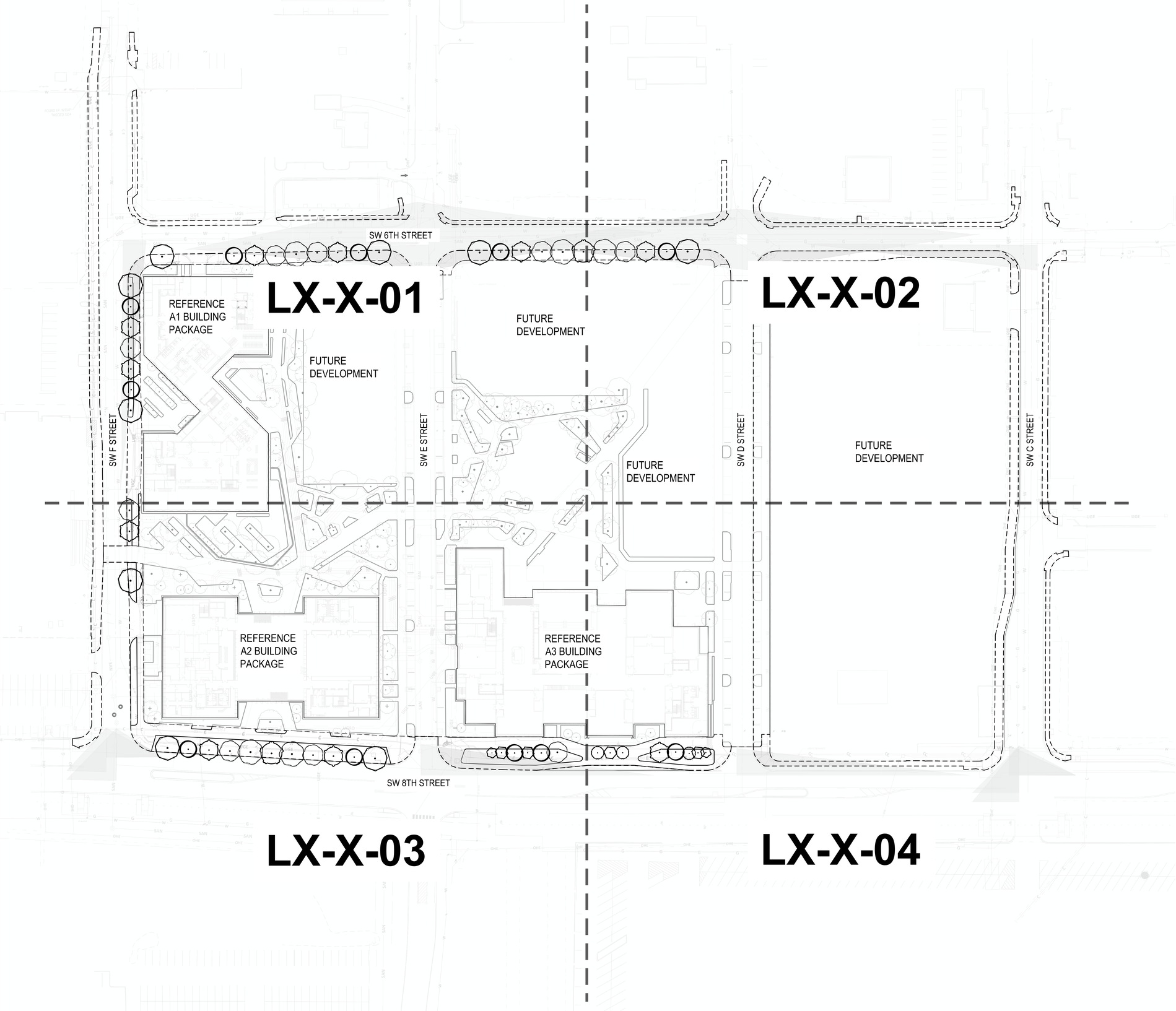
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SCHEMATIC DESIGN			05-22-2026

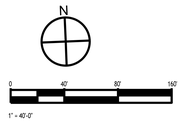
OVERALL SITE PLAN

PH1-L0-1-01

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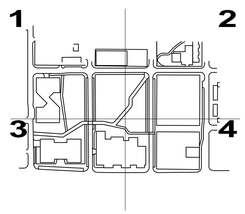
STEM UNIVERSITY - PUBLIC IMPROVEMENT PLANS PHASE 1

LARGE-SCALE DEVELOPMENT PLANS

ARKANSAS REGISTERED LANDSCAPE ARCHITECT
GREGGORY SUTTON
#1938
STATE OF ARKANSAS

DATE: 07/17/2026
EXP: 01/31/2027

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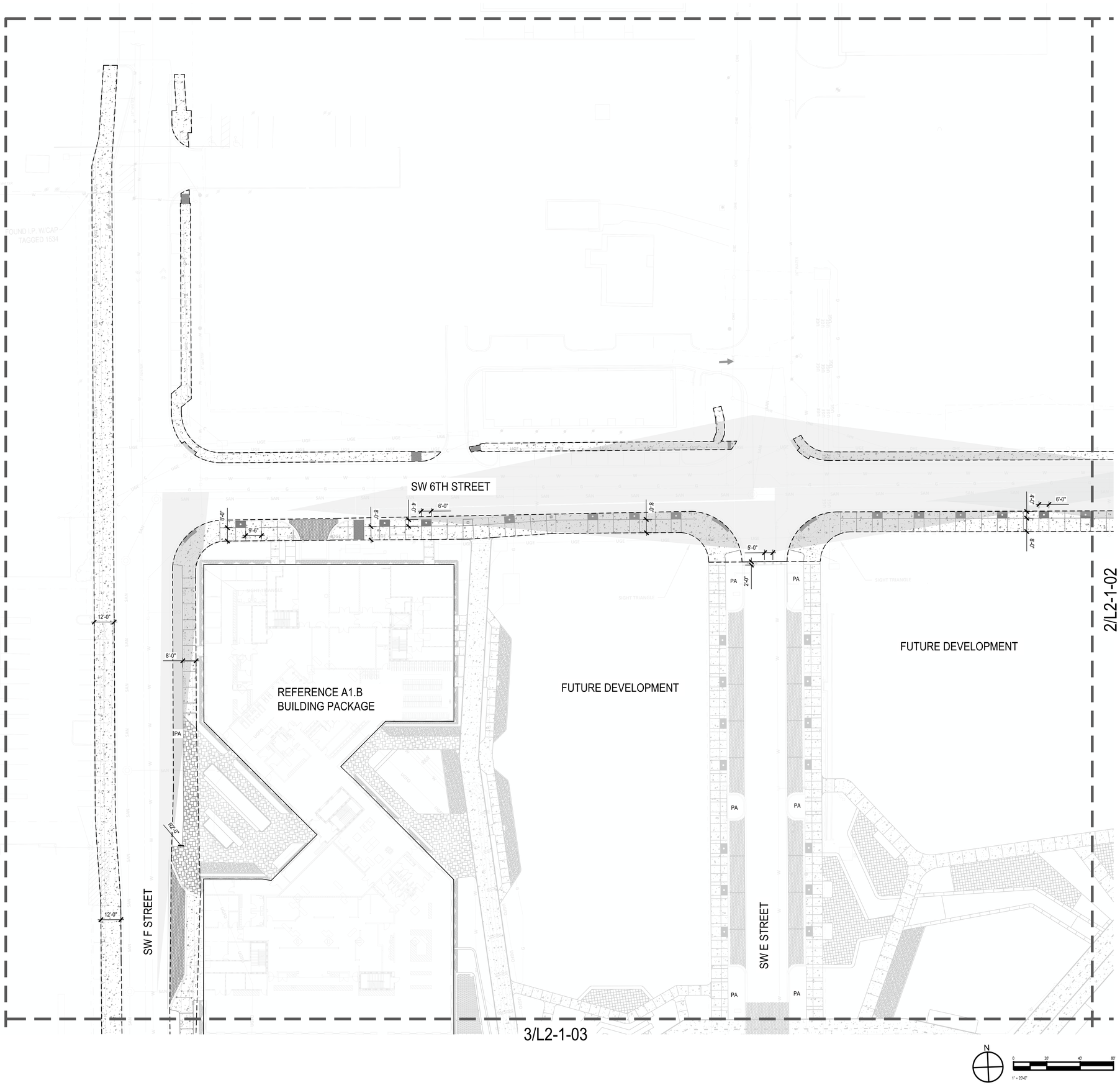
PROJECT NO.	DESIGNED BY	REVIEWED BY	DRAWN BY
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ORIGINAL ISSUE			DATE
SCHEMATIC DESIGN			05-22-2026

KEY PLAN

PH1-L0-1-02

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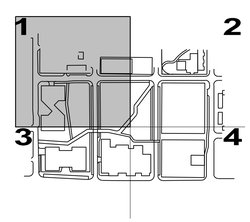
STEM UNIVERSITY - PUBLIC IMPROVEMENT PLANS PHASE 1

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REGISTERED LANDSCAPE ARCHITECT
GREGGORY SUTTON
1339
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DATE: 07/17/2026
EXP: 01/31/2027

NO.	DATE	REVISION
	05-22-26	#1 LARGE SCALE DEVELOPMENT
	06-17-26	#2 LARGE SCALE DEVELOPMENT
	07-17-26	#3 LARGE SCALE DEVELOPMENT



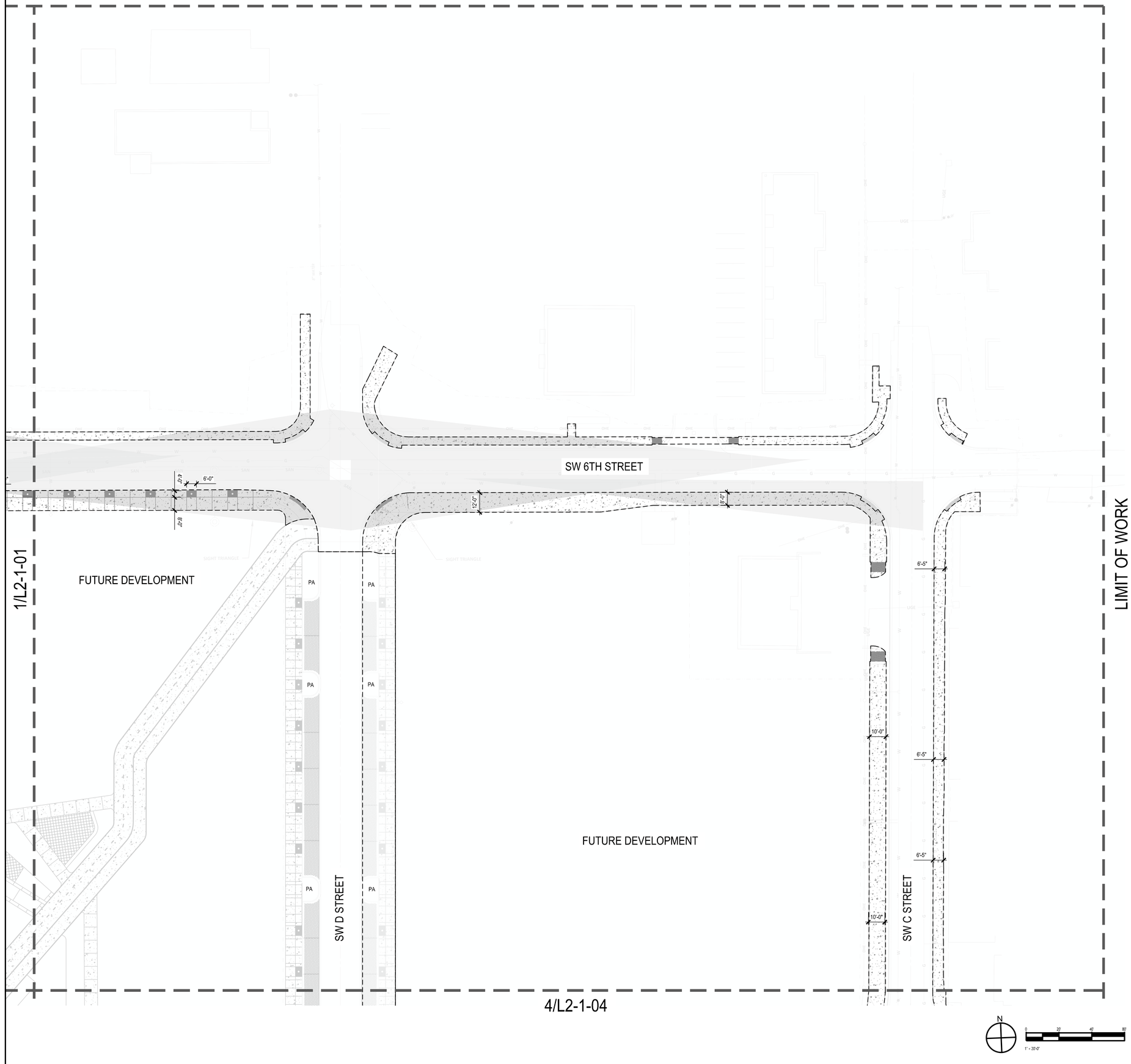
PROJECT NO.	DESIGNED BY	REVIEWED BY	DRAWN BY
M08-25007-00	DD	BO	EF
ORIGINAL ISSUE			DATE
SCHEMATIC DESIGN			05-22-2026

LAYOUT PLAN

PH1-L2-1-01

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HENDERSON ENGINEERS

NOTES:

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10. BIKE RACKS WILL BE A DERO SWERVE STYLE OR APPROVED EQUAL.

NOT FOR CONSTRUCTION

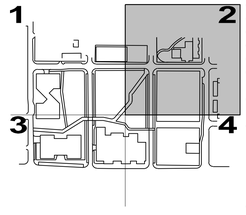
STEM UNIVERSITY - PUBLIC IMPROVEMENT PLANS PHASE 1

LARGE-SCALE DEVELOPMENT PLANS

ARKANSAS LANDSCAPE ARCHITECT GREGORY SUTTON 1559 STATE OF ARKANSAS

DATE: 07/17/2026
EXP: 01/31/2027

NO.	DATE	REVISION
	05-22-26	#1 LARGE SCALE DEVELOPMENT
	06-17-26	#2 LARGE SCALE DEVELOPMENT
	07-17-26	#3 LARGE SCALE DEVELOPMENT



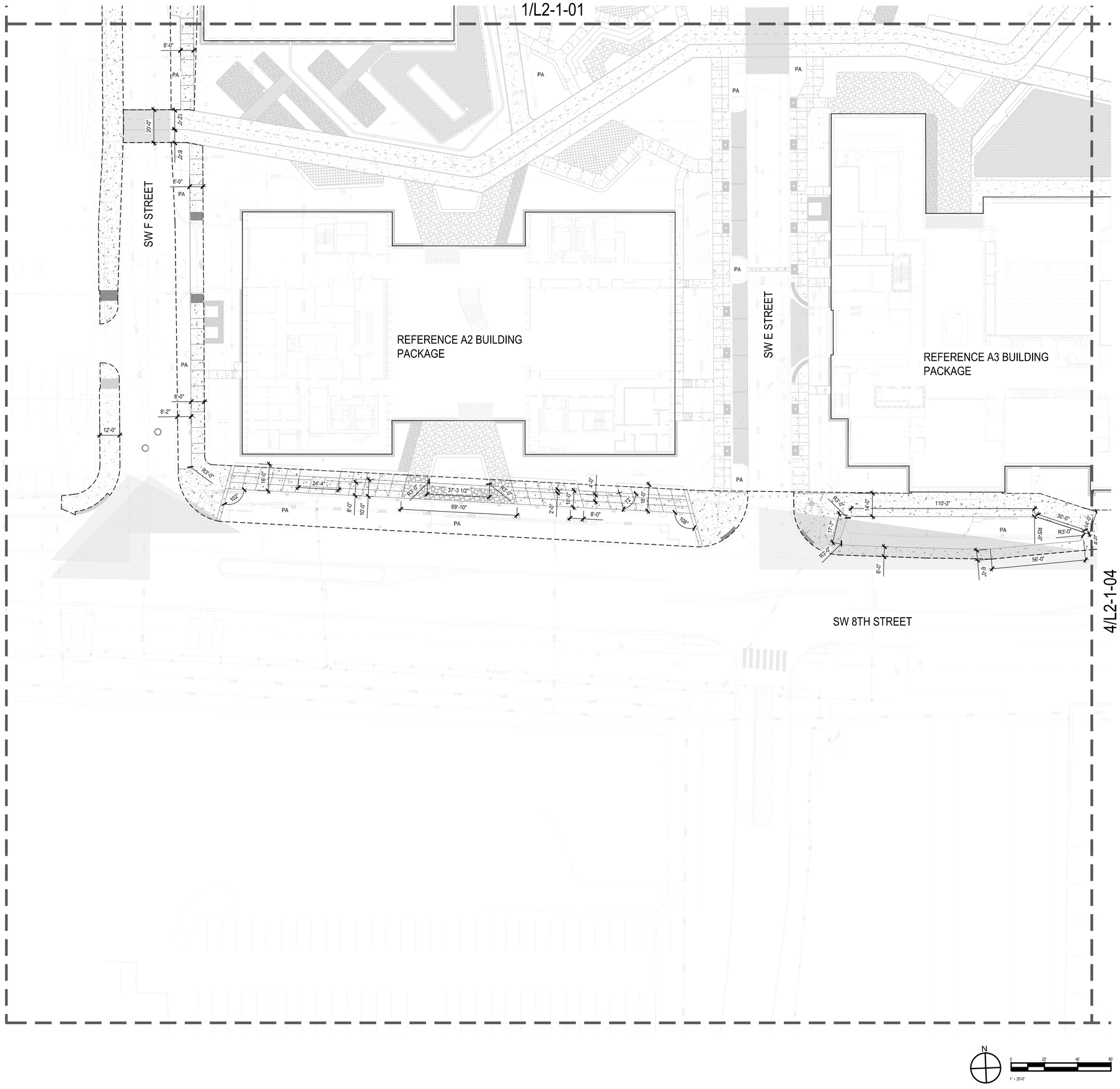
PROJECT NO.	DESIGNED BY	REVIEWED BY	DRAWN BY
M08-25007-00	DD	BO	EF
ORIGINAL ISSUE			DATE
SCHEMATIC DESIGN			05-22-2026

LAYOUT PLAN

PH1-L2-1-02

CITY OF BENTONVILLE PROJECT NO.: LSD26-0030

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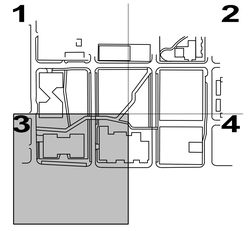
STEM UNIVERSITY - PUBLIC IMPROVEMENT PLANS PHASE 1

LARGE-SCALE DEVELOPMENT PLANS

REGISTERED LANDSCAPE ARCHITECT
GREGGORY SUTTON
1339
STATE OF ARKANSAS

DATE: 07/17/2026
EXP: 01/31/2027

NO.	DATE	REVISION
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	06-17-26	#2 LARGE SCALE DEVELOPMENT
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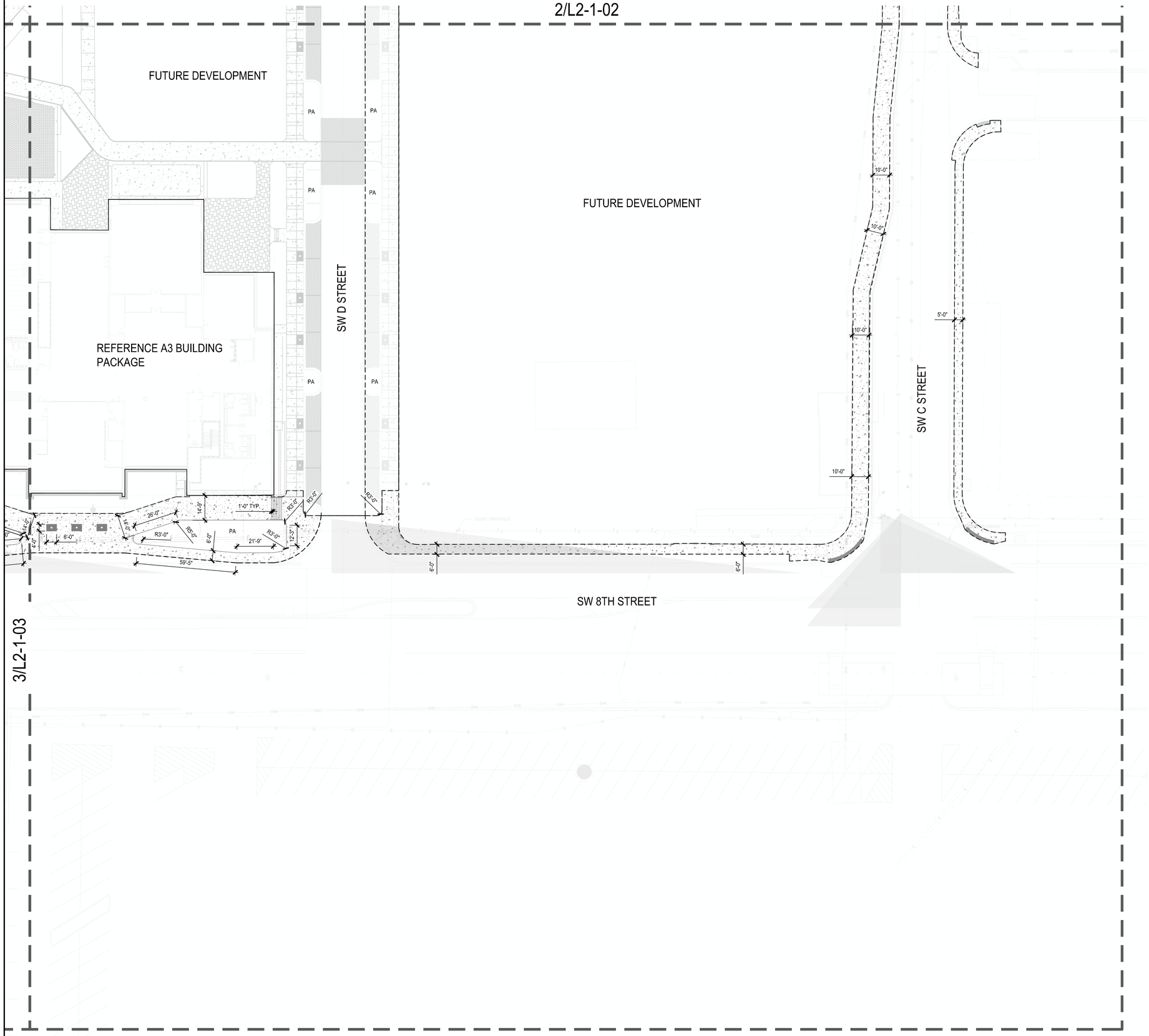
PROJECT NO.	DESIGNED BY	REVIEWED BY	DRAWN BY
M08-25007-00	DD	BO	EF
ORIGINAL ISSUE			DATE
SCHEMATIC DESIGN			05-22-2026

LAYOUT PLAN

PH1-L2-1-03

CITY OF BENTONVILLE PROJECT NO.: LSD26-0030

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N

0 20' 40' 80'

1" = 20'-0"

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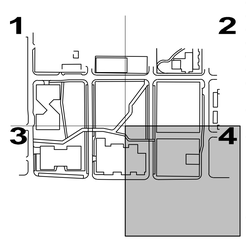
STEM UNIVERSITY - PUBLIC IMPROVEMENT PLANS PHASE 1

LARGE-SCALE DEVELOPMENT PLANS

REGISTERED LANDSCAPE ARCHITECT
GREGGORY SUTTON
1559
STATE OF ARKANSAS

DATE: 07/17/2026
EXP: 01/31/2027

NO.	DATE	REVISION
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	06-17-26	#2 LARGE SCALE DEVELOPMENT
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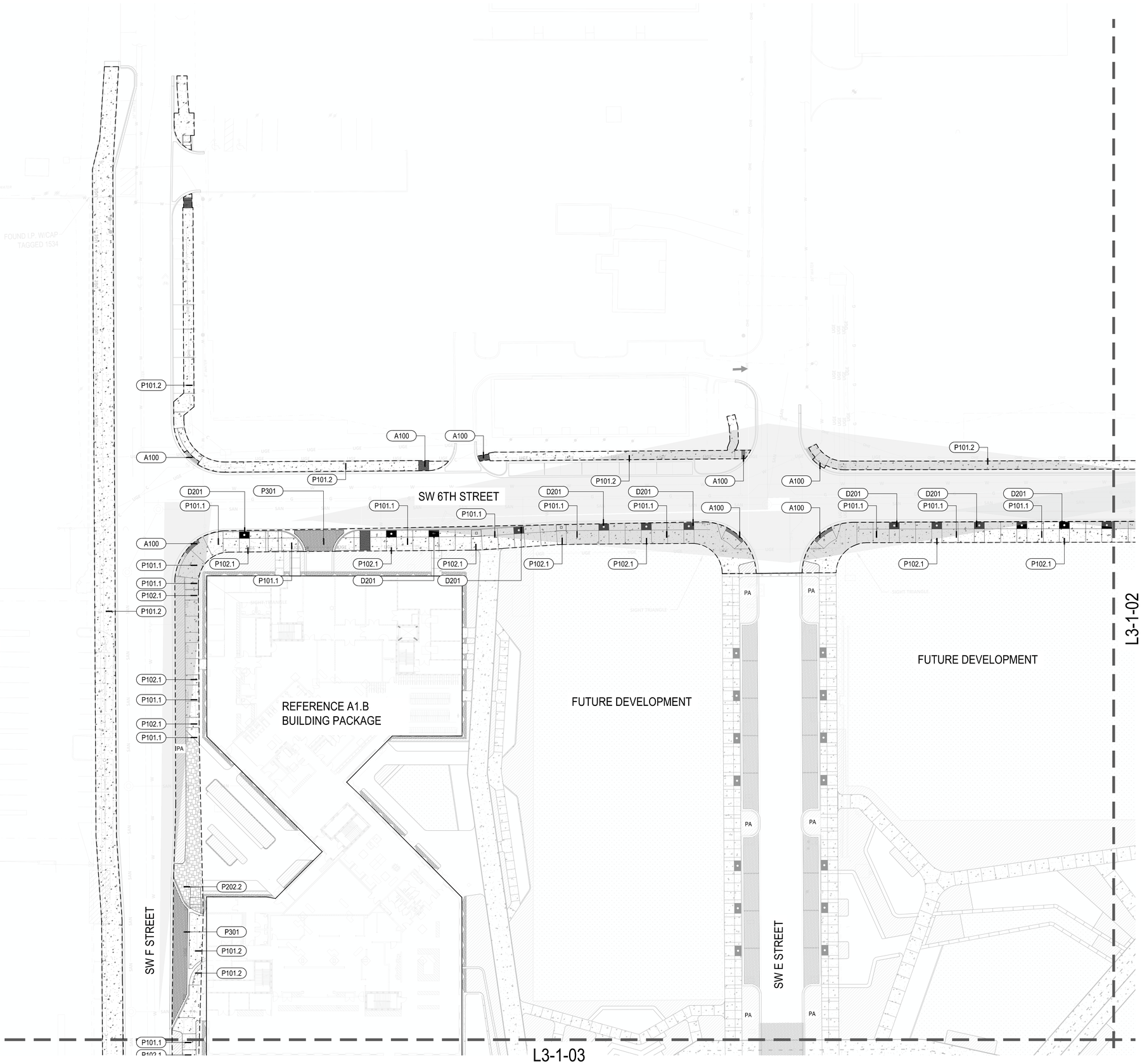
PROJECT NO.	DESIGNED BY	REVIEWED BY	DRAWN BY
M08-25007-00	DD	BO	EF
ORIGINAL ISSUE			DATE
SCHEMATIC DESIGN			05-22-2026

LAYOUT PLAN

PH1-L2-1-04

CITY OF BENTONVILLE PROJECT NO.: LSD26-0030

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HARDSCAPE LEGEND

PAVING

CODE	DESCRIPTION	DETAIL
P101.1	STANDARD CONCRETE PAVING TYPE 1	2 / L3-5-01
P101.2	STANDARD CONCRETE PAVING TYPE 2	REFER TO CIVIL
P102.1	INTEGRAL COLOR CONCRETE PAVING TYPE 1	2 / L3-5-01
P102.2	INTEGRAL COLOR CONCRETE PAVING TYPE 2	2 / L3-5-01
P102.3	INTEGRAL COLOR CONCRETE PAVING TYPE 3	2 / L3-5-01
P201	CONCRETE PAVER BANDING	6 / L3-5-01
P202.2	CONCRETE PAVER TYPE 2	5 / L3-5-01
P301	VEHICULAR RATED CONCRETE PAVER	4 / L3-5-01
P301.1	VEHICULAR RATED CONCRETE PAVER BANDING	7 / L3-5-01

DRAINS & GRATES

CODE	DESCRIPTION	DETAIL
D201	TREE GRATE	1 / L3-5-02 & 2 / L3-5-02

FURNITURE LEGEND

SITE AMENITIES

CODE	DESCRIPTION	DETAIL
F120	TRASH RECEPTACLE	4 / L3-5-02
F201	REMOVABLE BOLLARDS	1 / L3-5-02

NOTES:

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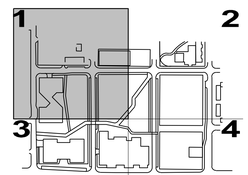
STEM UNIVERSITY - PUBLIC IMPROVEMENT PLANS PHASE 1

LARGE-SCALE DEVELOPMENT PLANS

ARKANSAS LANDSCAPE ARCHITECT GREGOORY SUTTON #2558 STATE OF ARKANSAS

DATE: 07/17/2026
EXP: 01/31/2027

NO.	DATE	REVISION
	05-22-26	#1 LARGE SCALE DEVELOPMENT
	06-17-26	#2 LARGE SCALE DEVELOPMENT
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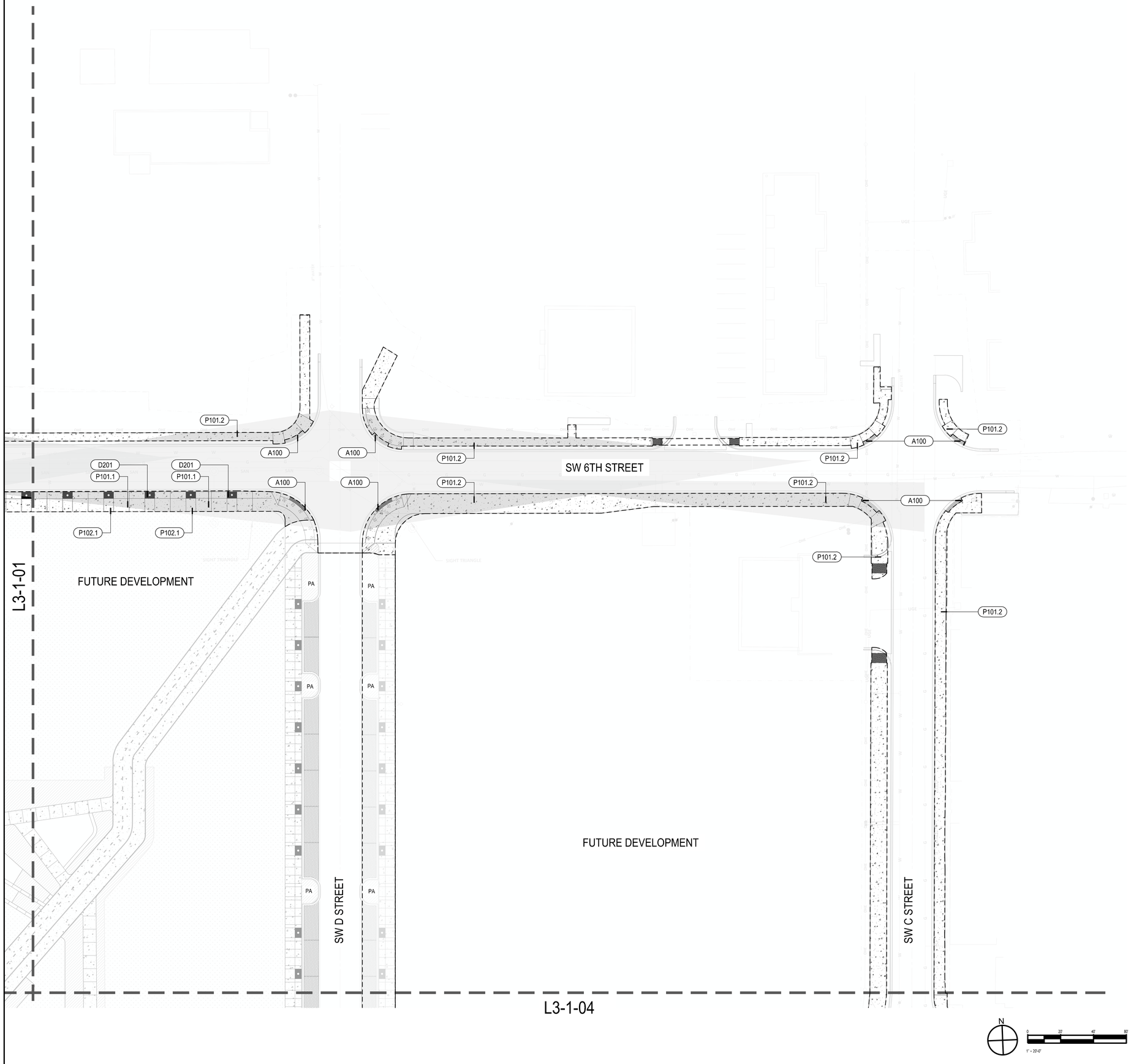
PROJECT NO.	DESIGNED BY	REVIEWED BY	DRAWN BY
M08-25007-00	DD	BO	EF
ORIGINAL ISSUE			DATE
SCHEMATIC DESIGN			05-22-2026

HARDSCAPE PLAN

PH1-L3-1-01

CITY OF BENTONVILLE PROJECT NO.: LSD26-0030

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HARDSCAPE LEGEND

PAVING

CODE	DESCRIPTION	DETAIL
P101.1	STANDARD CONCRETE PAVING TYPE 1	2 / L3-5-01
P101.2	STANDARD CONCRETE PAVING TYPE 2	REFER TO CIVIL
P102.1	INTEGRAL COLOR CONCRETE PAVING TYPE 1	2 / L3-5-01
P102.2	INTEGRAL COLOR CONCRETE PAVING TYPE 2	2 / L3-5-01
P102.3	INTEGRAL COLOR CONCRETE PAVING TYPE 3	2 / L3-5-01
P201	CONCRETE PAVER BANDING	6 / L3-5-01
P202.2	CONCRETE PAVER TYPE 2	5 / L3-5-01
P301	VEHICULAR RATED CONCRETE PAVER	4 / L3-5-01
P301.1	VEHICULAR RATED CONCRETE PAVER BANDING	7 / L3-5-01

DRAINS & GRATES

CODE	DESCRIPTION	DETAIL
D201	TREE GRATE	1 / L3-5-02 & 2 / L3-5-02

FURNITURE LEGEND

SITE AMENITIES

CODE	DESCRIPTION	DETAIL
F120	TRASH RECEPTACLE	4 / L3-5-02
F201	REMOVABLE BOLLARDS	1 / L3-5-02

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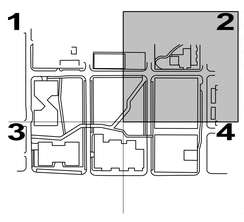
STEM UNIVERSITY - PUBLIC IMPROVEMENT PLANS PHASE 1

LARGE-SCALE DEVELOPMENT PLANS

REGISTERED LANDSCAPE ARCHITECT GREGORY SUTTON 2159 STATE OF ARKANSAS

DATE: 07/17/2026
EXP: 01/31/2027

NO.	DATE	REVISION
	05-22-26	#1 LARGE SCALE DEVELOPMENT
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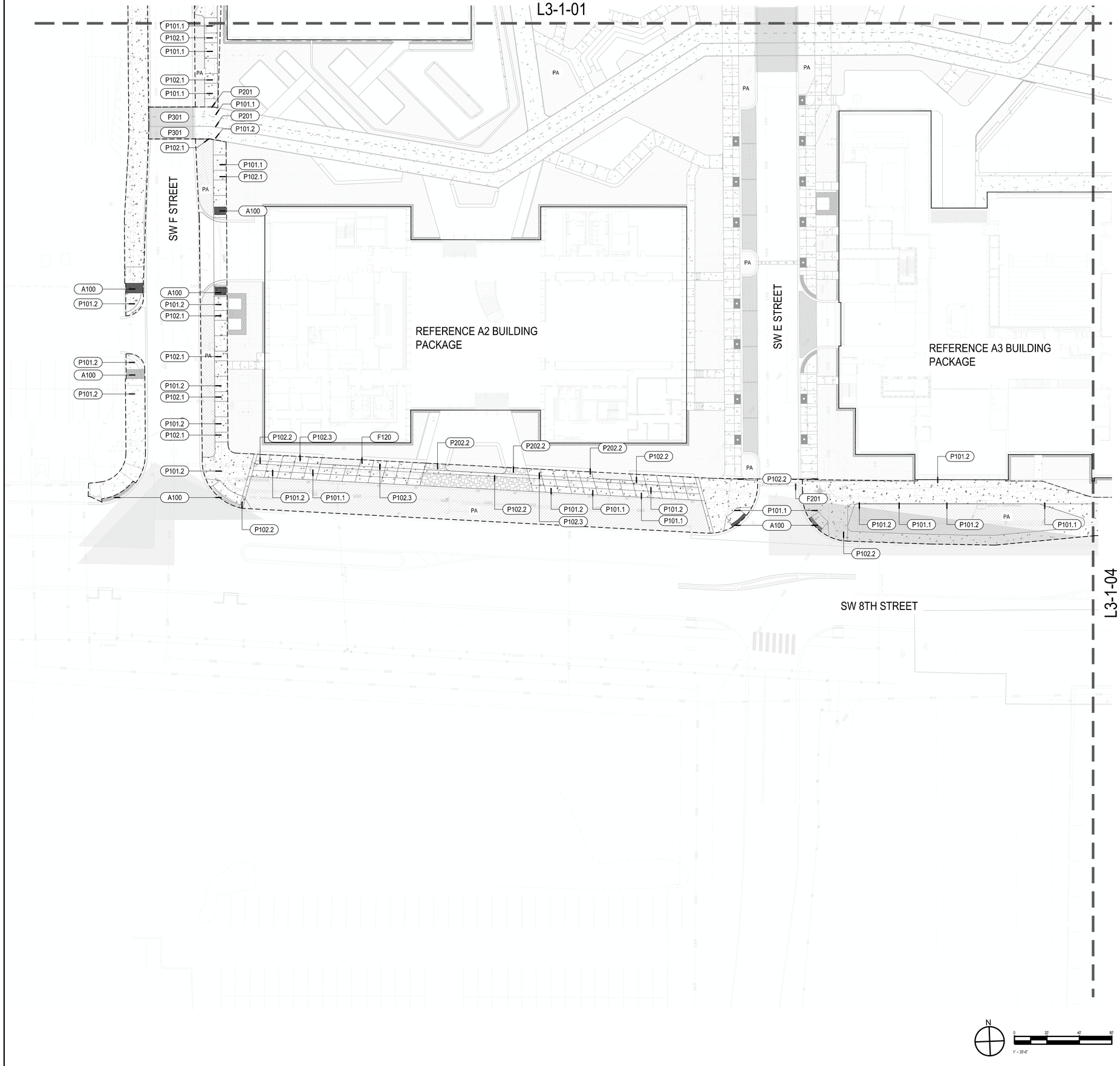
PROJECT NO.	DESIGNED BY	REVIEWED BY	DRAWN BY
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ORIGINAL ISSUE			DATE
SCHEMATIC DESIGN			05-22-2026

HARDSCAPE PLAN

PH1-L3-1-02

CITY OF BENTONVILLE PROJECT NO.: LSD26-0030

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HARDSCAPE LEGEND

PAVING

CODE	DESCRIPTION	DETAIL
P101.1	STANDARD CONCRETE PAVING TYPE 1	2 / L3-5-01
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P102.2	INTEGRAL COLOR CONCRETE PAVING TYPE 2	2 / L3-5-01
P102.3	INTEGRAL COLOR CONCRETE PAVING TYPE 3	2 / L3-5-01
P201	CONCRETE PAVER BANDING	6 / L3-5-01
P202.2	CONCRETE PAVER TYPE 2	5 / L3-5-01
P301	VEHICULAR RATED CONCRETE PAVER	4 / L3-5-01
P301.1	VEHICULAR RATED CONCRETE PAVER BANDING	7 / L3-5-01

DRAINS & GRATES

CODE	DESCRIPTION	DETAIL
D201	TREE GRATE	1 / L3-5-02 & 2 / L3-5-02

FURNITURE LEGEND

SITE AMENITIES

CODE	DESCRIPTION	DETAIL
F120	TRASH RECEPTACLE	4 / L3-5-02
F201	REMOVABLE BOLLARDS	1 / L3-5-02

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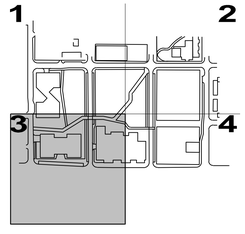
STEM UNIVERSITY - PUBLIC IMPROVEMENT PLANS PHASE 1

LARGE-SCALE DEVELOPMENT PLANS

REGISTERED LANDSCAPE ARCHITECT
GREGGORY SUTTON
1339
STATE OF ARKANSAS

DATE: 07/17/2026
EXP: 01/31/2027

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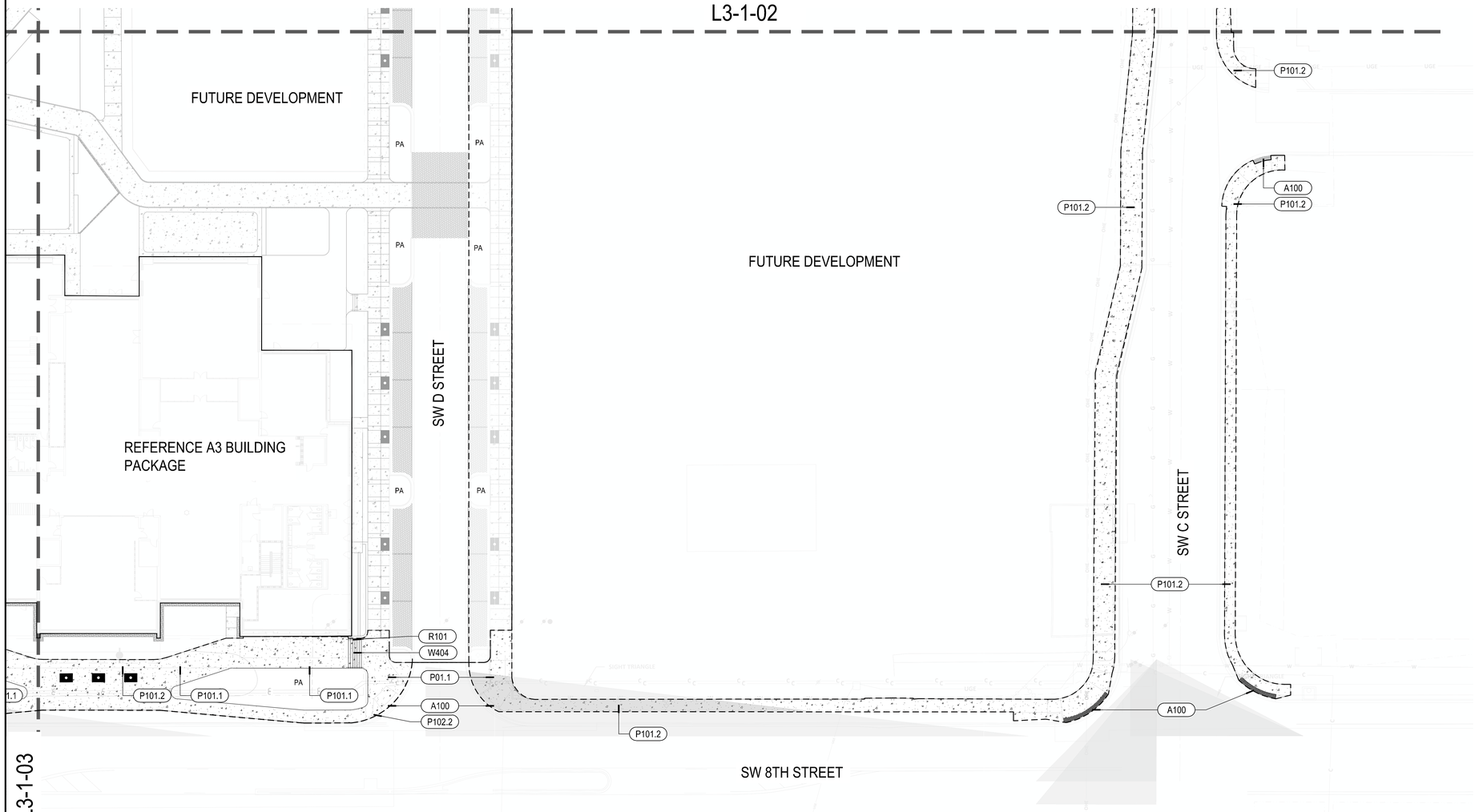
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SCHEMATIC DESIGN			05-22-2026

HARDSCAPE PLAN

PH1-L3-1-03

CITY OF BENTONVILLE PROJECT NO.: LSD26-0030

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HARDSCAPE LEGEND

PAVING

CODE	DESCRIPTION	DETAIL
P101.1	STANDARD CONCRETE PAVING TYPE 1	2 / L3-5-01
P101.2	STANDARD CONCRETE PAVING TYPE 2	REFER TO CIVIL
P102.1	INTEGRAL COLOR CONCRETE PAVING TYPE 1	2 / L3-5-01
P102.2	INTEGRAL COLOR CONCRETE PAVING TYPE 2	2 / L3-5-01
P102.3	INTEGRAL COLOR CONCRETE PAVING TYPE 3	2 / L3-5-01
P201	CONCRETE PAVER BANDING	6 / L3-5-01
P202.2	CONCRETE PAVER TYPE 2	5 / L3-5-01
P301	VEHICULAR RATED CONCRETE PAVER	4 / L3-5-01
P301.1	VEHICULAR RATED CONCRETE PAVER BANDING	7 / L3-5-01

DRAINS & GRATES

CODE	DESCRIPTION	DETAIL
D201	TREE GRATE	1 / L3-5-02 & 2 / L3-5-02

FURNITURE LEGEND

SITE AMENITIES

CODE	DESCRIPTION	DETAIL
F120	TRASH RECEPTACLE	4 / L3-5-02
F201	REMOVABLE BOLLARDS	1 / L3-5-02

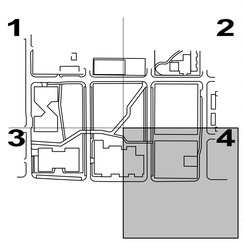
NOTES:

1. ALL PROPOSED SIGNAGE WILL REQUIRE SEPARATE PERMIT.
2. ALL PROPOSED FENCING WILL REQUIRE SEPARATE PERMIT.
3. WITHIN SIGHT TRIANGLES, NO MATERIAL BETWEEN 3' AND 8' IN HEIGHT SHALL BE PLACED.
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5. ALL PLANT MATERIAL MUST BE MAINTAINED IN A HEALTHY LIVING CONDITION. ANY PLANT MATERIAL THAT DIE MUST BE REPLACED. SEE 50-510(j)(7)(i)(1).
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10. BIKE RACKS WILL BE A DERO SWERVE STYLE OR APPROVED EQUAL.

N

0 20' 40' 80'

1" = 20'-0"



CITY OF BENTONVILLE PROJECT NO.: LSD26-0030

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NOT FOR CONSTRUCTION

STEM UNIVERSITY - PUBLIC IMPROVEMENT PLANS PHASE 1

LARGE-SCALE DEVELOPMENT PLANS

REGISTERED LANDSCAPE ARCHITECT
GREGGORY SUTTON
1999
STATE OF ARKANSAS

DATE: 07/17/2026
EXP: 01/31/2027

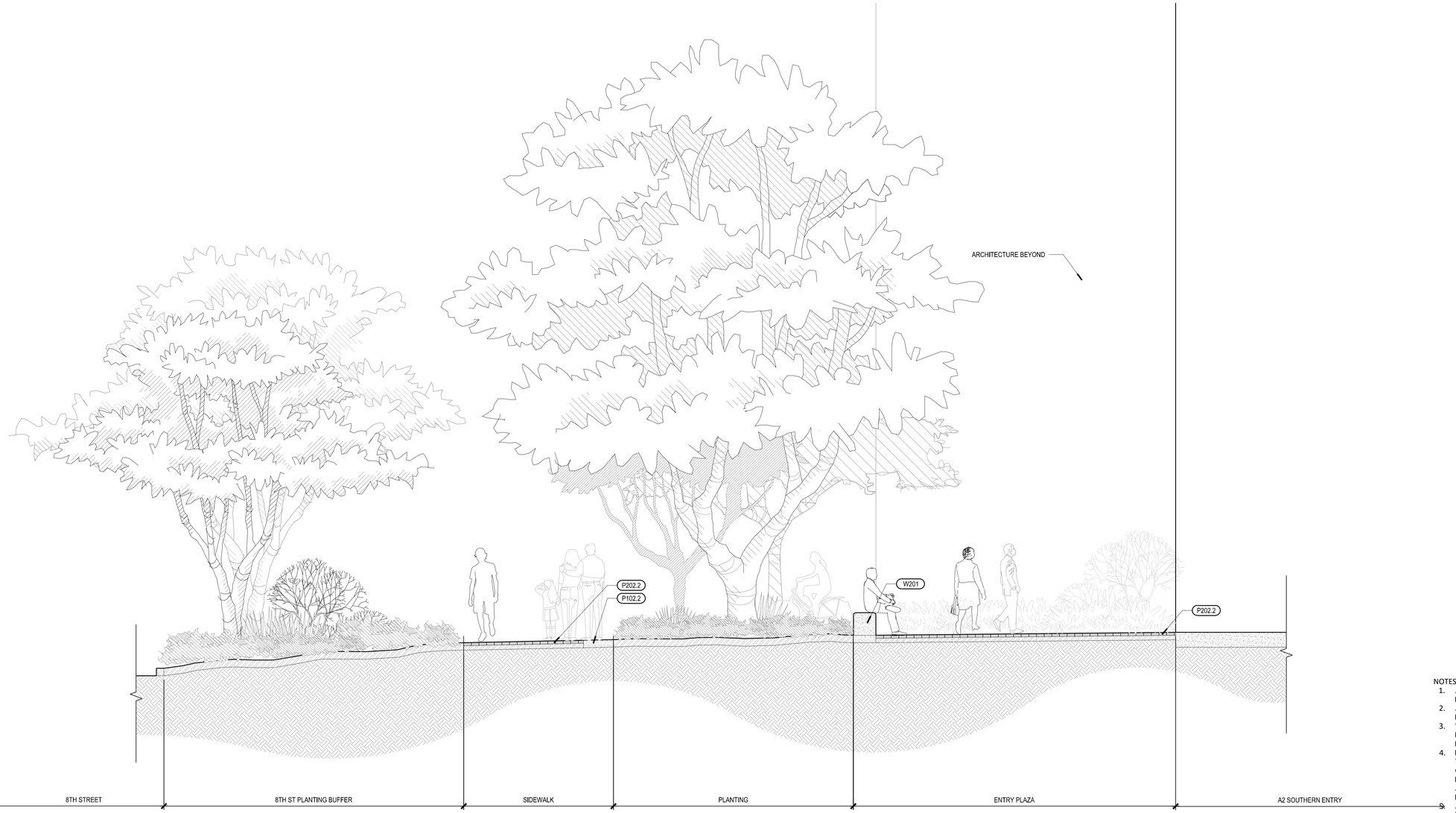
NO.	DATE	REVISION
	05-22-26	#1 LARGE SCALE DEVELOPMENT
	06-17-26	#2 LARGE SCALE DEVELOPMENT
	07-17-26	#3 LARGE SCALE DEVELOPMENT

PROJECT NO.	DESIGNED BY	REVIEWED BY	DRAWN BY
M08-25007-00	DD	BO	EF
ORIGINAL ISSUE			DATE
SCHEMATIC DESIGN			05-22-2026

HARDSCAPE PLAN

PH1-L3-1-04

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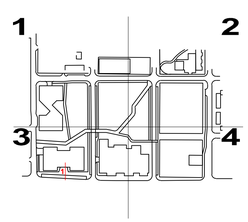


A2 ARRIVAL SECTION
SCALE - 3/8"=1'-0"

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NOT FOR CONSTRUCTION



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STEM UNIVERSITY - PUBLIC IMPROVEMENT PLANS PHASE 1

LARGE-SCALE DEVELOPMENT PLANS

REGISTERED LANDSCAPE ARCHITECT GREGORY SUTTON 1339 STATE OF ARKANSAS
DATE: 07/17/2026
EXP: 01/31/2027

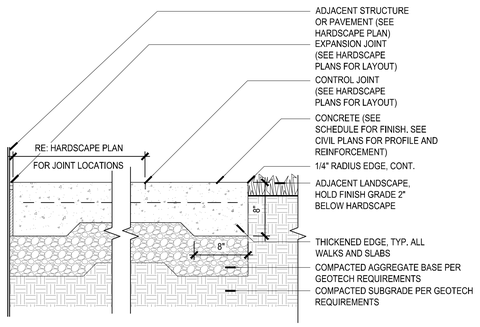
NO.	DATE	REVISION
	05-22-26	#1 LARGE SCALE DEVELOPMENT
	06-17-26	#2 LARGE SCALE DEVELOPMENT
	07-17-26	#3 LARGE SCALE DEVELOPMENT

PROJECT NO.	DESIGNED BY	REVIEWED BY	DRAWN BY
M08-25007-00	DD	BO	EF
ORIGINAL ISSUE			DATE
SCHEMATIC DESIGN			05-22-2026

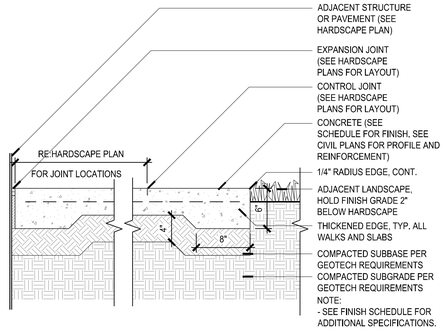
SITE SECTIONS

PH1-L3-3-01

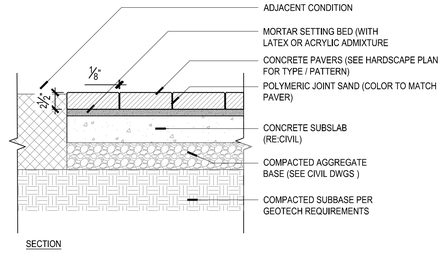
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1 VEHICULAR CONCRETE PAVING W AGGREGATE BASE
SCALE - 1-1/2"=1'0"

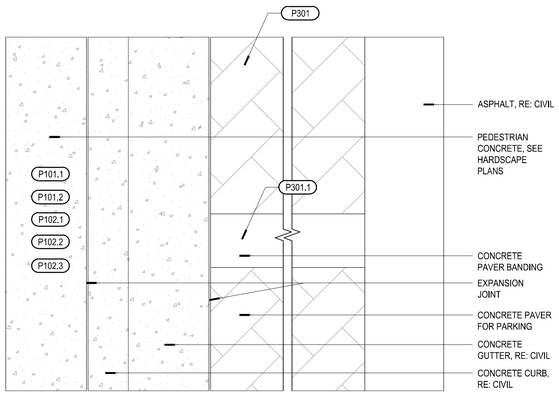


2 PEDESTRIAN CONCRETE PAVING
SCALE - 1-1/2"=1'0"

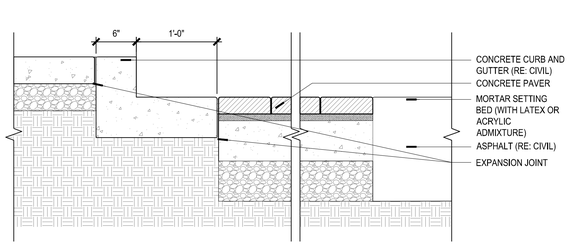


SECTION

3 PEDESTRIAN CONC. PAVERS
SCALE - 1-1/2"=1'0"

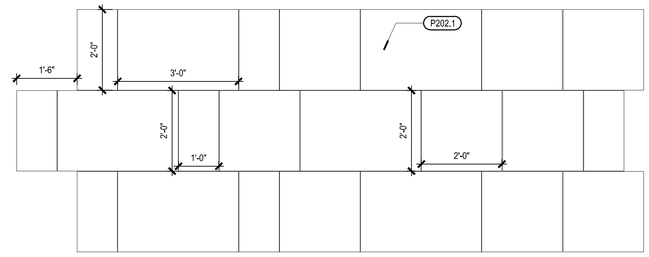


PLAN



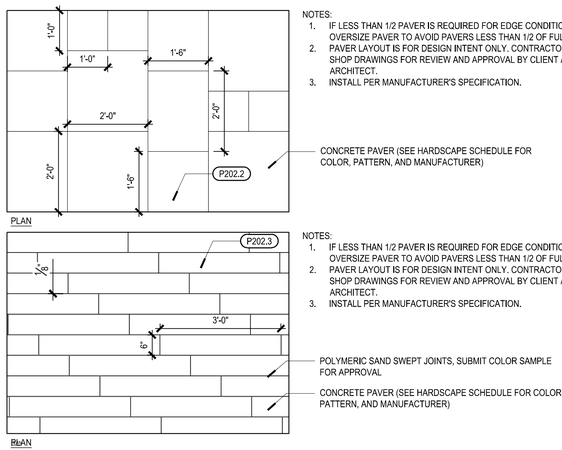
SECTION

4 VEHICULAR CONC. PAVERS AT CURB AND ASPHALT
SCALE - 1-1/2"=1'0"



PLAN

NOTES:
1. IF LESS THAN 1/2 PAVER IS REQUIRED FOR EDGE CONDITION. SUBSTITUTE FOR OVERSIZE PAVER TO AVOID PAVERS LESS THAN 1/2 OF FULL SIZE
2. PAVER LAYOUT IS FOR DESIGN INTENT ONLY. CONTRACTOR TO PROVIDE PAVER SHOP DRAWINGS FOR REVIEW AND APPROVAL BY CLIENT AND LANDSCAPE ARCHITECT.
3. INSTALL PER MANUFACTURER'S SPECIFICATION.

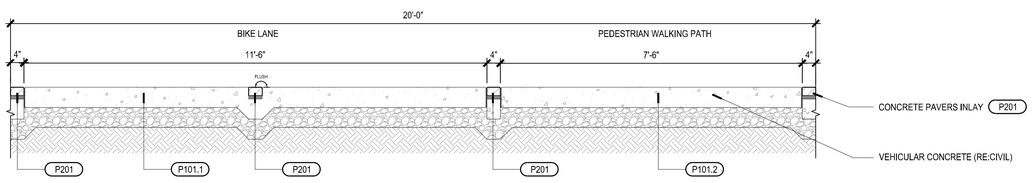


PLAN

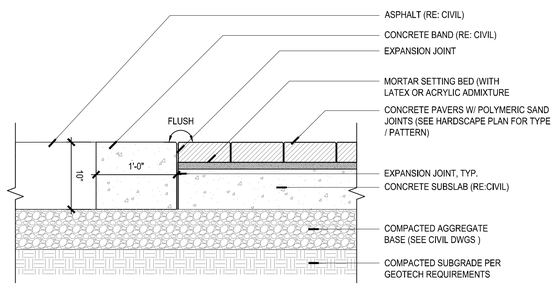
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PLAN

5 PAVER PATTERNS
SCALE - 3/4"=1'0"



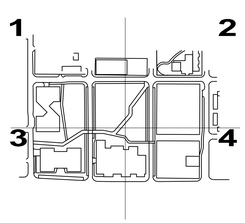
6 PAVER INLAY BIKE LANE & PEDESTRIAN WALK
SCALE - 3/4"=1'0"



7 VEHICULAR CONC. PAVERS AT CONC. BAND AND ASPHALT
SCALE - 1 1/2" = 1'-0"

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NOT FOR CONSTRUCTION



CITY OF BENTONVILLE PROJECT NO.: LSD26-0030

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STEM UNIVERSITY - PUBLIC IMPROVEMENT PLANS PHASE 1

LARGE-SCALE DEVELOPMENT PLANS

REGISTERED LANDSCAPE ARCHITECT GREGORY SUTTON 1139 STATE OF ARKANSAS

DATE: 07/17/2026
EXP: 01/31/2027

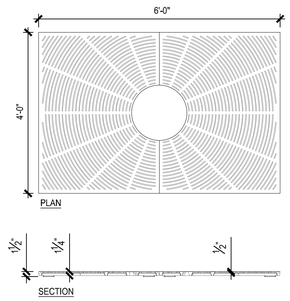
NO.	DATE	REVISION
	05-22-26	#1 LARGE SCALE DEVELOPMENT
	06-17-26	#2 LARGE SCALE DEVELOPMENT
	07-17-26	#3 LARGE SCALE DEVELOPMENT

PROJECT NO.	DESIGNED BY	REVIEWED BY	DRAWN BY
M08-25007-00	DD	BO	EF
ORIGINAL ISSUE			DATE
SCHEMATIC DESIGN			05-22-2026

HARDSCAPE DETAILS

PH1-L3-5-01

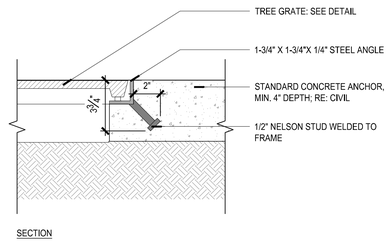
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NOTES:

1. INSTALL PER MANUFACTURER'S SPECIFICATION.
2. SEE MATERIAL SCHEDULE FOR COLOR AND FINISH.

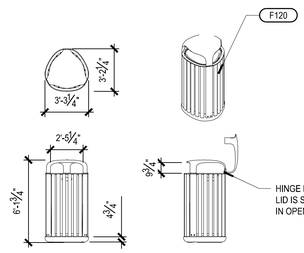
1 TREE GRATE
SCALE -3/4"=1'0"



NOTES:

1. INSTALL PER MANUFACTURER'S SPECIFICATION.

2 TREE GRATE INSTALLATION
SCALE -3"=1'0"



NOTES:

1. INSTALL PER MANUFACTURER'S SPECIFICATION.
2. SEE MATERIALS SCHEDULE FOR COLOR AND FINISH.

REFERENCE IMAGERY:

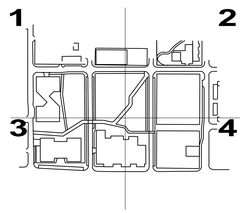


3 WASTE RECEPTACLE
SCALE - 1/4"=1'0"

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CITY OF BENTONVILLE PROJECT NO.: LSD26-0030

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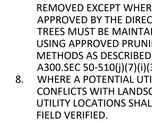
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STEM UNIVERSITY - PUBLIC IMPROVEMENT PLANS PHASE 1

LARGE-SCALE DEVELOPMENT PLANS



DATE: 07/17/2026
EXP: 01/31/2027

NO.	DATE	REVISION
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	07-17-26	#3 LARGE SCALE DEVELOPMENT

PROJECT NO.	DESIGNED BY	REVIEWED BY	DRAWN BY
M08-25007-00	DD	BO	EF
ORIGINAL ISSUE			DATE
SCHEMATIC DESIGN			05-22-2026

HARDSCAPE DETAILS

PH1-L3-5-02

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HARDSCAPE SCHEDULE

PAVING

CODE	DESCRIPTION	DETAIL	COLOR	FINISH	PATTERN	SIZE	MODEL NO.	MANUFACTURER/SUPPLIER
A100	TRUNCATED DOME PAVER	REFER TO CIVIL	A-100	PRESSED CONCRETE	-	12"X12"X2 $\frac{3}{4}$"	-	WAUSAU TILE WEB: https://wausautile.com/
P101.1	STANDARD CONCRETE PAVING TYPE 1	2 / L3-5-01	TAN	LIGHT BROOM	REFER TO HARDSCAPE PLANS	-	-	-
P101.2	STANDARD CONCRETE PAVING TYPE 2	REFER TO CIVIL	STANDARD GRAY	LIGHT BROOM	REFER TO HARDSCAPE PLANS	-	-	-
P102.1	INTEGRAL COLOR CONCRETE PAVING TYPE 1	2 / L3-5-01	238 THYME	LIGHT BROOM	REFER TO HARDSCAPE PLANS	-	-	SOLOMON COLORS PH: 800.624.0261 WEB: https://www.solomoncolors.com/
P102.2	INTEGRAL COLOR CONCRETE PAVING TYPE 2	2 / L3-5-01	920 SLATE	LIGHT BROOM	REFER TO HARDSCAPE PLANS	-	-	SOLOMON COLORS PH: 800.624.0261 WEB: https://www.solomoncolors.com/
P102.3	INTEGRAL COLOR CONCRETE PAVING TYPE 3	2 / L3-5-01	600 CERAMIC	LIGHT BROOM	REFER TO HARDSCAPE PLANS	-	-	SOLOMON COLORS PH: 800.624.0261 WEB: https://www.solomoncolors.com/
P201	CONCRETE PAVER BANDING	6 / L3-5-01	MATRIX #1428	TUDOR #13	REFER TO HARDSCAPE PLANS	3"X9"X4"	PLANKSTONE PAVER	HANOVER ARCHITECTURAL PRODUCTS PH: 717.637.0500 EM: info@hanoverpavers.com WEB: https://hanoverpavers.com/contact-us/
P202.2	CONCRETE PAVER TYPE 2	5 / L3-5-01	30% NATURAL, 50% TAN, 20% BROWN	TUDOR	DESIGN A	12"X12"X2 $\frac{3}{4}$", 18"X18"X2 $\frac{3}{4}$", 18"X24"X2 $\frac{3}{4}$", 24"X24"X2 $\frac{3}{4}$"	PREST PAVER	HANOVER ARCHITECTURAL PRODUCTS PH: 717.637.0500 EM: info@hanoverpavers.com WEB: https://hanoverpavers.com/contact-us/

DRAINAGE & GRATE

CODE	DESCRIPTION	DETAIL	COLOR	FINISH	PATTERN	SIZE	MODEL NO.	MANUFACTURER/SUPPLIER
D201	TREE GRATE	1 & 2 / L3-5-02	OLYMPIAN	CAST IRON	-	48" x 72"	-	-

FURNITURE SCHEDULE

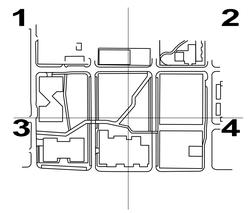
SITE AMENITIES

CODE	DESCRIPTION	DETAIL	COLOR	FINISH	PATTERN	SIZE	MODEL NO.	MANUFACTURER/SUPPLIER
F120	WASTE RECEPTACLE	4 / L3-5-02	WOOD: JARRAH PREMIUM LF80 POWDERCOAT: MERCURY METALLIC	-	-	H 37"X W 20" X D 19"	-	LANDSCAPE FORM PH: 269.381.0396 WEB: https://www.landscapeforms.com/products/fgp-litter
F201	SITE BOLLARDS	1 / L3-5-02	REFLECTIVE STRIP: YELLOW	STAINLESS STEEL	-	SEE DETAIL	R-8464 STAINLESS STEEL REMOVABLE BOLLARD	RELIANCE FOUNDRY EM: info@reliance-foundry.com WEB: https://www.reliance-foundry.com/shop/bollard/stainless/r-8464-bollard

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10. BIKE RACKS WILL BE A DERO SWERVE STYLE OR APPROVED EQUAL.

NOT FOR CONSTRUCTION



CITY OF BENTONVILLE PROJECT NO.: LSD26-0030

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STEM UNIVERSITY - PUBLIC IMPROVEMENT PLANS PHASE 1

LARGE-SCALE DEVELOPMENT PLANS

REGISTERED LANDSCAPE ARCHITECT
GREGGORY SUTTON
1705
STATE OF ARKANSAS

DATE: 07/17/2026
EXP: 01/31/2027

NO.	DATE	REVISION
	05-22-26	#1 LARGE SCALE DEVELOPMENT
	06-17-26	#2 LARGE SCALE DEVELOPMENT
	07-17-26	#3 LARGE SCALE DEVELOPMENT

PROJECT NO.	DESIGNED BY	REVIEWED BY	DRAWN BY
M08-25007-00	DD	BO	EF
ORIGINAL ISSUE			DATE
SCHEMATIC DESIGN			05-22-2026

HARDSCAPE SCHEDULE

PH1-L3-6-01

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GENERAL NOTES:

1. PRIOR TO PLANTING INSTALLATION, THE CONTRACTOR SHALL CONFIRM THE AVAILABILITY OF ALL THE SPECIFIED PLANT MATERIALS. THE CONTRACTOR SHALL SUBMIT DATED PHOTOGRAPHS OF ALL PLANT MATERIAL NOT TAGGED BY THE OWNERS REPRESENTATIVE TO THE OWNERS REPRESENTATIVE FOR REVIEW PRIOR TO DELIVERY OF MATERIALS TO THE PROJECT. ALL PHOTOGRAPHS OF TREES AND PALMS SHALL HAVE A MEASURING DEVICE AND PERSON IN THE PHOTO FOR SCALE. NURSERY SOURCE, HEIGHT, WIDTH AND CALIPER OF PLANT MATERIAL SHALL BE INCLUDED WITH THE PHOTOGRAPH.
2. THE PLANT MATERIAL QUANTITIES SHOWN IN THE CONTRACT DOCUMENTS ARE FOR THE CONVENIENCE OF THE CONTRACTOR. THE CONTRACTOR IS RESPONSIBLE FOR VERIFYING ALL PLANT MATERIAL QUANTITIES AND NOTIFYING THE OWNERS REPRESENTATIVE OF ANY DISCREPANCIES FOR CLARIFICATION PRIOR TO THE AWARD OF CONTRACT AND COMMENCEMENT OF WORK.
3. THE OWNERS REPRESENTATIVE SHALL HAVE THE RIGHT AT ANY STAGE OF THE OPERATION TO REJECT ANY PLANT MATERIALS THAT DO NOT COMPLY WITH THE REQUIREMENTS AS SPECIFIED HEREIN AND REQUIRE THE CONTRACTOR TO REPLACE THE REJECTED MATERIAL WITH MATERIAL MEETING THE SPECIFICATIONS. MAINTENANCE OF REPLACED MATERIAL SHALL CONTINUE UNTIL FINAL ACCEPTANCE.
4. THE OWNERS REPRESENTATIVE MAY ADJUST THE LOCATIONS OF THE PLANT MATERIAL SHOWN ON THE PLANS TO ACCOMMODATE UNFORESEEN FIELD CONDITIONS OR TO ACCOMPLISH DESIGN INTENT.
5. NO PLANT MATERIAL SUBSTITUTIONS SHALL BE MADE WITHOUT THE WRITTEN CONSENT OF THE OWNERS REPRESENTATIVE.
6. THE INSTALLATION OF ALL PLANT MATERIALS SHALL COMPLY WITH THE CODES, STANDARDS, REGULATIONS REQUIREMENTS AND ORDINANCES OF ANY GOVERNMENTAL AGENCY HAVING JURISDICTION OVER THE WORK.
7. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL PERMITS REQUIRED FOR THIS WORK PRIOR TO THE START OF CONSTRUCTION.
8. THE CONTRACTOR SHALL BE RESPONSIBLE FOR AND BEAR ALL COSTS RELATED TO THE TESTING OF EXISTING SOILS, PREPARED PLANTING MIXES AND AMENDMENTS.
9. THE CONTRACTOR SHALL PROTECT ALL PLANT MATERIAL TO REMAIN. THE CONTRACTOR SHALL INSTALL AND/OR MAINTAIN BARRICADES AS DETAILED ON THE DRAWINGS AND AS OUTLINED IN THE DEMOLITION/SITE CLEARING NOTES.
10. THE CONTRACTOR SHALL REFER TO THE GENERAL, FINE GRADING AND HARDSCAPE NOTES, SPECIFICATIONS AND THE CONTRACT DOCUMENTS PREPARED BY BUT NOT LIMITED TO ARCHITECTURAL, MEP, IRRIGATION, STRUCTURAL AND CIVIL ENGINEERING CONSULTANTS FOR ADDITIONAL REQUIREMENTS.
11. ALL PLANT MATERIAL SHALL MEET OR EXCEED THE FOLLOWING:
    A. AMERICAN STANDARDS FOR NURSERY STOCK, ASNI Z60.1.
12. PLANTS SHALL BE SYMMETRICAL AS IS TYPICAL FOR THEIR VARIETY AND SPECIES. THEY SHALL BE FREE FROM PLANT DISEASE, INSECTS OR THEIR EGGS.
13. NURSERY GROWN STOCK SHALL BE GROWN UNDER CLIMATIC CONDITIONS SIMILAR TO THOSE IN THE LOCALITY OF THE PROJECT.
14. ALL PLANT MATERIAL SIZES SPECIFIED ARE MINIMUM SIZES. HEIGHT AND SPREAD TAKE PRECEDENCE OVER CALIPER AND CONTAINER SIZES.
15. CONTAINER PLANTS SHALL HAVE BEEN GROWN IN A RIGID CONTAINER FOR A MINIMUM TIME AS FOLLOWS:
    A. TREES.....2 YEARS.
    B. SHRUBS....1 YEAR.
    C. GROUNDCOVERS....6 MONTHS.
16. ALL CONTAINER PLANTS SHALL HAVE ROOTS SUFFICIENTLY DEVELOPED TO HOLD THE SOIL TOGETHER WHEN REMOVED FROM ITS CONTAINER. NO PLANT MATERIAL SHALL BE BOUND TO THE CONTAINER NOR HAVE CIRCULAR ROOTS.
17. BALLED AND BURLAPPED PLANTS WILL NOT BE ACCEPTED WHEN THE ROOT BALL HAS BEEN CRACKED OR BROKEN.
18. PLANTS GROWN IN GROW BAGS ARE PROHIBITED.
19. SOD SHALL BE THE SPECIES AS CALLED FOR ON THE DRAWINGS. SOD SHALL BE WELL MATTED WITH HEAVY ROOT DEVELOPMENT AND FREE OF WEEDS, FUNGUS AND OTHER DISEASES.
20. SOD SHALL BE MACHINE CUT TO A COMMERCIAL SIZE WITH A UNIFORM THICKNESS OF 1-1/4 TO 1-1/2 INCH THICKNESS.

PLANTING NOTES:

1. PRIOR TO THE INSTALLATION OF PLANT MATERIALS, THE CONTRACTOR SHALL CONFIRM IN WRITING TO THE OWNERS REPRESENTATIVE THAT THE FINISHED GRADES IN ALL AREAS WHERE PLANT MATERIALS ARE TO BE INSTALLED CONFORM TO THE PROPOSED GRADES NOTED ON THE GRADING PLANS.
2. PLANTING SHALL NOT COMMENCE UNTIL IRRIGATION HAS BEEN INSTALLED AND IS OPERATIONAL. TREES MAY BE INSTALLED PRIOR TO THE INSTALLATION OF IRRIGATION PROVIDED THAT A HAND WATERING SCHEDULE IS SUBMITTED TO AND APPROVED BY THE OWNERS REPRESENTATIVE.
3. THE CONTRACTOR SHALL SUBMIT WEED CONTROL PRODUCTS THAT DO NOT INCLUDE GLYPHOSATE. PROTECT EXISTING PLANTS TO REMAIN FROM OVERSPRAY. DO NOT APPLY WITHIN ROOT ZONES OF EXISTING PLANT MATERIAL TO REMAIN. CONTRACTOR TO ENSURE TOTAL WEED ERADICATION PRIOR TO INSTALLATION OF PLANT MATERIAL.
4. REGARDLESS OF SUBGRADE PREPARATION AND APPROVAL REQUIREMENTS ABOVE, CONTRACTOR SHALL CONFIRM THAT ALL ORGANICS, SOD, WEEDS, ROOTS AND DEBRIS HAVE BEEN REMOVED TO A DEPTH OF TWELVE INCHES (12") FROM ALL AREAS WHERE PLANT MATERIALS ARE TO BE INSTALLED. ALL PAVEMENT AND PAVEMENT BASE MATERIAL SHALL BE REMOVED COMPLETELY IN ALL AREAS WHERE PLANT MATERIALS ARE TO BE INSTALLED.
5. ANY DEPRESSIONS OR EXCAVATIONS BELOW THE APPROVED FINISHED GRADES CREATED FOR OR BY THE REMOVAL OF SUCH OBJECTS SHALL BE REFILLED WITH CLEAN COARSE SAND AND COMPACTED TO A DENSITY CONFORMING TO THE SURROUNDING GROUND.
6. THE CONTRACTOR SHALL PAINT THE OUTLINE OF EACH SHRUB AND GROUNDCOVER BED AND STAKE THE LOCATION OF ALL TREES FOR APPROVAL OF THE OWNERS REPRESENTATIVE PRIOR TO INSTALLATION.
7. TREE PITS SHALL BE TESTED FOR VERTICAL DRAINAGE BY FILLING WITH WATER TWICE IN SUCCESSION. CONDITIONS PERMITTING THE RETENTION OF MORE THAN 6 INCHES OF WATER IN 1 HOUR SHALL BE BROUGHT TO THE ATTENTION OF THE OWNERS REPRESENTATIVE. THE CONTRACTOR SHALL SUBMIT A WRITTEN PROPOSAL FOR CORRECTION OF SUCH CONDITIONS BEFORE PROCEEDING WITH INSTALLATION.
8. UNIFORMLY APPLY REQUIRED AMENDMENTS TO AREAS TO RECEIVE SOD AND CULTIVATE BY MECHANICAL TILLING INTO THE TOP 6 INCHES OF SOIL.
9. AREAS TO RECEIVE SOD SHALL BE GRADED TO LEVEL OUT ALL UNDULATIONS OR IRREGULARITIES IN THE SURFACE RESULTING FROM TILLAGE, FERTILIZING OR OTHER OPERATIONS. THE RESULTING SURFACE SHALL BE ROLLED WITH THE RESULTING GRADE TO BE NO HIGHER THAN THE ADJACENT PAVING OR OTHER GRADE ELEMENTS AFTER SOD HAS BEEN INSTALLED.
10. PLANTING BEDS SHALL THEN BE FINE GRADED TO A SMOOTH AND EVEN SURFACE ASSURING POSITIVE DRAINAGE AWAY FROM STRUCTURES AND ELIMINATING ANY DEPRESSIONS WHICH MAY COLLECT WATER.
11. "SURFLAN" OR OWNER REPRESENTATIVE APPROVED EQUAL PRE-EMERGENT HERBICIDE SHALL BE APPLIED TO ALL PLANTING BEDS IN ACCORDANCE WITH THE MANUFACTURES RECOMMENDED RATE.

PLANTING NOTES: (cont.)

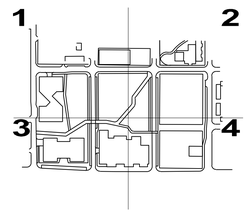
12. ALL PLANT PITS SHALL BE EXCAVATED TO A WIDTH AND DEPTH AS INDICATED ON THE DRAWINGS.
13. PLANT MATERIALS SHALL BE CENTERED IN THEIR PITS, FACED FOR BEST EFFECT AND SET PLUMB FOR BACKFILLING.
14. SHRUB/GROUNDCOVER PLANTINGS SHOWN IN MASS PLANTING BEDS SHALL BE PLACED ON A TRIANGULAR SPACING CONFIGURATION. SEE DRAWINGS FOR TRIANGULAR SPACING DETAIL AND PLANT MATERIAL LIST FOR ON-CENTER PLANT SPACING.
15. BALLED AND BURLAPPED PLANTS SHALL HAVE THE BURLAP, STRINGS, STRAPS AND WIRE CAGES REMOVED FROM THE TOP 1/3 OF THE ROOT BALL.
16. PLACE BACKFILL IN PLANT PITS IN LAYERS NOT TO EXCEED 1/3 THE DEPTH OF THE ROOT BALL AND TAMP FIRMLY IN PLACE. PRIOR TO PLACING THE FINAL LAYER, THE PIT SHALL BE FILLED WITH WATER AND THE SOIL ALLOWED TO SETTLE.
17. AFTER SETTLEMENT THE CROWN OF THE ROOT BALL SHALL BE ABOVE FINISHED GRADE AS INDICATED ON THE DRAWINGS. PLANTS WITH ROOT BALLS SET BELOW INDICATED HEIGHTS WILL BE REQUIRED TO BE REMOVED AND REPLANTED.
18. TREES SHALL BE STAKED ACCORDING TO THE DETAILS ON THE DRAWINGS.
19. MULCH AS DESIGNATED ON THE DRAWINGS SHALL BE PLACED THROUGHOUT ALL PLANTING AREAS.
20. NO MULCH SHALL BE PLACED OVER SHRUB/GROUNDCOVER ROOT BALLS OR WITHIN 4" OF TREE OR PALM TRUNKS.
21. SOD SHALL BE PLACED WITH STAGGERED BUTT TIGHT JOINTS. THERE SHALL BE NO VOIDS OR OVERLAPPING OF EDGES BETWEEN SOD PIECES.
22. SOD SHALL BE ROLLED IMMEDIATELY AFTER BEING PLACED. CLEAN BUILDERS' SAND SHALL BE USED TO FILL ANY RESULTING VOIDS OR UNEVENNESS IN THE SOD SURFACE. ANY AREAS REQUIRING EXCESSIVE TOP-DRESSING SHALL HAVE THE SOD REMOVED, THE AREA REGRADED AND RE-SODDED.
23. THE CONTRACTOR SHALL REFER TO THE LANDSCAPE PLANTING DETAILS AND/OR SPECIFICATIONS FOR ADDITIONAL PLANTING INSTRUCTIONS.

POST PLANTING NOTES :

1. MAINTENANCE:
    A. DURING THE PROJECT WORK PERIOD PRIOR TO SUBSTANTIAL COMPLETION ACCEPTANCE, THE CONTRACTOR SHALL MAINTAIN ALL PLANT MATERIAL.
    B. MAINTENANCE DURING THE WORK PERIOD PRIOR TO THE SUBSTANTIAL COMPLETION ACCEPTANCE SHALL CONSIST OF WATERING, CULTIVATING, WEEDING, MULCHING, REMOVAL OF DEAD MATERIAL, REPAIRING/TIGHTENING OF STAKES AND GUYS, RESETTING PLANTS TO PROPER GRADES AND UPRIGHT POSITION AND FURNISHING AND APPLYING SUCH SPRAYS AS NECESSARY TO KEEP PLANT MATERIAL REASONABLY FREE OF DAMAGING INSECTS AND DISEASE.
    C. THE CONTRACTOR SHALL BE RESPONSIBLE FOR HAND WATERING ALL PLANT MATERIAL AS REQUIRED TO SUPPLEMENT IRRIGATION AND RAINFALL IN ORDER TO ENSURE PLANT MATERIAL ESTABLISHMENT.
2. SUBSTANTIAL COMPLETION ACCEPTANCE:
    A. UPON WRITTEN NOTICE FROM THE CONTRACTOR, THE OWNERS REPRESENTATIVE SHALL REVIEW THE WORK AND DETERMINE IF THE WORK IS SUBSTANTIALLY COMPLETE.
    B. FOR THE PURPOSE OF ACCEPTANCE ALL PLANT MATERIAL SHALL BE HEALTHY, VIGOROUS, UNDAMAGED, FREE OF WEEDS AND DISEASE, AND EXHIBITING EVIDENCE OF ESTABLISHING NEW ROOTS. PLANT MATERIAL DEEMED UNACCEPTABLE SHALL BE REMOVED AND REPLACED.
    C. THE DATE OF SUBSTANTIAL COMPLETION OF THE PLANTING SHALL BE THE DATE WHEN THE OWNERS REPRESENTATIVE ACCEPTS IN WRITING THAT ALL WORK RELATED TO PLANTING IS COMPLETE.
3. WARRANTY:
    A. ALL PLANT MATERIAL SHALL BE WARRANTED IN WRITING BY THE CONTRACTOR FOR A PERIOD OF ONE (1) YEAR FROM THE DATE OF WRITTEN NOTIFICATION OF SUBSTANTIAL COMPLETION . REPLACEMENT OF PLANT MATERIAL DURING THE WARRANTY PERIOD SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR AND SHALL HAVE THE SAME WARRANTY PERIOD OF ONE (1) YEAR FROM DATE OF REPLACEMENT.

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NOT FOR CONSTRUCTION



CITY OF BENTONVILLE PROJECT NO.: LSD26-0030

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STEM UNIVERSITY - PUBLIC IMPROVEMENT PLANS PHASE 1

LARGE-SCALE DEVELOPMENT PLANS

REGISTERED LANDSCAPE ARCHITECT GREGORY SUTTON 2159 STATE OF ARKANSAS

DATE: 07/17/2026
EXP: 01/31/2027

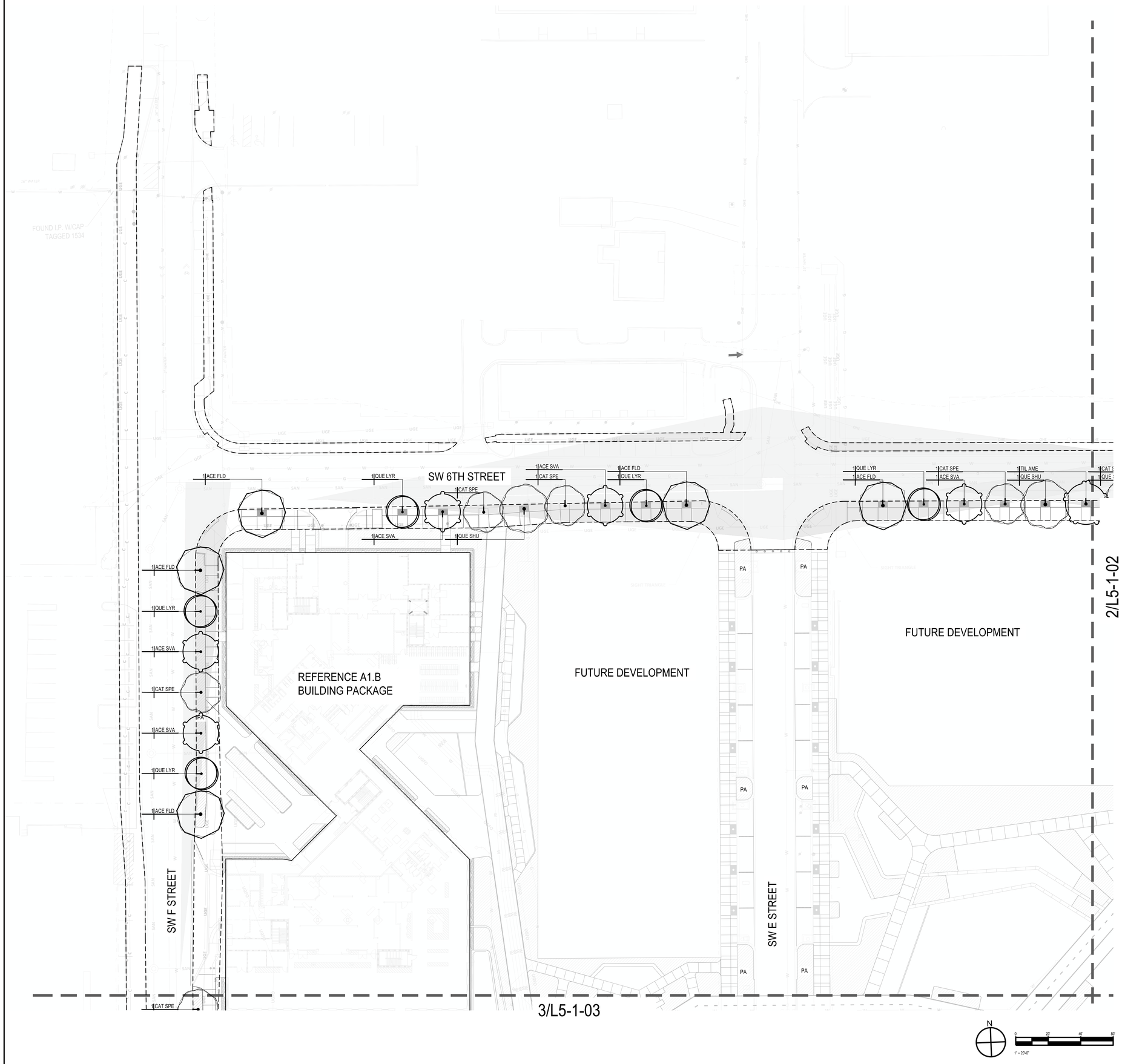
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PLANTING NOTES

PH1-L5-0-01

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PLANT SCHEDULE		
SYMBOL	CODE	BOTANICAL NAME
TREES		
	ACE FLD	ACER FLORIDANUM
	ACE AGL	ACER RUBRUM 'JFS-KW78'
	ACE SVA	ACER RUBRUM 'SUN VALLEY'
	CAT SPE	CATALPA SPECIOSA
	LIR FAS	LIRIODENDRON TULIPIFERA 'FASTIGIATA'
	QUE LYR	QUERCUS LYRATA
	QUE SKY	QUERCUS ROBUR 'FASTIGIATA'
	QUE SHU	QUERCUS SHUMARDII
	TIL AME	TILIA AMERICANA

CODE		DESCRIPTION
	PA	SHRUBS
	TU1	TURF

ALL TREES AND LANDSCAPE PLANTING ARE PLANNED FOR INSTALLATION AS PART OF PHASE 2 TO PREVENT DAMAGE AND MINIMIZE CONFLICTS DURING ONGOING BUILDING CONSTRUCTION ACTIVITIES. TEMPORARY SITE STABILIZATION MEASURES, INCLUDING EROSION AND SEDIMENT CONTROL AS REQUIRED, WILL BE IMPLEMENTED DURING PHASE 1 TO ENSURE SITE INTEGRITY AND ENVIRONMENTAL COMPLIANCE UNTIL PERMANENT LANDSCAPING IS INSTALLED.

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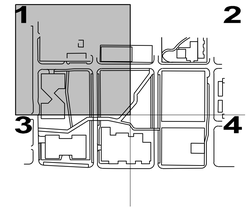
STEM UNIVERSITY - PUBLIC IMPROVEMENT PLANS PHASE 1

LARGE-SCALE DEVELOPMENT PLANS

REGISTERED LANDSCAPE ARCHITECT GREGGORY SUTTON 1539 STATE OF ARKANSAS

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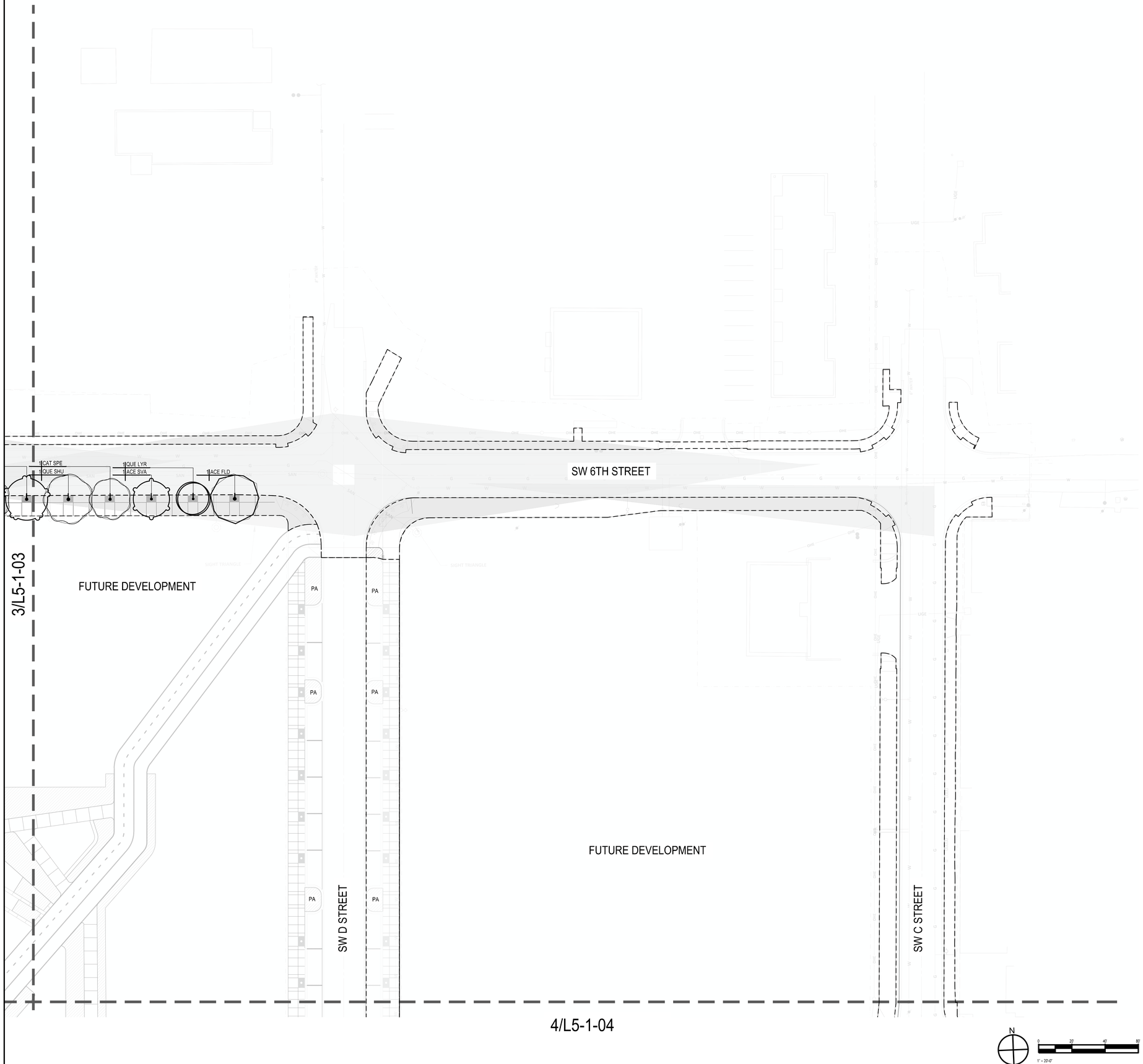
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PLANTING PLAN

PH1-L5-1-01

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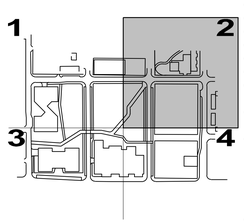
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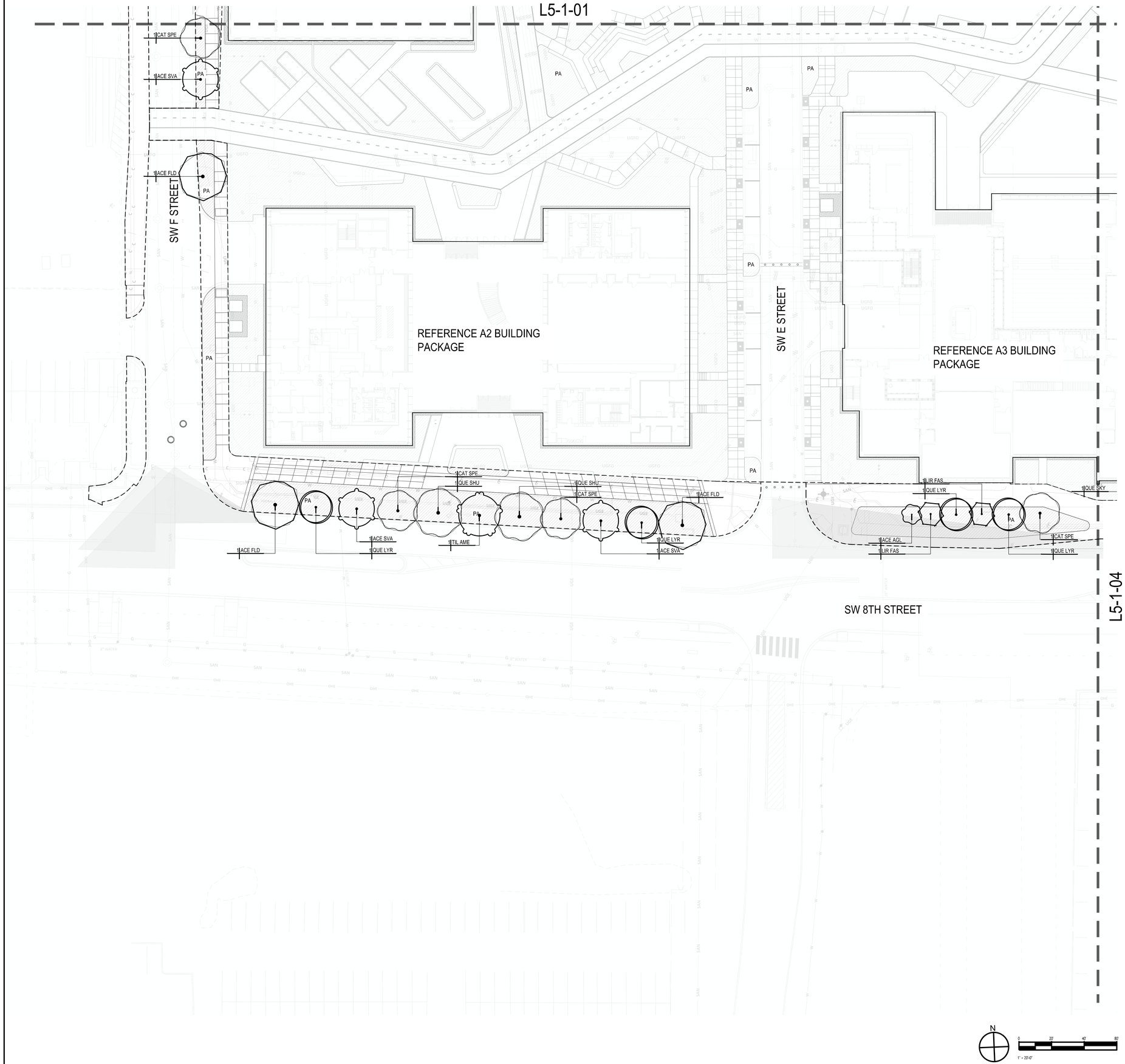
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SCHEMATIC DESIGN			05-22-2026

PLANTING PLAN

PH1-L5-1-02

CITY OF BENTONVILLE PROJECT NO.: LSD26-0030

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PLANT SCHEDULE		
SYMBOL	CODE	BOTANICAL NAME
TREES		
	ACE FLD	ACER FLORIDANUM
	ACE AGL	ACER RUBRUM 'JFS-KW78'
	ACE SVA	ACER RUBRUM 'SUN VALLEY'
	CAT SPE	CATALPA SPECIOSA
	LIR FAS	LIRIODENDRON TULIPIFERA 'FASTIGIATA'
	QUE LYR	QUERCUS LYRATA
	QUE SKY	QUERCUS ROBUR 'FASTIGIATA'
	QUE SHU	QUERCUS SHUMARDII
	TIL AME	TILIA AMERICANA

CODE		DESCRIPTION
	PA	SHRUBS
	TU1	TURF

ALL TREES AND LANDSCAPE PLANTING ARE PLANNED FOR INSTALLATION AS PART OF PHASE 2 TO PREVENT DAMAGE AND MINIMIZE CONFLICTS DURING ONGOING BUILDING CONSTRUCTION ACTIVITIES. TEMPORARY SITE STABILIZATION MEASURES, INCLUDING EROSION AND SEDIMENT CONTROL AS REQUIRED, WILL BE IMPLEMENTED DURING PHASE 1 TO ENSURE SITE INTEGRITY AND ENVIRONMENTAL COMPLIANCE UNTIL PERMANENT LANDSCAPING IS INSTALLED.

NOTES:
1. ALL PROPOSED SIGNAGE WILL REQUIRE SEPARATE PERMIT.
2. ALL PROPOSED FENCING WILL REQUIRE SEPARATE PERMIT.
3. WITHIN SIGHT TRIANGLES, NO MATERIAL BETWEEN 3' AND 8' IN HEIGHT SHALL BE PLACED.
4. FOR ALL RIGHTS-OF-WAY OPEN TO VEHICULAR TRAFFIC, CONTRACTOR SHALL PROVIDE A PEDESTRIAN AND BICYCLE ACCESSIBLE ROUTE DURING ALL PHASES OF CONSTRUCTION.
5. ALL PLANT MATERIAL MUST BE MAINTAINED IN A HEALTHY LIVING CONDITION. ANY PLANT MATERIAL THAT DIE MUST BE REPLACED. SEE 50-510(j)(7)(i)(1).
6. TREE TOPPING IS NOT ALLOWED. TREES MUST BE PRUNED IN ACCORDANCE WITH ANSI A300. STANDARDS FOR TREE CARE. SEC 50-510(j)(7)(i)(2).
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9. PROPOSED BENCH WILL BE A MINIMUM OF 6 FT IN LENGTH AND BE VICTOR STANLEY "CLASSIC: (MODEL #C-10) OR APPROVED EQUAL.
10. BIKE RACKS WILL BE A DERO SWERVE STYLE OR APPROVED EQUAL.

NOT FOR CONSTRUCTION

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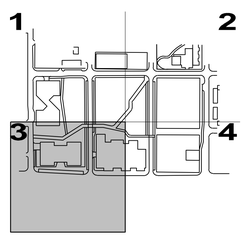
STEM UNIVERSITY - PUBLIC IMPROVEMENT PLANS PHASE 1

LARGE-SCALE DEVELOPMENT PLANS

ARKANSAS REGISTERED LANDSCAPE ARCHITECT
GREGGORY SUTTON
1559
STATE OF ARKANSAS

DATE: 07/17/2026
EXP: 01/31/2027

NO.	DATE	REVISION
	05-22-26	#1 LARGE SCALE DEVELOPMENT
	06-17-26	#2 LARGE SCALE DEVELOPMENT
	07-17-26	#3 LARGE SCALE DEVELOPMENT



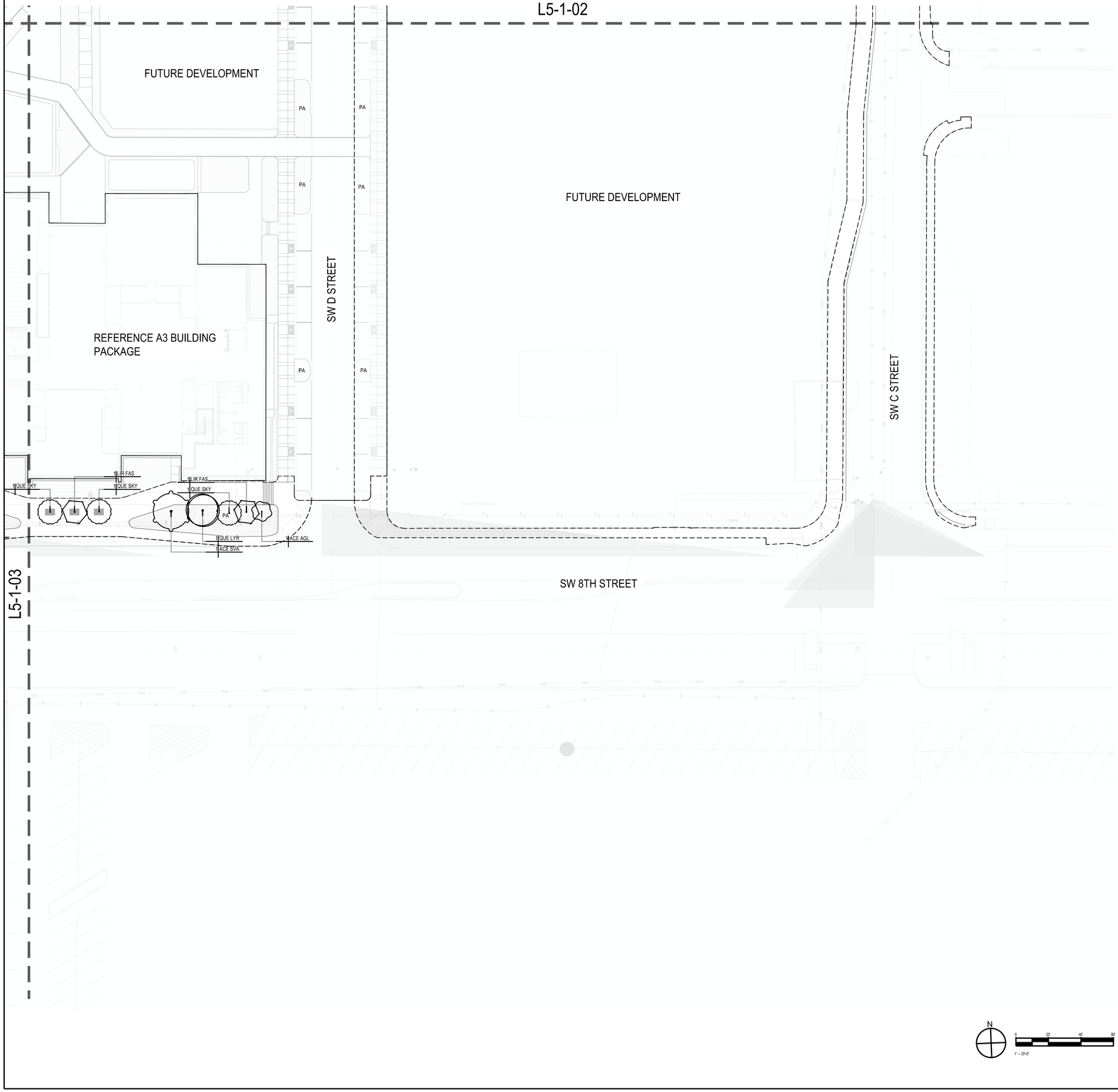
PROJECT NO.	DESIGNED BY	REVIEWED BY	DRAWN BY
M08-25007-00	DD	BO	EF
ORIGINAL ISSUE			DATE
SCHEMATIC DESIGN			05-22-2026

PLANTING PLAN

PH1-L5-1-03

CITY OF BENTONVILLE PROJECT NO.: LSD26-0030

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PLANT SCHEDULE		
SYMBOL	CODE	BOTANICAL NAME
TREES		
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	ACE AGL	ACER RUBRUM 'JFS-KW78'
	ACE SVA	ACER RUBRUM 'SUN VALLEY'
	CAT SPE	CATALPA SPECIOSA
	LIR FAS	LIRIODENDRON TULIPIFERA 'FASTIGIATA'
	QUE LYR	QUERCUS LYRATA
	QUE SKY	QUERCUS ROBUR 'FASTIGIATA'
	QUE SHU	QUERCUS SHUMARDII
	TIL AME	TILIA AMERICANA

CODE		DESCRIPTION
	PA	SHRUBS
	TU1	TURF

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N

0 20' 40' 80'
1" = 20'-0"

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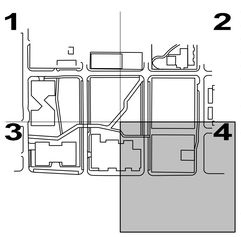
STEM UNIVERSITY - PUBLIC IMPROVEMENT PLANS PHASE 1

LARGE-SCALE DEVELOPMENT PLANS

ARKANSAS REGISTERED LANDSCAPE ARCHITECT GREGGORY SUTTON 2159 STATE OF ARKANSAS

DATE: 07/17/2026
EXP: 01/31/2027

NO.	DATE	REVISION
	05-22-26	#1 LARGE SCALE DEVELOPMENT
	06-17-26	#2 LARGE SCALE DEVELOPMENT
	07-17-26	#3 LARGE SCALE DEVELOPMENT



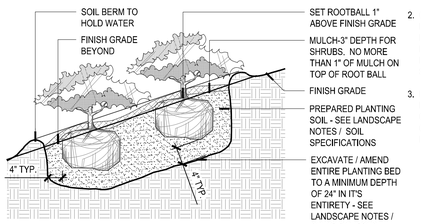
PROJECT NO.	DESIGNED BY	REVIEWED BY	DRAWN BY
M08-25007-00	DD	BO	EF
ORIGINAL ISSUE			DATE
SCHEMATIC DESIGN			05-22-2026

PLANTING PLAN

PH1-L5-1-04

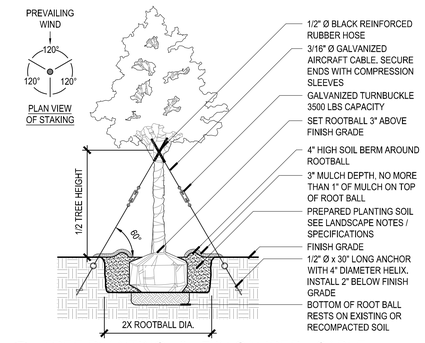
CITY OF BENTONVILLE PROJECT NO.: LSD26-0030

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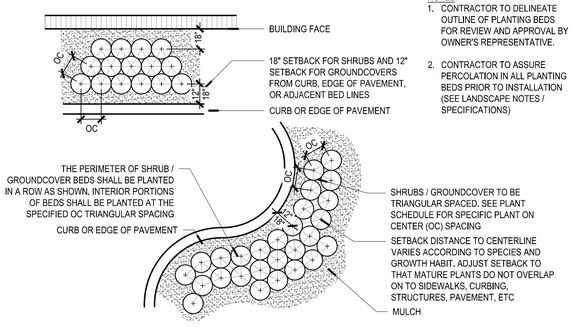
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2. CONTRACTOR TO ASSURE PERCOLATION IN ALL PLANTING BEDS PRIOR TO INSTALLATION (SEE LANDSCAPE NOTES / SPECIFICATIONS.
3. LAY OUT SHRUBS AT BED EDGE FIRST TO ESTABLISH CONTINUOUS LINE. BEST FACE OF SHURB TO FACE FRONT OF PLANTING BED.

1 SHRUB PLANTING ON SLOPE
SCALE -############



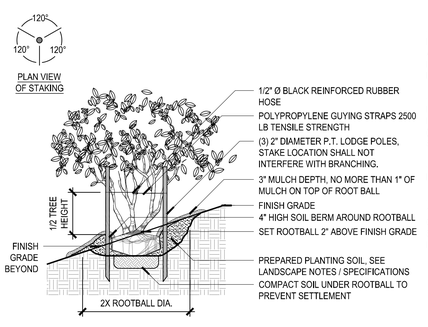
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- ALL TREES TO BE SET PLUMB IN PLANTING PIT.
- REMOVE BURLAP FROM TOP 1/3 OF ROOTBALL. COMPLETELY REMOVE ANY SYNTHETIC WRAPPING MATERIALS.

2 TREE PLANTING_ 3 - 7 IN CALIPER - CABLE
SCALE -############



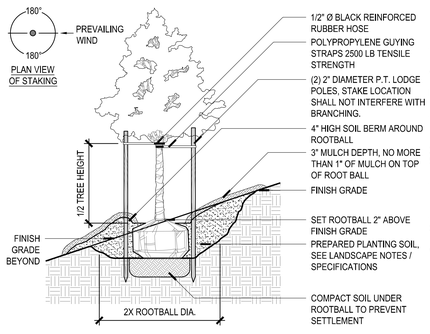
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3 SHRUB_GROUNDCOVER - SPACING
SCALE -############



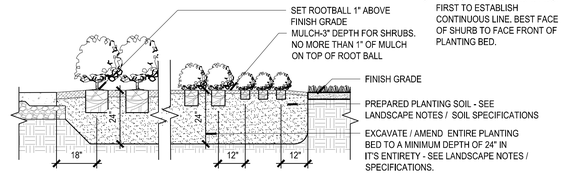
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4 TREE PLANTING_ MULTI-TRUNK TREE ON SLOPE
SCALE -############



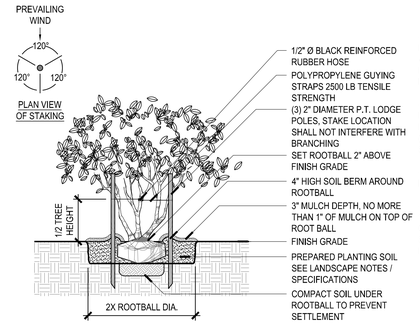
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5 TREE PLANTING 3 IN. CALIPER ON SLOPE
SCALE -############



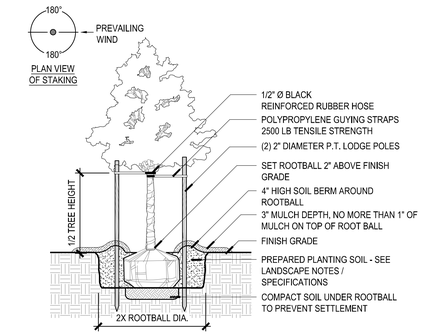
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6 SHRUB_GROUNDCOVER PLANTING
SCALE -############



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7 TREE PLANTING_ MULTI-TRUNK TREE
SCALE -############



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8 TREE PLANTING 3 IN. CALIPER
SCALE -############

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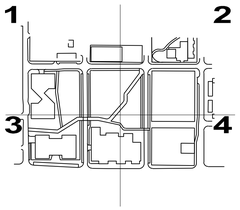
STEM UNIVERSITY - PUBLIC IMPROVEMENT PLANS PHASE 1

LARGE-SCALE DEVELOPMENT PLANS

REGISTERED LANDSCAPE ARCHITECT GREGORY SUTTON 2139 STATE OF ARKANSAS
DATE: 07/17/2026
EXP: 01/31/2027

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M08-25007-00	DD	BO	EF
ORIGINAL ISSUE			DATE
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PLANTING DETAILS

PH1-L5-5-01

CITY OF BENTONVILLE PROJECT NO.: LSD26-0030

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TREE SCHEDULE

SYMBOL	CODE	QTY	BOTANICAL NAME	COMMON NAME	SIZE	CALIPER	HEIGHT	REMARKS
TREES								
	ACE FLD	9	ACER FLORIDANUM	SOUTHERN SUGAR MAPLE	B&B	3" CAL.	18' HT. X 12' W.	HEIGHT AND SPREAD ARE BASED ON INSTALL SIZE
	ACE AGL	2	ACER RUBRUM 'JFS-KW78'	ARMSTRONG GOLD® MAPLE	B&B	3" CAL.	16' HT. X 5' W.	HEIGHT AND SPREAD ARE BASED ON INSTALL SIZE
	ACE SVA	10	ACER RUBRUM 'SUN VALLEY'	SUN VALLEY RED MAPLE	B&B	3" CAL.	17' HT. X 7' W.	HEIGHT AND SPREAD ARE BASED ON INSTALL SIZE
	CAT SPE	9	CATALPA SPECIOSA	NORTHERN CATALPA	B&B	3" CAL.	16' HT. X 10' W.	HEIGHT AND SPREAD ARE BASED ON INSTALL SIZE
	LIR FAS	4	LIRIODENDRON TULIPIFERA 'FASTIGIATA'	COLUMNAR TULIP POPLAR	B&B	3" CAL.	18' HT. X 6'' W	HEIGHT AND SPREAD ARE BASED ON INSTALL SIZE
	QUE LYR	11	QUERCUS LYRATA	OVERCUP OAK	B&B	3" CAL.	17' HT. X 8' W.	HEIGHT AND SPREAD ARE BASED ON INSTALL SIZE
	QUE SKY	3	QUERCUS ROBUR 'FASTIGIATA'	SKYROCKET® ENGLISH OAK	B&B	3" CAL.	18' HT. X 8' W.	HEIGHT AND SPREAD ARE BASED ON INSTALL SIZE
	QUE SHU	5	QUERCUS SHUMARDII	SHUMARD OAK	B&B	3" CAL.	17' HT. X 8' W.	HEIGHT AND SPREAD ARE BASED ON INSTALL SIZE
	TIL AME	2	TILIA AMERICANA	AMERICAN LINDEN	B&B	3" CAL.	18' HT. X 10' W.	HEIGHT AND SPREAD ARE BASED ON INSTALL SIZE

SHRUB SCHEDULE

CODE	BOTANICAL NAME	COMMON NAME	REMARKS
SHRUBS			
ABE ICS	ABELIA X GRANDIFLORA 'ROSE CREEK'	ROSE CREEK ABELIA	FULL SUN/PART SHADE (2-3' HT. X 3-4' W.)
AUC JPN	AUCUBA JAPONICA	JAPANESE LAUREL	PART SHADE/FULL SHADE (6-9' HT. X 5-9' W.)
BUD XBC	BUDDLEJA X 'BLUE CHIP'	LO & BEHOLD® BLUE CHIP BUTTERFLY BUSH	FULL SUN (2.5' HT. X 2.5' W.)
BUX WGM	BUXUS MICROPHYLLA JAPONICA 'WINTER GEM'	WINTER GEM JAPANESE BOXWOOD	FULL SUN/PART SHADE (5-8' HT. X 5-6' W.)
CAL AME	CALLICARPA AMERICANA	AMERICAN BEAUTYBERRY	FULL SUN/PART SHADE (3-6' HT. X 3-6' W.)
CLE FCE	CLETHRA ALNIFOLIA 'RIPPLE EFFECT'	RIPPLE EFFECT SUMMERSWEET	PART SUN/PART SHADE (3-6' HT. X 3-6' W.)
COR FA4	CORNUS SERICEA 'FARROW'	ARCTIC FIRE® RED TWIG DOGWOOD	FULL SUN/PART SHADE (3-4' HT. X 3-4' W.)
COT DAM	COTONEASTER DAMMERI	BEARBERRY COTONEASTER	FULL SUN/PART SHADE (1' HT. X 4-6' W.)
HYD ACG	HYDRANGEA PANICULATA 'LITTLE LIME'	LITTLE LIME HYDRANGEA	FULL SUN/PART SHADE (3-5' HT. X 3-5' W.)
HYD WEE	HYDRANGEA QUERCIFOLIA 'PEE WEE'	PEE WEE OAKLEAF HYDRANGEA	FULL SUN/PART SHADE (3-4' HT. X 3-4' W.)
ILE HPE	ILEX CRENATA 'BURFORDII'	BURFORD JAPANESE HOLLY	FULL SUN/PART SHADE (6-8' HT. X 8-12' W.)
ILE WI3	ILEX VERTICILLATA	WINTERBERRY	FULL SUN/PART SHADE (6-12' HT. X 6-12' W.)
ITE HGL	ITEA VIRGINICA 'LITTLE HENRY SWEETSPIRE'	LITTLE HENRY SWEETSPIRE	FULL SUN (1.5-2' HT. X 2-2.5' W.)
JUN CJF	JUNIPERUS CONFERTA	SHORE JUNIPER	FULL SUN (1' HT. X 6-7' W.)
JUN PFT	JUNIPERUS X PFITZERIANA	PFITZER JUNIPER	FULL SUN /PART SHADE (6-12' HT. X 8-12' W.)
PHY LIT	PHYSOCARPUS OPULIFOLIUS 'LITTLE DEVIL'	LITTLE DEVIL™ DWARF NINEBARK	FULL SUN (3-4' HT. X 3-4' W.)
RHU GRO	RHUS AROMATICA 'GRO-LOW'	GRO-LOW FRAGRANT SUMAC	FULL SUN/PART SHADE (1.5' HT. X 6-8' W.)
ANNUALS/PERENNIALS			
AMS HU2	AMSONIA HUBRICHTII	ARKANSAS BLUESTAR	FULL SUN/PART SHADE (2-3' HT. X 2-3' W.)
ANE HON	ANEMONE X HYBRIDA 'HONORINE JOBERT'	HONORINE JOBERT JAPANESE ANEMONE	FULL SUN/PART SHADE (3-4' HT.X 1.5-2' W.)
ASC TUB	ASCLEPIAS TUBEROSA	BUTTERFLY MILKWEED	FULL SUN (1-2' HT. X 1-1.5' W.)
DIC ALB	DICENTRA SPECTABILIS 'ALBA'	WHITE JAPANESE BLEEDING HEART	PART SHADE/FULL SHADE (2-2.5' HT. X 1.5-2' W.)
ECH ANG	ECHINACEA ANGUSTIFOLIA	NARROW LEAF CONEFLOWER	FULL SUN (1-2' HT. X 1-1.5' W.)
HEM WIN	HEMEROCALLIS X 'LITTLE WINE CUP'	LITTLE WINE CUP DAYLILY	FULL SUN (1.5-2' HT. X 1.5-2' W.)
LIR ROY	LIRIOPE MUSCARI 'ROYAL PURPLE'	ROYAL PURPLE LILYTURF	FUL SUN/PART SHADE/FULL SHADE (1-2' HT. X 1-2' W.)
PEN MAR	PENSTEMON HETEROPHYLLUS 'MARGARITA BOP'	MARGARITA BOP PENSTEMON	FULL SUN (1.5-2' HT. X 1.5-2' W.)
RUD HIR	RUDBECKIA HIRTA	BLACK-EYED SUSAN	FULL SUN (3' HT. X 2.5' W.)
SAL FMN	SALVIA OFFICINALIS	SAGE	FULL SUN (2-2.5' HT. X 2-2.5' W.)
VER XPU	VERONICA SPICATA 'PURPLE ILLUSION'	MAGIC SHOW® PURPLE ILLUSION SPEEDWELL	FULL SUN/PART SHADE (1.5' HT. X 1.5' W.)
VIN CO2	VINCA MINOR	COMMON PERIWINKLE	FULL SUN/PART SHADE (4-6" HT. X 6-12" W.)
ORNAMENTAL GRASSES			
CAL KAR	CALAMAGROSTIS X ACUTIFLORA 'KARL FOERSTER'	KARL FOERSTER FEATHER REED GRASS	FULL SUN/PART SHADE (3-4' HT. 2-3' W.)
PAN SHD	PANICUM VIRGATUM 'SHENANDOAH'	SHENANDOAH SWITCH GRASS	FULL SUN (3' HT. X 2-3' W.)
SCH ST2	SCHIZACHYRIUM SCOPARIUM 'STANDING OVATION'	STANDING OVATION LITTLE BLUESTEM	FULL SUN (3-4' HT. X 1-2' W.)
SPO HET	SPOROBOLUS HETEROLEPIS	PRAIRIE DROPSEED	FULL SUN (3' HT. 2' W.)

SHRUBS			
SYMBOL	DESCRIPTION	REMARKS	AREA
PA	80% SHRUBS, 10% ORNAMENTAL GRASS, 10% PERENNIAL	ALL SHRUBS TO BE 5 GAL. ALL ORNAMENTAL GRASSES TO BE 3 GAL. ALL PERENNIAL TO BE 1 GAL.	21173.45 SQ. FT.

T5 Site Landscape Compliance

Front and Side-Street Setbacks

Landscape Area / Street	Measurement Type	Measured Quantity	Code Rate (LF/Per Tree)	Trees Required	Trees Provided	Compliance	Notes
SW 6th Street setback	Linear Feet		60				
SW F Street setback	Linear Feet		60				
SW E Street setback	Linear Feet		60				
SW D Street setback	Linear Feet		60				

Other Contiguous Pervious Areas

Pervious Area ID	Measurement Type	Area (SF)	Code Rate (SF/Tree)	Trees Required	Trees Provided	Compliance	Notes
Pervious Area 1	Square Feet		1800				
Pervious Area 2	Square Feet		1800				
Pervious Area 3	Square Feet		1800				
Pervious Area 4	Square Feet		1800				
Pervious Area 5	Square Feet		1800				
Pervious Area 6	Square Feet		1800				
Pervious Area 7	Square Feet		1800				
Pervious Area 8	Square Feet		1800				

Summary	Trees Required	Trees Provided	Compliance
Setbacks	0	0	YES
Other Pervious Areas	0	0	YES

Street Tree and Parkway Compliance

Street Segment	Eligible Parkway Length (LF)	Max. Spacing (FT)	Trees Required	Trees Provided	Maximum Actual Spacing (FT)	Parkway Type	Required Width (FT)	Provided Width (FT)	Compliance / Notes
SW 6th Street	685	50	14	20		25 Standard Tree Well	5.5	4	
SW F Street	597	50	12	10		25 Continuous Planter	5.5	6	Utilities and road curb cut inhibit tree placement
SW 8th Street	725	50	15	23		25 Continuous Planter	5.5	20	

Parkway Type Reference	Applicable to T5	Minimum Width	Length / Surface
Continuous Planter	Yes	5.5 FT	Continuous; landscaped; intermittent rain gardens/LID allowed
Long Tree Well	Yes	5.5 FT	12–20 FT long; landscaped ground cover/tree guards or rain garden/LID
Standard Tree Well	Yes	5.5 FT	5.5 FT min.; rubberized mulch or expandable grate

Tree Diversity Compliance

Metric	Code Limit	Project Input	Calculated Limit	Percentage	Compliance	Notes
Total proposed trees	—	58		—		
Largest single species	50% maximum	11	29	19.0%	YES	
Ornamental trees	25% maximum	0	14	0.0%	YES	
Evergreen trees	No minimum in T5	0	N/A	0.0%	YES	General 10% evergreen minimum does not apply in T5

Species / Type	Quantity	% of Total Trees	Maximum Allowed	Compliance	Notes
Acer 'JFS-KW78' Armstrong Gold	2	3.4%	50	YES	
Acer floridanum	9	15.5%	50	YES	
Acer rubrum 'Sun Valley'	10	17.2%	50	YES	
Liriodendron tulipifera 'Fastigiatum'	5	8.6%	50	YES	
Catalpa speciosa	9	15.5%	50	YES	
Quercus lyrata	11	19.0%	50	YES	
Quercus rubra Fastigia	5	8.6%	50	YES	
Quercus shumardii	5	8.6%	50	YES	
Tilia americana	2	3.4%	50	YES	

Plant Material Standards

Plant Type	Code Minimum	Proposed Standard	Container / Caliper	Height	Compliance	Notes
Shade tree	2.5-IN caliper and 6 FT tall	3-IN caliper	B&B / 3-IN	Varies; schedule shows 16–18 FT for many species	YES	
Ornamental tree	2-IN caliper and 6 FT tall	N/A	N/A	N/A	N/A	
Evergreen tree	8 FT tall	N/A	N/A	N/A	N/A	No evergreen minimum in T5
Shrub	3-gallon and 18 IN tall	5-gallon	5 GAL	18" Min Height	YES	
Ornamental grass	Per approved plans/specifications	3-gallon	3 GAL	18" Min Height	YES	
Perennial	Per approved plans/specifications	1-gallon	1 GAL	6" Min Height	YES	

Existing Tree Preservation and Mitigation

Tree ID	Species	DBH (IN)	Condition	Significant Tree	Disposition	Preservation Credit	Replacement Required	Notes
EX-01	None							
EX-02	None							
EX-03	None							

Preservation Credit Reference	DBH Range	Credit	Notes
Small significant tree	4–7.9 IN	2	Credit toward required trees
Medium	8–17.9 IN	4	
Large	18–23.9 IN	6	
Very large	24–29.9 IN	8	
Legacy	30+ IN	10	

ALL TREES AND LANDSCAPE PLANTING ARE PLANNED FOR INSTALLATION AS PART OF PHASE 2 TO PREVENT DAMAGE AND MINIMIZE CONFLICTS DURING ONGOING BUILDING CONSTRUCTION ACTIVITIES. TEMPORARY SITE STABILIZATION MEASURES, INCLUDING EROSION AND SEDIMENT CONTROL AS REQUIRED, WILL BE IMPLEMENTED DURING PHASE 1 TO ENSURE SITE INTEGRITY AND ENVIRONMENTAL COMPLIANCE UNTIL PERMANENT LANDSCAPING IS INSTALLED.

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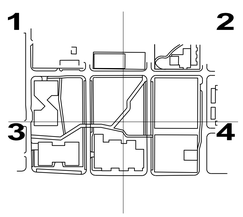
NOT FOR CONSTRUCTION

STEM UNIVERSITY - PUBLIC IMPROVEMENT PLANS PHASE 1

LARGE-SCALE DEVELOPMENT PLANS

DATE: 07/17/2026
EXP: 01/31/2027

NO.	DATE	REVISION
	05-22-26	#1 LARGE SCALE DEVELOPMENT
	06-17-26	#2 LARGE SCALE DEVELOPMENT
	07-17-26	#3 LARGE SCALE DEVELOPMENT



PROJECT NO.	DESIGNED BY	REVIEWED BY	DRAWN BY
M08-25007-00	DD	BO	EF
ORIGINAL ISSUE			DATE
SCHEMATIC DESIGN			05-22-2026

PLANTING SCHEDULE

PH1-L5-6-01

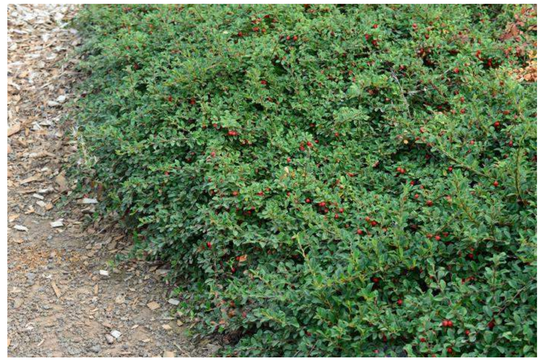
CITY OF BENTONVILLE PROJECT NO.: LSD26-0030

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EVERGREEN SHRUBS



Aucuba japonica - Japanese Aucuba



Cotoneaster dammeri - Bearberry Cotoneaster



Ilex crenata 'Burfordii' - Burford Japanese Holly



Cephalotaxus haringtonia 'Hedgehog' - Hedgehog Plum Yew



Buxus microphylla var japonica - Japanese Boxwood



Juniperus pfitzeriana - Pfitzer Juniper



Juniperus conferta - Shore Juniper

ORNAMENTAL GRASSES



Schizachyrium scoparium 'Standing Ovation' - Standing Ovation Little Bluestem



Calamagrostis x acutiflora 'Karl Foerster' - Karl Foerster Feather Reed Grass



Sporobolus heterolepis - Prairie Dropseed



Panicum virgatum 'Shenandoah' - Shenandoah Switch Grass

PERENNIALS



Amsonia hubrichtii - Arkansas Bluestar



Rudbeckia hirta - Black Eyed Susan



Asclepias tuberosa - Butterfly Weed



Rhus aromatica 'Gro-Low' - Gro Low Fragrant Sumac



Anemone x hybrida 'Honorine Jobert' - Honorine Jobert Japanese Anemone

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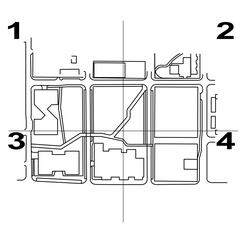
STEM UNIVERSITY - PUBLIC IMPROVEMENT PLANS PHASE 1

LARGE-SCALE DEVELOPMENT PLANS

REGISTERED LANDSCAPE ARCHITECT GREGGORY SUTTON 2170 STATE OF ARKANSAS

DATE: 07/17/2026
EXP: 01/31/2027

NO.	DATE	REVISION
	05-22-26	#1 LARGE SCALE DEVELOPMENT
	06-17-26	#2 LARGE SCALE DEVELOPMENT
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PROJECT NO.	DESIGNED BY	REVIEWED BY	DRAWN BY
M08-25007-00	DD	BO	EF
ORIGINAL ISSUE			DATE
SCHEMATIC DESIGN			05-22-2026

PLANTING SCHEDULE

PH1-L5-6-02

CITY OF BENTONVILLE PROJECT NO.: LSD26-0030

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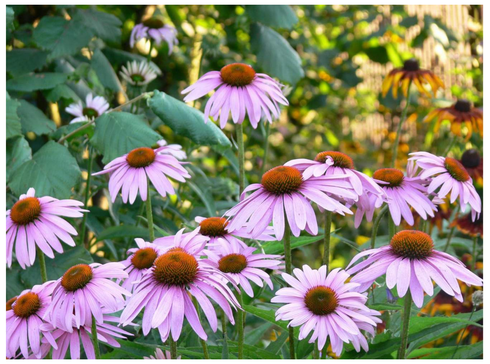
PERENNIALS



Hemerocallis x 'Little Wine Cup' - Little Wine Cup Daylily



Penstemon heterophyllus 'Margarita BOP' - Margarita BOP Penstemon



Echinacea angustifolia - Narrow Leaved Coneflower



Veronica spicata 'Purple Illusion' - Purple Illusion Speedwell



Liriope muscari 'Royal Purple' - Royal Purple Lilyturf



Salvia officinalis - Sage



Vinca minor - Common Periwinkle

SHRUBS



Callicarpa americana - American Beautyberry



Buddleia x 'Blue Chip' - Blue Chip Butterfly Bush



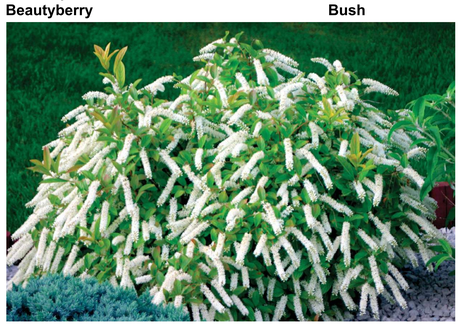
Cornus sericea 'Farrow' - Farrow Red-Twig Dogwood



Physocarpus opulifolius 'Little Devil' - Little Devil Ninebark



Hydrangea paniculata 'Little Lime' - Little Lime Hydrangea



Itea virginica 'Little Henry' - Little Henry Sweetspire



Hydrangea quercifolia 'Pee Wee' - Pee Wee Oakleaf Hydrangea



Clethra alnifolia 'Ripple Effect' - Ripple Effect Summersweet



Abelia x grandiflora 'Rose Creek' - Rose Creek Abelia

TURF



RTF Tall Fescue

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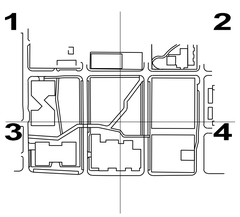
STEM UNIVERSITY - PUBLIC IMPROVEMENT PLANS PHASE 1

LARGE-SCALE DEVELOPMENT PLANS

ARKANSAS LICENSED LANDSCAPE ARCHITECT GREGORY SUTTON 2159 STATE OF ARKANSAS

DATE: 07/17/2026
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ORIGINAL ISSUE			DATE
SCHEMATIC DESIGN			05-22-2026

PLANTING SCHEDULE

PH1-L5-6-03

CITY OF BENTONVILLE PROJECT NO.: LSD26-0030

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IRRIGATION MATERIAL LEGEND

SYMBOL Q	T	H	F	MANUFACTURER	MODEL NO. / DESCRIPTION	FLOW RATE (GPM)	PSI	RADIUS	P.R. (TRI.)	DETAIL
				RAIN BIRD	RD-06-S-P30-F 6" POP-UP TURF HEAD WITH 5Q/5H NOZZLES	.10, .20	30	5 FT	1.78 IN./HR.	A
				RAIN BIRD	RD-06-S-P30-F 6" POP-UP TURF HEAD WITH AN 8 SERIES HE-VAN ADJUSTABLE ARC NOZZLE	.29, .39, .59, 1.17	30	8 FT	2.03 IN./HR.	A
				RAIN BIRD	RD-06-S-P30-F 6" POP-UP TURF HEAD WITH AN 10 SERIES HE-VAN ADJUSTABLE ARC NOZZLE	.45, .59, .89, 1.78	30	10 FT	1.98 IN./HR.	A
				RAIN BIRD	RD-06-S-P30-F 6" POP-UP TURF HEAD WITH AN 12 SERIES HE-VAN ADJUSTABLE ARC NOZZLE	.59, .79, 1.18, 2.37	30	12 FT	1.83 IN./HR.	A
				RAIN BIRD	RD-06-S-P30-F 6" POP-UP TURF HEAD WITH AN 15 SERIES HE-VAN NOZZLE	.93, 1.23, 1.85, 3.70	30	15 FT	1.83 IN./HR.	A
				RAIN BIRD	RD-06-S-P30-F 6" POP-UP TURF HEAD WITH LCS/RCS/15SST NOZZLES	.61, 1.21	30	4X15 FT 4X30 FT	1.95 IN./HR.	A
				RAIN BIRD	RD-6-S-P45-F 6" POP-UP TURF HEAD WITH R-VAN14 (Q/T/H) / R-VAN14-360 NOZZLES	.32, .42, .63, 1.27	45	14 FT	0.70 IN./HR.	A
				RAIN BIRD	RD-6-S-P45-F 6" POP-UP TURF HEAD WITH R-VAN18 (Q/T/H) / R-VAN18-360 NOZZLES	.50, .62, 1.17, 1.85	45	18 FT	0.70 IN./HR.	A
				RAIN BIRD	RD-6-S-P45-F 6" POP-UP TURF HEAD WITH R-VAN24 (Q/T/H) / R-VAN24-360 NOZZLES	.84, 1.16, 1.68, 3.48	45	24 FT	0.70 IN./HR.	A
				RAIN BIRD	5006-PL-PC-SAM-R 6" POP-UP TURF ROTOR WITH MPR-25 NOZZLES (RED)	1.00, 1.38, 1.98, 3.82	45	25 FT	0.70 IN./HR.	B
				RAIN BIRD	5006-PL-PC-SAM-R 6" POP-UP TURF ROTOR WITH MPR-30 NOZZLES (GREEN)	1.40, 1.85, 2.96, 5.78	45	30 FT	0.70 IN./HR.	B
				RAIN BIRD	5006-PL-PC-SAM-R 6" POP-UP TURF ROTOR WITH MPR-35 NOZZLES (BEIGE)	1.92, 2.46, 3.81, 7.58	45	35 FT	0.70 IN./HR.	B
				RAIN BIRD	RD-12-S-P30-F 12" POP-UP SHRUB HEAD WITH 5Q/5H NOZZLES	.10, .20	30	5 FT	1.78 IN./HR.	A
				RAIN BIRD	RD-12-S-P30-F 12" POP-UP SHRUB HEAD WITH 8 SERIES HE-VAN ADJUSTABLE ARC NOZZLE	.29, .39, .59, 1.17	30	8 FT	2.03 IN./HR.	A
				RAIN BIRD	RD-12-S-P30-F 12" POP-UP SHRUB HEAD WITH 10 SERIES HE-VAN ADJUSTABLE ARC NOZZLE	.45, .59, .89, 1.78	30	10 FT	1.98 IN./HR.	A
				RAIN BIRD	RD-12-S-P30-F 12" POP-UP SHRUB HEAD WITH 12 SERIES HE-VAN ADJUSTABLE ARC NOZZLE	.59, .79, 1.18, 2.37	30	12 FT	1.83 IN./HR.	A
				RAIN BIRD	RD-12-S-P30-F 12" POP-UP SHRUB HEAD WITH 15 SERIES HE-VAN ADJUSTABLE ARC NOZZLE	.93, 1.23, 1.85, 3.70	30	15 FT	1.83 IN./HR.	A
				RAIN BIRD	RD-12-S-P30-F 12" POP-UP SHRUB HEAD WITH LCS/RCS/SS530 NOZZLES	.61, 1.21	30	4X15 FT 4X30 FT	1.95 IN./HR.	A
				RAIN BIRD	RD-12-S-P45-F 12" POP-UP SHRUB HEAD WITH R-VAN14 (Q/T/H) / R-VAN14-360 NOZZLES	.32, .42, .63, 1.27	45	14 FT	0.70 IN./HR.	A
				RAIN BIRD	RD-12-S-P45-F 12" POP-UP SHRUB HEAD WITH R-VAN18 (Q/T/H) / R-VAN18-360 NOZZLES	.50, .62, 1.17, 1.85	45	18 FT	0.70 IN./HR.	A
				RAIN BIRD	RD-12-S-P45-F 12" POP-UP SHRUB HEAD WITH R-VAN24 (Q/T/H) / R-VAN24-360 NOZZLES	.84, 1.16, 1.68, 3.48	45	24 FT	0.70 IN./HR.	A
				RAIN BIRD	5012-PL-PC-SAM-R 12" POP-UP SHRUB ROTOR WITH MPR-25 NOZZLES (RED)	1.00, 1.38, 1.98, 3.82	45	25 FT	0.70 IN./HR.	B
				RAIN BIRD	5012-PL-PC-SAM-R 12" POP-UP SHRUB ROTOR WITH MPR-30 NOZZLES (GREEN)	1.40, 1.85, 2.96, 5.78	45	30 FT	0.70 IN./HR.	B
				RAIN BIRD	5012-PL-PC-SAM-R 12" POP-UP SHRUB ROTOR WITH MPR-35 NOZZLES (BEIGE)	1.92, 2.46, 3.81, 7.58	45	35 FT	0.70 IN./HR.	B
				RAIN BIRD	RD-06-S-NP 6" POP-UP BUBBLER HEAD WITH A HUNTER MSBN-50Q STREAM BUBBLER NOZZLE. EACH SYMBOL REPRESENTS TWO (2) BUBBLER TO PROVIDE A TOTAL OF TWO (2) BUBBLERS PER TREE. PLACE THE BUBBLER HEADS SIX (6) INCHES FROM THE ROOT BALL OF THE TREE AND ON OPPOSITE SIDES OF THE TREE. ADJUST BUBBLER STREAMS TO WET THE ROOT BALL AND ADJACENT AMENDED SOIL WITHOUT HITTING THE TRUNK OF THE TREE.	.50 (1.00 TOTAL)	30	1.5 FT	1.50 IN./HR.	A,C
				NETAFIM	SUB-SURFACE INLINE DRIP TUBING AS DESCRIBED BELOW: TLHCVXR5-CS-12 SUBSURFACE DRIP TUBING (BROWN EXTERIOR COLOR WITH COPPER OXIDE STRIPE) WITH 0.53 GPH, PRESSURE COMPENSATING EMITTERS INTERNALLY INSTALLED IN THE DRIP TUBING AT 12" O.C. SPACING. DRIP TUBING SHALL BE EQUIPPED WITH COPPER OXIDE INFUSED EMITTERS, AND A CONTINUOUS COPPER OXIDE STRIPE ON THE EXTERIOR OF THE TUBING TO PREVENT ROOT INTRUSION INTO THE DRIP EMITTER. DRIP EMITTERS SHALL BE CONTINUOUS FLUSHING TYPE AND EQUIPPED WITH A CHECK VALVE AND ANTI-SIPHON FEATURE. DRIP TUBING SHALL BE LASER ENGRAVED WITH THE MODEL NUMBER OF THE TUBING ON THE EXTERIOR OF THE TUBING. TUBING BE INSTALLED 2" BELOW FINISHED SOIL GRADE (NOT COUNTING MULCH) AND IN PARALLEL ROWS A MAXIMUM OF 18" ON CENTER. THE PERIMETER ROW OF DRIP TUBING SHALL BE INSTALLED A MAXIMUM OF 4" FROM THE EDGE OF ANY HARDSCAPE OR TURF EDGE. ALL SUBSEQUENT INTERIOR ROWS SHALL BE ADJUSTED TO PROVIDE AN EVEN SPACING ACROSS THE PLANTER WITHOUT EXCEEDING 18" MAXIMUM SPACING. INSTALL 9" PVC COATED GALVANIZED TUBING STAKES A MAXIMUM OF FIVE (5) FEET ON CENTER ALONG THE LENGTH OF THE TUBING. TUBING STAKES SHALL BE MODEL #GDTS140900 AS MANUFACTURED BY GPH IRRIGATION PRODUCTS (866) 582-9684. THE HATCH PATTERN SYMBOLS ON THE PLANS REPRESENT THE APPROXIMATE DIRECTION AND SPACING OF THE DRIP TUBING ROWS, SEE SPACING REQUIREMENTS ABOVE AND IN DETAILS.	0.53 GPH / EMITTER	40	N/A	0.70 IN./HR.	D,E
NO SYMBOL				NETAFIM	CONNECTION BETWEEN INLINE DRIP TUBING AND PVC SUPPLY AND DISCHARGE HEADERS SHALL BE MADE USING SCH. 40 PVC SXT FITTINGS, TL BARBED DRIP TUBING FITTINGS AND BLANK DRIP TUBING. USE A SCH. 40 PVC LATERAL X LATERAL X 1/2" SxSxT TEE (OR A LATERAL X 1/2" SXT 90° ELBOW) FITTING ON THE PVC LATERAL LINE HEADER, A TL050MA BARB X 1/2" MALE ADAPTER, A SHORT LENGTH OF BLANK DRIP TUBING, AND A TLTEE BARBED TEE FITTING. ALL END RUNS OF TUBING SHALL BE CONNECTED WITH A PVC DISCHARGE HEADER. NO HEATING OF TUBING SHALL BE ALLOWED FOR ASSEMBLY.					D,E
NO SYMBOL				NETAFIM	TL SERIES 17mm BARBED FITTINGS FOR CONNECTIONS BETWEEN DRIP TUBING (TUBING-TO-TUBING ONLY). NO HEATING OF TUBING SHALL BE ALLOWED.					D,E
				AS APPROVED	PVC SUPPLY AND DISCHARGE HEADERS SHALL BE PVC LATERAL LINE PIPE (AS SHOWN BELOW), 1 1/4" MINIMUM SIZE WITH SCH. 40 PVC FITTINGS.					D,E
			F	GPH IRRIGATION/ RAIN BIRD	GDFN DRIP FLUSH / INDICATOR NOZZLE, ORANGE IN COLOR, INSTALLED ONTO A RAIN BIRD RD-12-S-P45-F SPRINKLER BODY. THE FLUSH NOZZLE SHALL BE CLOSED FOR NORMAL OPERATION OF THE DRIP SYSTEM.					E,F
			M	P.O.C.	1.5" OR 2" CONNECTION FROM THE POTABLE WATER NETWORK. VERIFY SIZE, LOCATION AND PRESSURE IN THE FIELD.					N/A
			P	HYDROPOINT / WEATHERTRAK	WTF3-XXX-PD-NC 1.5" OR 2" NORMALLY CLOSED, THREADED PHOTO DIODE HYDROMETER (COMBINATION FLOW SENSOR AND MASTER VALVE). CONNECT THE HYDROMETER TO THE TWO-WIRE PATH USING BOTH A MODEL WT2W-H2O-FS FLOW SENSOR DECODER AND A MODEL WT2W-H2O-MV MASTER VALVE DECODER. INSTALL PER MANUFACTURER'S RECOMMENDATIONS AND INSIDE A STANDARD RECTANGULAR VALVE BOX. USE A 1.5" HYDROMETER WITH 1.5" WATER POC'S AND A 2" HYDROMETER FOR ALL 2" POC'S.					G
				LEEMCO	LMV-XX-BBHDSS SELF RESTRAINING, RESILIENT WEDGE GATE VALVE FOR HDPE PIPE, SIZE PER MAINLINE (2" - 4"). GATE VALVE INCLUDES TWO (2) STAINLESS STEEL PIPE STIFFENERS, AND DOUBLE C-CLAMP PIPE RESTRAINTS. INSTALL INSIDE A 10" ROUND VALVE BOX.					H
			B	LASCO	V20101HD-SC 2" SLO-CLOSE SCH. 80 PVC TRUE-UNION BALL VALVE WITH HDPE FUSED CONNECTIONS, AS A MANIFOLD ISOLATION VALVE TO BE INSTALLED UP STREAM OF THE REMOTE CONTROL VALVE MANIFOLDS. ALL REMOTE CONTROL VALVES ARE INTENDED TO BE INSTALLED IN MANIFOLDS OFF OF THE HDPE MAINLINE, SEE DETAILS. INSTALL INSIDE A 10" ROUND VALVE BOX.					I,J
				RAIN BIRD	44-LRC 1" QUICK COUPLER VALVE WITH LOCKING, YELLOW VINYL COVER AND A LASCO G1MS-218 SWING JOINT. INSTALL INSIDE A 10" ROUND VALVE BOX. FOR HDPE MAINLINES INSTALL A LASCO P330-251 2" HDPE X 1 1/2" FEMALE ACME THREADED TAPT HYBRID COUPLING TO CONNECT TO THE PVC SWING JOINT WITH A MALE ACME THREADED INLET.					K,J
				RAIN BIRD	XX0-PGA-PRS-D PLASTIC, PRESSURE REGULATING, REMOTE CONTROL VALVE (RCV), SIZES AS SHOWN (1", 1 1/2" AND 2" SIZES). SET THE PRS-D PRESSURE REGULATOR TO PROVIDE THE STATED OPERATING PRESSURE OF THE SPRINKLER OR BUBBLER AT THE HIGHEST OR FARTHEST HEAD ON THE RCV ZONE. INSTALL THE RCV INSIDE A STANDARD RECTANGULAR VALVE BOX. INSTALL THE RCV WITH A VALVE DECODER AS DESCRIBED BELOW.					L,J
				RAIN BIRD	1X0-PGA PLASTIC, DRIP REMOTE CONTROL VALVE (DRCV) SIZES AS SHOWN (1" AND 1 1/2" SIZES). EACH 1" DRCV SHALL BE INSTALLED WITH A QKCHK-100 1" DRIP BASKET FILTER (200 MESH FILTER ELEMENT AND A "QUICK CHECK" CAP), AND A PSI-H40X-100 1" HIGH FLOW, INLINE PRESSURE REGULATOR. EACH 1 1/2" DRCV SHALL BE INSTALLED WITH A LCRBY200D 2" LARGE CAPACITY DRIP WYE FILTER (120 MESH DISCK FILTER), AND A PSI-H40X-150 1 1/2" HIGH FLOW, INLINE PRESSURE REGULATOR. THE 1" DRCV ASSEMBLY SHALL BE INSTALLED INSIDE A STANDARD RECTANGULAR VALVE BOX AND THE 1 1/2" DRCV INSIDE A "JUMBO" RECTANGULAR VALVE BOX. INSTALL THE RCV WITH A VALVE DECODER AS DESCRIBED BELOW.					M,N,J
NO SYMBOL				LASCO	ALL RCV'S AND DRCV'S SHALL BE INSTALLED OFF OF THE MAINLINE ONTO A 2" MANIFOLD MAINLINE AND BE ISOLATED WITH A 2" BALL VALVE.					J
NO SYMBOL				HYDROPOINT / WEATHERTRAK	PRE-PROGRAMMED, STATION VALVE DECODERS SHALL BE INSTALLED TO CONNECT EACH RCV AND DRCV TO THE TWO-WIRE PATH. TWO (2) STATION DECODERS, MODEL WT2W-H2O-1VDP, ARE REQUIRED FOR MANIFOLDS WITH TWO OR MORE CONTROL VALVES. USE OF SINGLE (1) STATION DECODERS, MODEL WT2W-H2O-1VDP, SHALL BE LIMITED TO SINGLE CONTROL VALVES OR WHEN ODD NUMBERS OF VALVES OCCUR WITHIN A VALVE MANIFOLD.					O
			G	HYDROPOINT / WEATHERTRAK	WT2W-H2O-SA TWO-WIRE LINE SURGE ARRESTOR DECODER (SAD). INSTALL ONE (1) SAD WITHIN 25 FEET OF THE CONTROLLER LOCATION, AND WITH ADDITIONAL SAD DEVICES ALONG THE TWO-WIRE PATH AS FOLLOWS: ONE (1) DEVICE INSTALLED EVERY 500 FEET ALONG TWO-WIRE PATH, ONE (1) AT EACH END OF THE TWO-WIRE PATH BRANCHES LONGER THAN TWENTY-FIVE (25) FEET. THE CONTRACTOR IS TO STAKE OUT THE PROPOSED LOCATIONS OF THE DEVICE FOR APPROVAL AND DOCUMENT FINAL LOCATIONS ON THE AS-BUILT RECORD DRAWINGS.					P
			C	HYDROPOINT / WEATHERTRAK	WTPRO3-C+H2OXX-SPT-AX 48 OR 96 STATION (SEE THE CONTROLLER NOTE), TWO WIRE (DECODER TYPE) CONTROLLER COMPLETE WITH LTE CELLULAR MODEM AND TEN YEARS OF THE WEATHERTRAK CENTRAL AND AUTOMATIC WEATHER SERVICE. CONTROLLER MODEL NUMBER INCLUDES A HEAVY-DUTY, STAINLESS STEEL, SLOPE TOP ENCLOSURE. INSTALL THE ENCLOSURE ONTO A V.I.T. PRODUCTS QP-16 "QUICK PAD" MOUNTING PAD. PROVIDE A WTUPD-KEY CLOUD UPDATE KEY AND A WTOF-KEY OPTIFLOW KEY TO BE INSTALLED FOR EACH CONTROLLER. GROUND THE CONTROLLER AS RECOMMENDED BY THE MANUFACTURER.					Q,R
			R	HYDROPOINT	WT-RS WIRED RAIN SENSOR, MOUNT ON SIDE OF THE ENCLOSURE AND WIRE TO CONTROLLER INSTALL THE RAIN SENSOR INSIDE A V.I.T. PRODUCTS RGVRSS RAIN SENSOR ENCLOSURE.					Q
NO SYMBOL				PAIGE ELECTRIC	THE CONTROLLER SHALL BE GROUNDED USING A #182000 5/8" X 8 FOOT COPPER CLAD GROUND ROD, A #182005 CAST BRONZE ROD CLAMP AND THE REQUIRED LENGTH OF #6AWG BARE, SINGLE STRAND COPPER GROUND WIRE. GROUND ROD AND CLAMPS SHALL ALSO BE USED TO GROUND THE SURGE ARRESTOR DECODERS (SAD) AS REQUIRED BY THE MANUFACTURER. INSTALL GROUND RODS INSIDE A 10" ROUND VALVE BOX.					R,P
			E	N/A	120 VOLT ELECTRICAL POWER FOR CONTROLLER, PROVIDED BY ELECTRICIAN, VERIFY ACTUAL LOCATION IN FIELD					N/A
				AS APPROVED	PVC PIPE 3/4" - 3" CL. 200, SOLVENT WELD WITH SCH. 40 PVC FITTINGS, AS LATERAL LINES INSTALLED 12" BELOW FINISHED GRADE					S
				CMF GLOBAL / AQUAFUSE	HDPE IRON PIPE SIZE (IPS) PRESSURE PIPE (PE4710), DR 11 (RATED AT 202 PSI) 2" - 4" SIZES, AS MAINLINE PIPE INSTALLED DOWNSTREAM OF THE MASTER MASTER CONTROL VALVE AND FLOW SENSOR ASSEMBLY. ALL HDPE PIPE SHALL BE FULLY FUSED USING A MANUFACTURER APPROVED FUSING DEVICE, SEE FUSING AND FITTING REQUIREMENTS BY SIZE BELOW. HDPE MAINLINE SHALL BE INSTALLED 24" BELOW FINISHED GRADE. FOR CONTROL VALVE MANIFOLDS THE HDPE PIPING SHALL BE 2" SIZE WITH 2" HDPE RISERS TO THE CONTROL VALVES REGARDLESS OF CONTROL VALVE SIZE.					S
				AS APPROVED	PVC PIPE SCH. 40 AS SLEEVING, TWICE THE DIAMETER OF PIPE OR WIRE BUNDLE CARRIED (2" MINIMUM SIZE). INSTALL ALL PIPE AND WIRE UNDER PAVING, HARDSCAPE, ETC. (OR AS DIRECTED BY ARCHITECT) INSIDE SLEEVES. SLEEVES UNDER PEDESTRIAN PAVING SHALL BE 24" BELOW FINISHED GRADE. SLEEVES UNDER VEHICULAR PAVING SHALL BE INSTALLED 36" BELOW FINISHED GRADE.					T
NO SYMBOL				LASCO	ALL PVC FITTINGS USED WITH SOLVENT WELD LATERAL LINE PIPE SHALL BE SCH. 40 PVC FITTINGS, WHITE IN COLOR, AND SIZED TO MATCH THE LATERAL LINE PIPE. ALL THREADED PVC NIPPLES SHALL BE SCH. 80 PVC PIPE, DARK GRAY IN COLOR, WITH MOLDED THREADS.					N/A
NO SYMBOL				WELD-ON	ALL SOLVENT WELD CONNECTIONS FOR LATERAL LINE SHALL BE MADE USING THE TWO-STEP PROCESS OF PRIMER AND SOLVENT CEMENT. PRIMER SHALL BE P-70 LOW VOC "PURPLE PRIMER". LATERAL LINE SOLVENT CEMENT SHALL BE 705 LOW VOC, GRAY COLORED, MEDIUM BODIED CEMENT. USE DAUBERS SIZED AT LEAST ONE-HALF THE SIZE OF THE LARGEST PIPE BEING JOINED. ALL SOLVENT CEMENTED JOINTS SHALL BE MADE PER THE PIPE AND FITTING MANUFACTURER'S RECOMMENDATIONS.					N/A
NO SYMBOL				CMF GLOBAL / AQUAFUSE	HDPE PIPE (MAINLINES) MAY BE INSTALLED WITH BENDS ALLOWABLE BY THE MANUFACTURER BASED ON THE SIZE OF THE PIPE. WHERE TEES AND / OR OTHER DIRECTIONAL CHANGES ARE REQUIRED, THE FITTINGS SHALL BE BUTT FUSED OR SOCKET FUSED TYPES OF THE SAME SUPPLIER AS THE HDPE PIPE. THE FITTINGS SHALL BE AQUAFUSE HDPE IRON PIPE SIZE (IPS) PRESSURE PIPE (PE4710), DR 11 (RATED AT 202 PSI). ALL HDPE MAINLINE 2" - 3" SIZE MAY BE BUTT FUSED OR SOCKET FUSED. HDPE PIPE 4" IN SIZE MUST BE BUTT FUSED. ALL 2" HDPE MANIFOLDS SHALL HAVE SOCKET FUSED FUSED HDPE FITTINGS. ALL HDPE MAINLINE AND MANIFOLD PIPE SHALL HAVE 100% FUSED CONNECTIONS.					N/A
NO SYMBOL				CHRISTY'S	TA-DT-3-BPW 3" WIDE, POTABLE WATER LINE, DETECTABLE METALLIC TAPE INSTALLED 6" ABOVE THE MAINLINE PIPE RUNNING CONTINUOUSLY FOR THE ENTIRE LENGTH OF PIPE. TAPE SHALL BE GREEEN COLOR CODED AND IMPRINTED WITH BLACK LETTERING WITH THE WORDS "CAUTION - POTABLE WATER LINE BURIED BELOW" IDENTIFYING THE PIPE UNDER THE TAPE AS CARRYING POTABLE WATER.					S
NO SYMBOL				PAIGE	P7072-D (2 - #14 PARALLEL CONDUCTORS, RED AND BLACK INSULATION) TWO-WIRE PATH TO BE INSTALLED BETWEEN THE CONTROLLER AND ALL OF THE REMOTE CONTROL VALVES ON THE PROJECT. THE TWO-WIRE PATH SHALL HAVE A GREEN OUTER JACKET COLOR. TWO-WIRE PATH SHALL FOLLOW THE MAINLINE AND TO BE DIRECT BURIAL (NO CONDUIT). TAPE TWO-WIRE PATH TO THE MAINLINE AT INTERVALS OF 10 FEET ON CENTER. PROVIDE A 24" EXPANSION COIL OF THE TWO-WIRE PATH AT EACH DIRECTIONAL CHANGE OF 45° OR GREATER.					S,T,U,V
NO SYMBOL				AS APPROVED	LOW VOLTAGE CONTROL WIRE SPLICES SHALL BE MADE IN A VALVE BOX OR A SEPARATELY DEDICATED STANDARD RECTANGULAR PULL BOX. WHERE SYMBOLS ARE SHOWN ON PLANS, INSTALL A PULL BOX FOR THE TWO-WIRE PATH, WHERE SPLICES ARE REQUIRED, INSTALL A PULL BOX REGARDLESS OF SYMBOL LOCATION. ALL PULL BOXES SHALL BE NOTED ON FIELD RECORD DRAWINGS.					U
NO SYMBOL				3M	DBR/Y-6 DIRECT BURIAL (U.L. APPROVED) WATER-PROOF WIRE CONNECTORS FOR USE ON ALL WIRE SPLICES AND CONNECTIONS					V
NO SYMBOL				CHRISTY'S	ID-MAX-Y2 MAXI, YELLOW VALVE ID TAG WITH THE CONTROLLER STATION NUMBER IMPRINTED ONTO ONE SIDE. INSTALL ONE TAG PER REMOTE CONTROL VALVE AND DRIP REMOTE CONTROL VALVE.					L,M,N
			A	CRISPIN	AR-10 LOW VOLUME, MAINLINE PRESSURE AIR RELEASE VALVE, 1" SIZE, INSTALL INSIDE A STANDARD RECTANGULAR VALVE BOX					W
NO SYMBOL				RAIN BIRD	ALL VALVE BOXES SHALL BE VB SERIES, PLASTIC TYPE WITH OVERLAPPING LIDS. VALVE BOX BODIES AND LIDS SHALL BE BLACK IN COLOR. ALL BOX LIDS SHALL BE SECURED WITH A RAIN BIRD VB-LOCK-H HEXAGON HEAD BOLT, WASHER AND CLIP. BOXES SHALL BE AS SHOWN BELOW:					N/A

DESCRIPTION	BLACK BOXES AND BLACK LIDS
10" ROUND BOXES	VB-10RNDB (BOX) AND VB-10RNDBKL (LID)
STANDARD RECTANGULAR BOXES	VB-STDB (BOX) AND VB-STDBKL (LID)
JUMBO RECTANGULAR BOXES	VB-JMBB (BOX) AND VB-JMBBKL (LID)

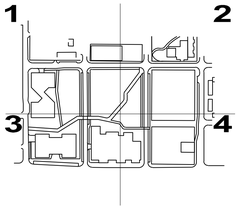
VALVE CALLOUT LEGEND



IRRIGATION METHOD DESCRIPTION CHART	
LETTERS	DESCRIPTION OF THE IRRIGATION
SS	SHRUB SPRAY HEADS
TS	TURF SPRAY HEADS
SRV	SHRUB R-VAN HEADS
TRV	TURF R-VAN HEADS
SR	SHRUB ROTOR HEADS
TR	TURF ROTOR HEADS
DT	DRIP TUBING
TB	TREE BUBBLERS

NOTES:

1. ALL PROPOSED SIGNAGE WILL REQUIRE SEPARATE PERMIT.
2. ALL PROPOSED FENCING WILL REQUIRE SEPARATE PERMIT.
3. WITHIN SIGHT TRIANGLES, NO MATERIAL BETWEEN 3' AND 8' IN HEIGHT SHALL BE PLACED.
4. FOR ALL RIGHTS-OF-WAY OPEN TO VEHICULAR TRAFFIC, CONTRACTOR SHALL PROVIDE A PEDESTRIAN AND BICYCLE ACCESSIBLE ROUTE DURING ALL PHASES OF CONSTRUCTION.
5. ALL PLANT MATERIAL MUST BE MAINTAINED IN A HEALTHY LIVING CONDITION. ANY PLANT MATERIAL THAT DIE MUST BE REPLACED. SEE 50-510(j)(7)(i)(1).
6. TREE TOPPING IS NOT ALLOWED. TREES MUST BE PRUNED IN ACCORDANCE WITH ANSI A300. STANDARDS FOR TREE CARE. SEC 50-510(j)(7)(i)(2).
7. HEALTHY TREES MUST NOT BE REMOVED EXCEPT WHERE APPROVED BY THE DIRECTOR. TREES MUST BE MAINTAINED USING APPROVED PRUNING METHODS AS DESCRIBED IN ANSI A300.SEC 50-510(j)(7)(i)(3).
8. WHERE A POTENTIAL UTILITY CONFLICTS WITH LANDSCAPING, UTILITY LOCATIONS SHALL BE FIELD VERIFIED.
9. PROPOSED BENCH WILL BE A MINIMUM OF 6 FT IN LENGTH AND BE VICTOR STANLEY "CLASSIC: (MODEL #C-10) OR APPROVED EQUAL.
10. BIKE RACKS WILL BE A DERO SWERVE STYLE OR APPROVED EQUAL.



NOT FOR CONSTRUCTION

CITY OF BENTONVILLE PROJECT NO.: LSD26-0030

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STEM UNIVERSITY - PUBLIC IMPROVEMENT PLANS PHASE 1

LARGE-SCALE DEVELOPMENT PLANS

REGISTERED LANDSCAPE ARCHITECT
GREGGORY SUTTON
#1558
STATE OF ARKANSAS

DATE: 07/17/2026
EXP: 01/31/2027

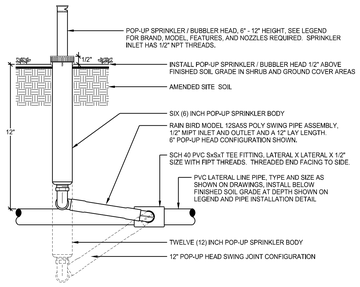
NO.	DATE	REVISION
	05-22-26	#1 LARGE SCALE DEVELOPMENT
	06-17-26	#2 LARGE SCALE DEVELOPMENT
	07-17-26	#3 LARGE SCALE DEVELOPMENT

PROJECT NO.	DESIGNED BY	REVIEWED BY	DRAWN BY
M08-25007-00	DD	BO	EF
ORIGINAL ISSUE			DATE
SCHEMATIC DESIGN			05-22-2026

IRRIGATION NOTES

PH1-L7-0-01

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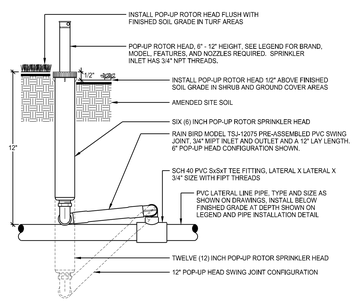
NOTE:
INSTALL SPRINKLER HEADS 4" FROM PAVING EDGE IN TURF AREAS.
INSTALL SPRINKLER HEADS 6" FROM PAVING EDGE IN SHRUB AND GROUND COVER AREAS.
INSTALL SPRINKLER HEADS 12" FROM THE FACE OF BUILDING WALLS OR WINDOWS.

INSTALL SPRINKLER HEADS PLUMB. ADJUST NOZZLES TO COVER THE LANDSCAPE AREA WITHOUT OVERSPRAY ONTO PAVING, FENCES, WALLS OR BUILDINGS.

SECTION VIEW - N.T.S.

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A POP-UP BUBBLER, SPRAY OR ROTATOR (6" AND 12")



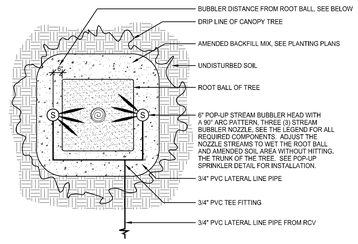
NOTE:
INSTALL ROTOR HEADS 24" FROM PAVING EDGE IN SHRUB AND GROUND COVER AREAS.
INSTALL ROTOR HEADS 12" FROM THE FACE OF BUILDINGS, WALLS OR WINDOWS.

INSTALL ROTOR HEADS PLUMB. ADJUST NOZZLE STREAM TO COVER THE LANDSCAPE AREA WITHOUT OVERSPRAY ONTO PAVING, FENCES, WALLS OR BUILDINGS.

SECTION VIEW - N.T.S.

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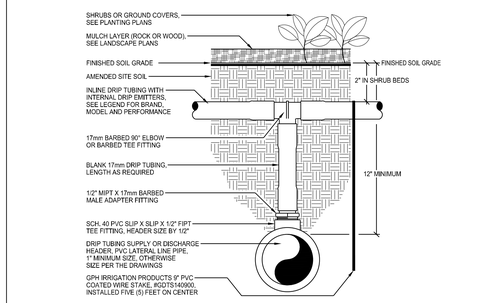
B POP-UP ROTOR HEAD (6" AND 12")



PLAN VIEW - N.T.S.

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C TREE BUBBLER LAYOUT

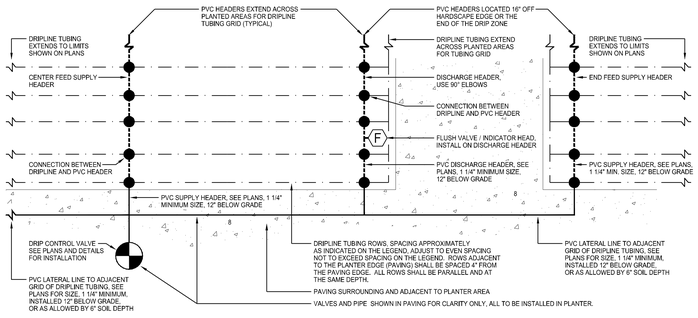


NOTE:
DRIP TUBING CONNECTION REQUIRED FOR ALL CONNECTIONS BETWEEN DRIP TUBING AND PVC HEADERS.
FOR CONNECTIONS AT END RUNS OF TUBING, USE A POWER-LOC 90° ELL FITTING.
FOR CONNECTIONS IN THE MIDDLE OF RUNS OF TUBING, USE A POWER-LOC TEE FITTING.

SECTION VIEW - N.T.S.

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D DRIP TUBING CONNECTION

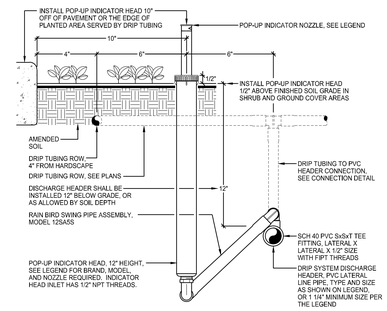


NOTE:
INSTALL PURPLE COLORED INDICATOR NOZZLE ON POP-UP HEAD AND ADJUST TO FULLY CLOSED.

PLAN VIEW - N.T.S.

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E SUB-SURFACE DRIP TUBING LAYOUT



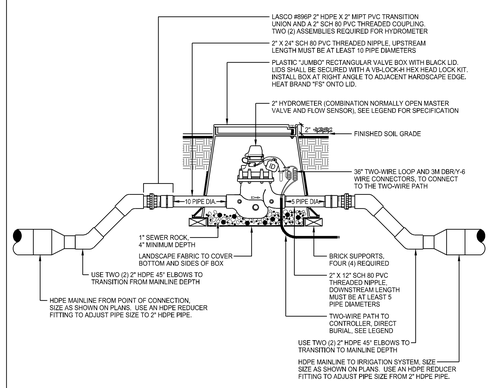
NOTE:
INSTALL INDICATOR HEAD 10" FROM THE EDGE OF PAVING OR THE PLANTER EDGE.

INSTALL ORANGE COLORED INDICATOR NOZZLE ON POP-UP HEAD AND ADJUST TO FULLY CLOSED.

SECTION VIEW - N.T.S.

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F FLUSH NOZZLE / INDICATOR HEAD



NOTE:
INSTALL A HYDROPOINT WT2W-H2O-MV MASTER VALVE DECODER TO THE MASTER VALVE PORTION OF THE HYDROMETER.
INSTALL A HYDROPOINT WT2W-H2O-FS FLOW SENSOR DECODER TO THE FLOW SENSOR PORTION OF THE HYDROMETER.

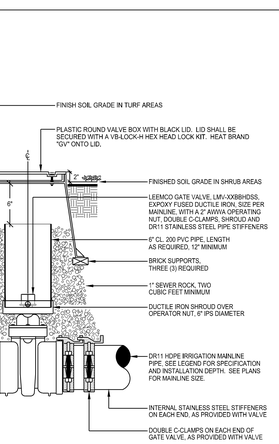
CONNECT THE SENSOR DECODER TO THE TWO-WIRE PATH FOR COMMUNICATION WITH CONTROLLER.

USE STANDARD OPENINGS PROVIDED IN VALVE BOX FOR PIPE, DO NOT CUT BOX.

SECTION VIEW - N.T.S.

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G HYDROMETER (MASTER VALVE AND FLOW SENSOR)

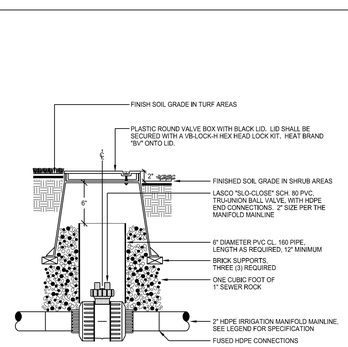


NOTE:
PROVIDE A TOTAL OF ONE (1) 5 FOOT LONG, STEEL OPERATING KEYS, WITH 2" AWWA OPERATING NUT RECEPTACLES, FOR THE PROJECT AS TURNOVER ITEMS.

SECTION VIEW - N.T.S.

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H MAINLINE ISOLATION (GATE) VALVE

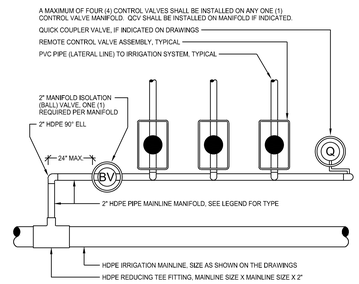


NOTE:
PROVIDE ONE (1) 30" LONG STEEL "VALVE KEY" FOR EACH TEN (10) BALL VALVES INSTALLED ON THE PROJECT.

SECTION VIEW - N.T.S.

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I MANIFOLD ISOLATION (BALL) VALVE

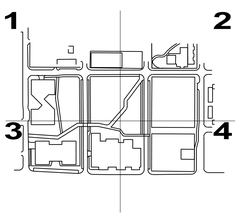


PLAN VIEW - N.T.S.

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J VALVE MANIFOLD OFF OF MAINLINE

NOTES:
1. ALL PROPOSED SIGNAGE WILL REQUIRE SEPARATE PERMIT.
2. ALL PROPOSED FENCING WILL REQUIRE SEPARATE PERMIT.
3. WITHIN SIGHT TRIANGLES, NO MATERIAL BETWEEN 3' AND 8' IN HEIGHT SHALL BE PLACED.
4. FOR ALL RIGHTS-OF-WAY OPEN TO VEHICULAR TRAFFIC, CONTRACTOR SHALL PROVIDE A PEDESTRIAN AND BICYCLE ACCESSIBLE ROUTE DURING ALL PHASES OF CONSTRUCTION.
5. ALL PLANT MATERIAL MUST BE MAINTAINED IN A HEALTHY LIVING CONDITION. ANY PLANT MATERIAL THAT DIE MUST BE REPLACED. SEE 50-510(j)(7)(i)(1).
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8. WHERE A POTENTIAL UTILITY CONFLICTS WITH LANDSCAPING, UTILITY LOCATIONS SHALL BE FIELD VERIFIED.
9. PROPOSED BENCH WILL BE A MINIMUM OF 6 FT IN LENGTH AND BE VICTOR STANLEY "CLASSIC: (MODEL #C-10) OR APPROVED EQUAL.
10. BIKE RACKS WILL BE A DERO SWERVE STYLE OR APPROVED EQUAL.



NOT FOR CONSTRUCTION

STEM UNIVERSITY - PUBLIC IMPROVEMENT PLANS PHASE 1

LARGE-SCALE DEVELOPMENT PLANS

REGISTERED LANDSCAPE ARCHITECT GREGORY SUTTON 17359 STATE OF ARKANSAS

DATE: 07/17/2026
EXP: 01/31/2027

NO.	DATE	REVISION
	05-22-26	#1 LARGE SCALE DEVELOPMENT
	06-17-26	#2 LARGE SCALE DEVELOPMENT
	07-17-26	#3 LARGE SCALE DEVELOPMENT

PROJECT NO.	DESIGNED BY	REVIEWED BY	DRAWN BY
M08-25007-00	DD	BO	EF
ORIGINAL ISSUE			DATE
SCHEMATIC DESIGN			05-22-2026

L7-5-01 IRRIGATION DETAILS

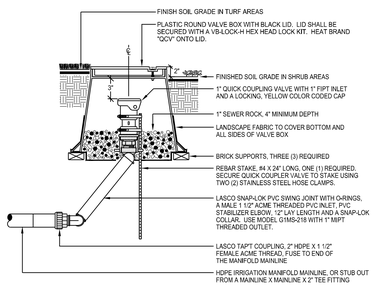
PH1- ----

CITY OF BENTONVILLE PROJECT NO.: LSD26-0030

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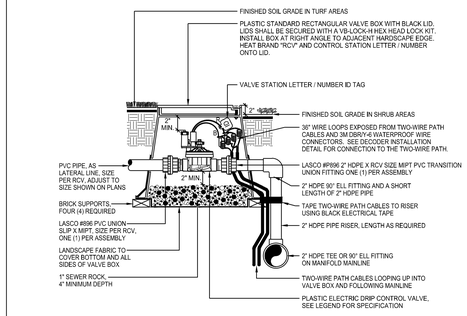


NOTE:
WHEN QCV IS LOCATED ON THE MAINLINE AND NOT AS PART OF AN RCV MANIFOLD, INSTALL A MAINLINE SIZED X 2" HDPE TEE FITTING ON THE MAINLINE AND STUB OUT FOR THE QCV ASSEMBLY.

USE A NON-HARDENING, TEFLON ASSEMBLY PASTE ON ALL THREADED FITTINGS.

SECTION VIEW - N.T.S.
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K QUICK COUPLER VALVE



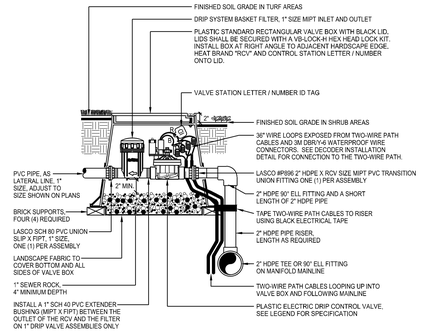
NOTE:
INSTALL A HYDROPOINT TWO-WIRE VALVE DECODER WITH THE REMOTE CONTROL VALVE. SEE LEGEND FOR TYPE. CONVENTIONAL WIRED RCV SHOWN, FOR TWO-WIRE INSTALLATIONS, SEE DECODER INSTALLATION DETAIL.

USE AN APPROVED, TEFLON ASSEMBLY PASTE ON ALL THREADED FITTINGS.

USE STANDARD BOX OPENINGS FOR ALL PIPING INTO THE BOX, DO NOT CUT THE BOX.

SECTION VIEW - N.T.S.
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L REMOTE CONTROL VALVE



NOTE:
INSTALL A HYDROPOINT TWO-WIRE VALVE DECODER WITH THE REMOTE CONTROL VALVE. SEE LEGEND FOR TYPE. CONVENTIONAL WIRED RCV SHOWN, FOR TWO-WIRE INSTALLATIONS. SEE DECODER INSTALLATION DETAIL.

1" DRIP ZONES SHALL BE INSTALLED WITH ONE (1) 1" BASKET FILTER INSIDE A STANDARD RECTANGULAR VALVE BOX.
1 1/2" DRIP ZONES SHALL BE INSTALLED WITH TWO (2) 1" BASKET FILTERS INSIDE A "JUMBO" RECTANGULAR VALVE BOX.

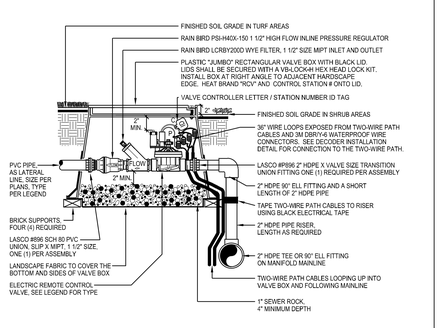
USE AN APPROVED, TEFLON ASSEMBLY PASTE ON ALL THREADED FITTINGS.

USE STANDARD BOX OPENINGS FOR ALL PIPING INTO THE BOX, DO NOT CUT THE BOX.

1" DRIP CONTROL VALVE ASSEMBLY TO BE CONSTRUCTED OF COMPONENTS SHOWN AND AS SPECIFIED ON THE LEGEND. NO MANUFACTURER ASSEMBLED KITS SHALL BE ACCEPTABLE.

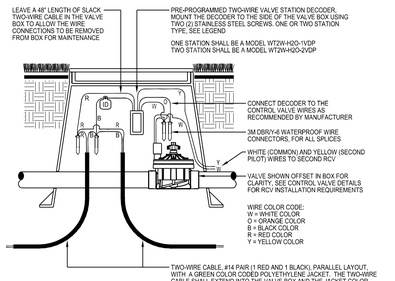
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M 1" DRIP REMOTE CONTROL VALVES



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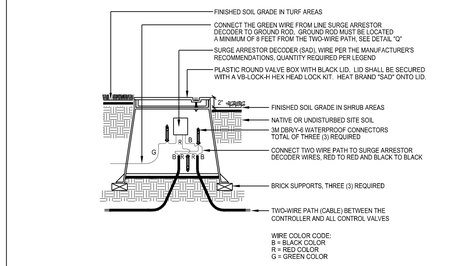
N 1 1/2" DRIP REMOTE CONTROL VALVES



NOTE:
INSTALL A HYDROPOINT TWO (2) OR SINGLE STATION DECODER WITH THE REMOTE CONTROL VALVE (SEE LEGEND). DETAIL ONLY FOR DECODER INSTALLATION, REFER TO THE CONTROL VALVE DETAIL FOR SPECIFIC COMPONENTS AND REQUIREMENTS FOR CONTROL VALVE INSTALLATION.

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O TWO-WIRE VALVE DECODER



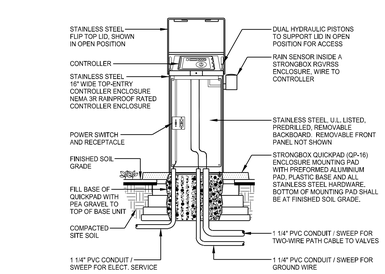
NOTE:
CONTRACTOR IS REQUIRED TO CONTACT 811 OR DIGALERT A MINIMUM OF TWO (2) DAYS PRIOR TO ANY EXCAVATION ON THE PROJECT AND SPECIFICALLY PRIOR TO THE INSTALLATION OF ANY GROUNDING RODS. DIAL 811 OR LOG ONTO WWW.DIGALERT.ORG.

QUANTITY AND LOCATION OF THE LINE SURGE PROTECTORS SHALL BE AS DESCRIBED IN THE MATERIALS LEGEND. DO NOT EXCEED MANUFACTURER'S RECOMMENDATIONS.

LINE SURGE ARRESTOR MAY BE INSTALLED IN REMOTE CONTROL VALVE BOX, WHERE LINE SURGE ARRESTOR IS NOT LOCATED ADJACENT TO AN RCV INSTALL IN ROUND BOX AS SHOWN.

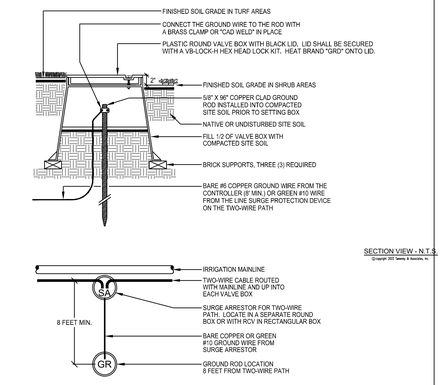
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P LINE SURGE ARRESTOR



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Q CONTROLLER IN ENCLOSURE



NOTE:
IF SOIL DEPTH IS INSUFFICIENT FOR THE INSTALLATION OF THE GROUNDING ROD, OR IF SOIL IS TOO HARD AND ROCKY FOR INSTALLATION OF THE GROUND ROD, THE GROUND ROD MAY BE REPLACED WITH THE GROUNDING PLATE.

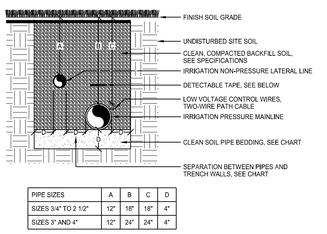
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A MINIMUM OF ONE GROUND ROD SHALL BE INSTALLED PER CONTROLLER. SEE LEGEND, DETAILS AND SPECIFICATIONS FOR ADDITIONAL GROUNDING REQUIREMENTS.

LOCATE GROUND ROD A MINIMUM OF 8 FEET FROM THE TWO WIRE PATH WHEN GROUNDING LINE SURGE ARRESTORS.

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R GROUNDING ROD



PIPE SIZES	A	B	C	D
SIZES 3/4" TO 2 1/2"	12"	18"	18"	4"
SIZES 3" AND 4"	12"	24"	24"	4"

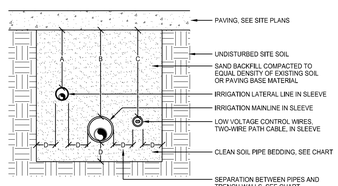
NOTE:
DETECTABLE TAPE SHALL BE 3" WIDE, COLOR CODED BLUE AND IMPRINTED WITH BLACK LETTERING WITH THE WORDS "CAUTION - POTABLE WATER LINE BURIED BELOW" IDENTIFYING THE PIPE UNDER THE TAPE AS CARRYING RAW WATER.

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CLEAN BACKFILL SOIL SHALL BE SITE SOIL FREE OF DEBRIS AND ROCKS LARGER THAN 1/2" IN SIZE. SAND BACKFILL IS ACCEPTABLE FOR BEDDING BUT NOT REQUIRED.

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S PIPE INSTALLATION



PIPE SIZES	A	B	C	D
ALL SIZES UNDER PEDESTRIAN PAVING	24"	24"	24"	4"
ALL SIZES UNDER VEHICULAR PAVING	36"	36"	36"	6"

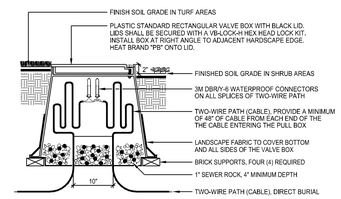
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SLEEVES SHALL BE TWICE THE DIAMETER OF THE PIPE OR WIRE BUNDLE CARRIED

SLEEVES SHALL EXTEND 12" PAST THE EDGE OF PAVING INTO THE PLANTER.

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T SLEEVE INSTALLATION



SECTION VIEW - N.T.S.
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U TWO-WIRE CABLE PULL BOX

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10. BIKE RACKS WILL BE A DERO SWERVE STYLE OR APPROVED EQUAL.

NOT FOR CONSTRUCTION

STEM UNIVERSITY - PUBLIC IMPROVEMENT PLANS PHASE 1

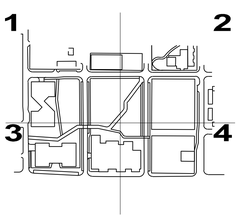
LARGE-SCALE DEVELOPMENT PLANS

ARKANSAS LICENSED LANDSCAPE ARCHITECT GREGGORY SUTTON 1735 STATE OF ARKANSAS

DATE: 07/17/2026
EXP: 01/31/2027

NO.	DATE	REVISION
	05-22-26	#1 LARGE SCALE DEVELOPMENT
	06-17-26	#2 LARGE SCALE DEVELOPMENT
	07-17-26	#3 LARGE SCALE DEVELOPMENT

PROJECT NO.	DESIGNED BY	REVIEWED BY	DRAWN BY
M08-25007-00	DD	BO	EF
ORIGINAL ISSUE			DATE
SCHEMATIC DESIGN			05-22-2026

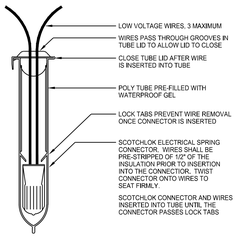


IRRIGATION DETAILS

PH1-L7-5-02

CITY OF BENTONVILLE PROJECT NO.: LSD26-0030

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NOTE:
WIRE CONNECTOR SHALL BE A 3M DBRY-6 DIRECT BURY SPLICE KIT (U.L. APPROVED).

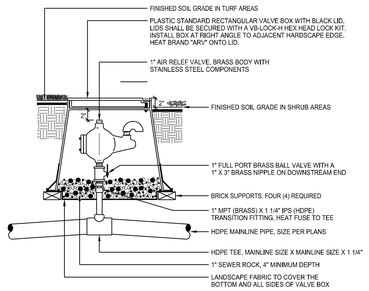
KIT SHALL INCLUDE A SCOTCHLOK Y SPRING CONNECTOR, A POLYPROPYLENE TUBE AND A WATERPROOF SEALING GEL. TUBE SHALL BE SUPPLIED PREFILLED WITH GEL.

DIRECT BURY SPLICE KIT SHALL BE USED TO ELECTRICALLY CONNECT 2 - 3 #14 OR 2 #12 PRE-STRIPPED COPPER WIRES. LARGER WIRES OR GREATER QUANTITIES OF WIRES SHALL REQUIRE A LARGER APPROVED WIRE CONNECTION.

SECTION VIEW - N.T.S.

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Ⓥ WATERPROOF WIRE CONNECTIONS



NOTE:
INSTALL AIR RELEASE VALVE AT HIGH POINT ON MAINLINE. PRIOR TO MAINLINE INSTALLATION, LOCATE THE HIGH POINTS ON THE PROJECT SITE AND STAKE OUT PROPOSED LOCATION OF AIR RELEASE FOR APPROVAL BY THE ARCHITECT. ARVS ON PLANS ARE LOCATED APPROXIMATELY AND MAY NOT BE AT FINAL LOCATION REQUIRED.

MAINLINE PIPE SLOPE SHOWN EXAGGERATED ON DETAIL FOR CLARITY.

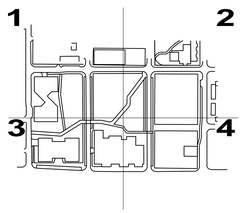
SECTION VIEW - N.T.S.

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Ⓦ MAINLINE AIR RELEASE VALVE

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NOT FOR CONSTRUCTION



CITY OF BENTONVILLE PROJECT NO.: LSD26-0030

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STEM UNIVERSITY - PUBLIC IMPROVEMENT PLANS PHASE 1

LARGE-SCALE DEVELOPMENT PLANS



DATE: 07/17/2026
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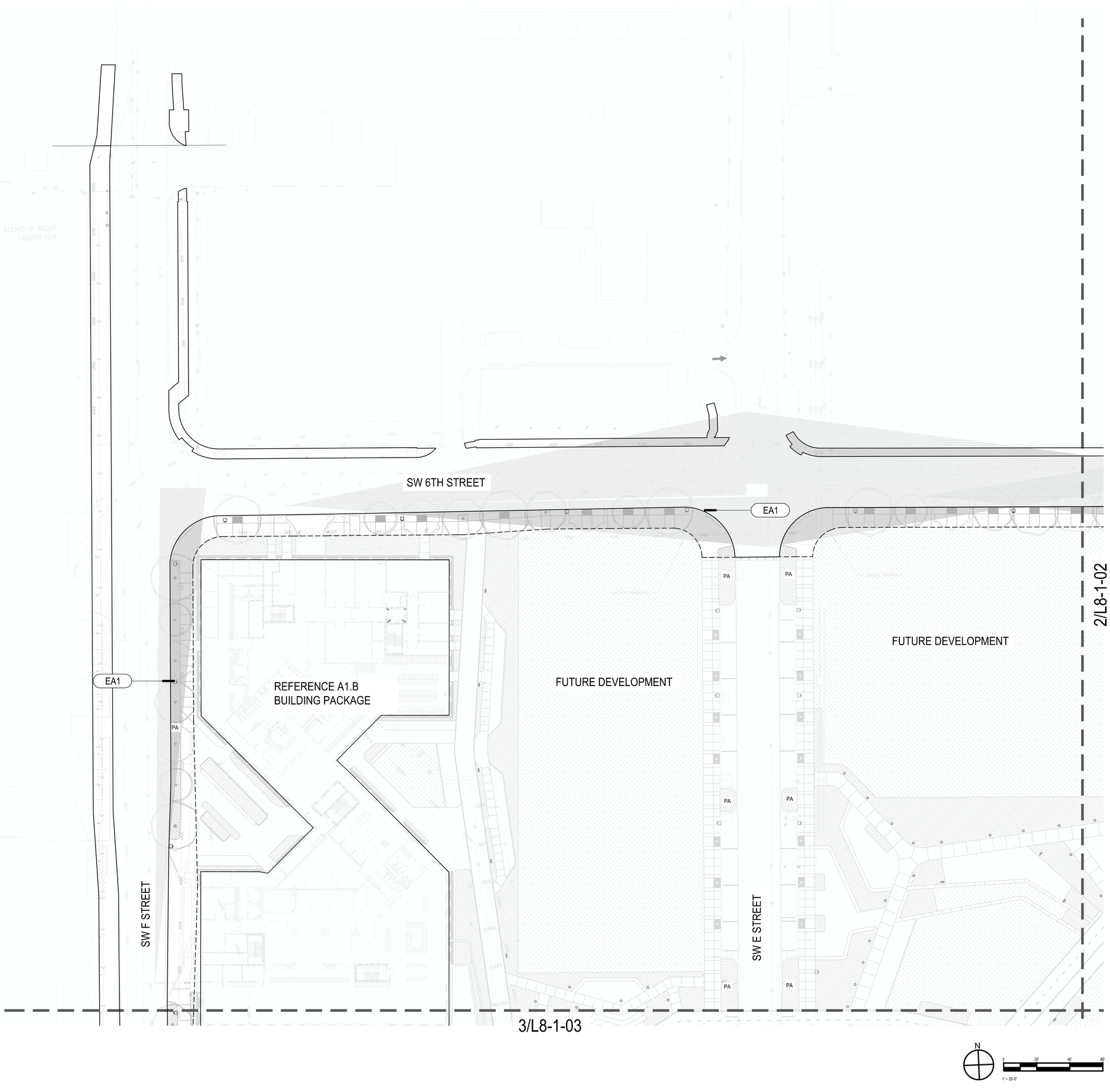
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PROJECT NO.	DESIGNED BY	REVIEWED BY	DRAWN BY
M08-25007-00	DD	BO	EF
ORIGINAL ISSUE			DATE
SCHEMATIC DESIGN			05-22-2026

IRRIGATION DETAILS

PH1-L7-5-03

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LIGHTING SCHEDULE

LIGHTING

CODE		DESCRIPTION
	EA1	VEHICULAR STREET LIGHTS
	EP2	PEDESTRIAN LIGHTS
	EP1	BOLLARD LIGHTS

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9. PROPOSED BENCH WILL BE A MINIMUM OF 6 FT IN LENGTH AND BE VICTOR STANLEY "CLASSIC: (MODEL #C-10) OR APPROVED EQUAL.
10. BIKE RACKS WILL BE A DERO SWERVE STYLE OR APPROVED EQUAL.

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Bentonville, Arkansas 72712

479.367.3250

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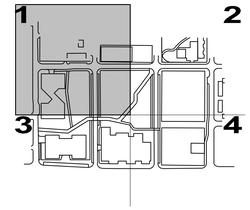
STEM UNIVERSITY - PUBLIC IMPROVEMENT PLANS PHASE 1

LARGE-SCALE DEVELOPMENT PLANS

REGISTERED LANDSCAPE ARCHITECT GREGORY SUTTON 01939 STATE OF ARKANSAS

DATE: 07/17/2026
EXP: 01/31/2027

NO.	DATE	REVISION
	05-22-26	#1 LARGE SCALE DEVELOPMENT
	06-17-26	#2 LARGE SCALE DEVELOPMENT
	07-17-26	#3 LARGE SCALE DEVELOPMENT



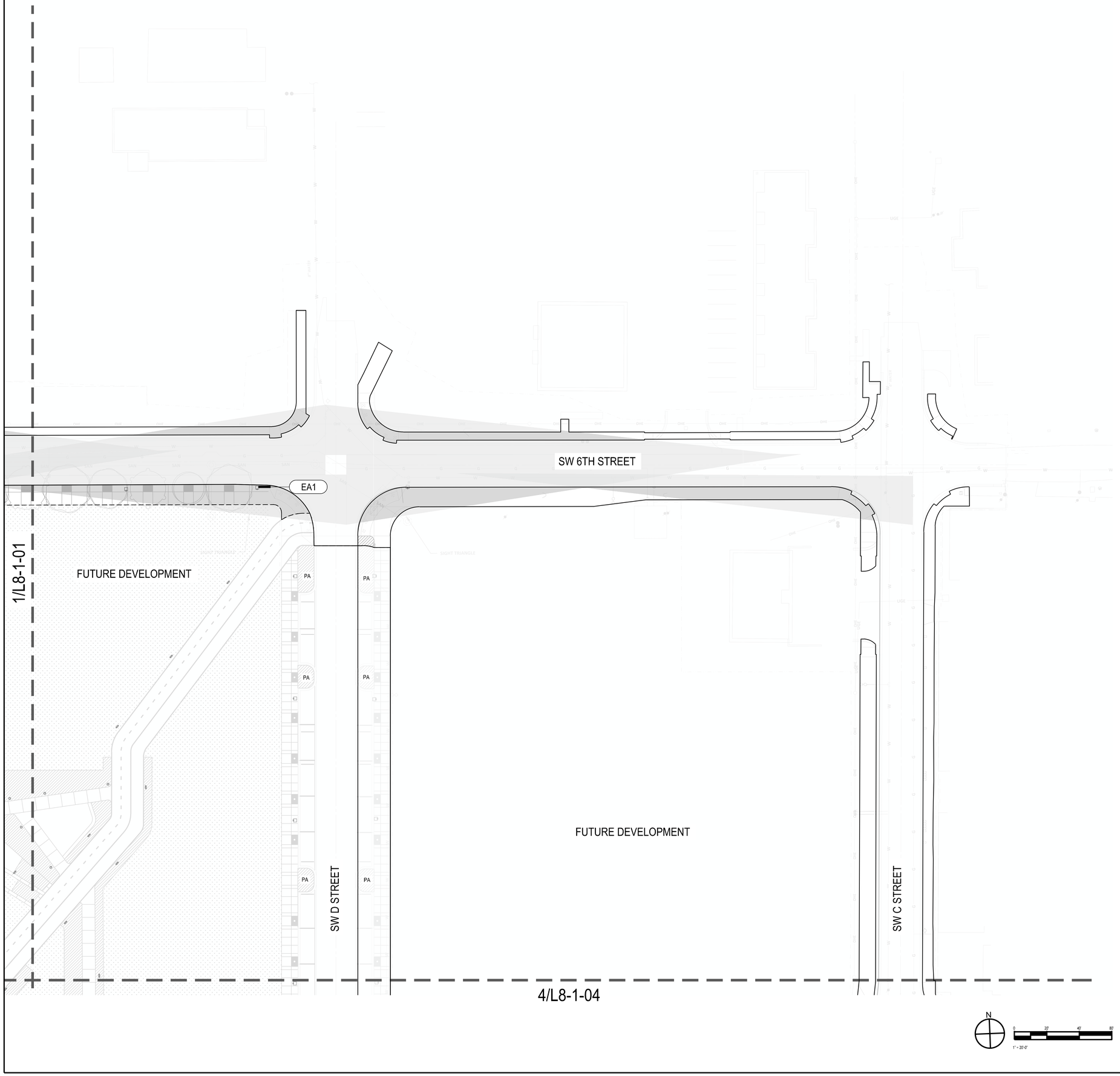
PROJECT NO.	DESIGNED BY	REVIEWED BY	DRAWN BY
M08-25007-00	DD	BO	EF
ORIGINAL ISSUE			DATE
SCHEMATIC DESIGN			05-22-2026

LIGHTING PLAN

PH1-L8-1-01

CITY OF BENTONVILLE PROJECT NO.: LSD26-0030

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LIGHTING SCHEDULE		
LIGHTING		
CODE		DESCRIPTION
	EA1	VEHICULAR STREET LIGHTS
	EP2	PEDESTRIAN LIGHTS
	EP1	BOLLARD LIGHTS

NOTES:

1. ALL PROPOSED SIGNAGE WILL REQUIRE SEPARATE PERMIT.
2. ALL PROPOSED FENCING WILL REQUIRE SEPARATE PERMIT.
3. WITHIN SIGHT TRIANGLES, NO MATERIAL BETWEEN 3' AND 8' IN HEIGHT SHALL BE PLACED.
4. FOR ALL RIGHTS-OF-WAY OPEN TO VEHICULAR TRAFFIC, CONTRACTOR SHALL PROVIDE A PEDESTRIAN AND BICYCLE ACCESSIBLE ROUTE DURING ALL PHASES OF CONSTRUCTION.
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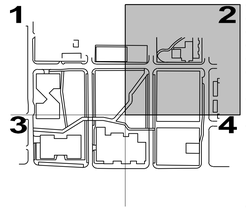
STEM UNIVERSITY - PUBLIC IMPROVEMENT PLANS PHASE 1

LARGE-SCALE DEVELOPMENT PLANS

REGISTERED LANDSCAPE ARCHITECT
GREGORY SUTTON
1139
STATE OF ARKANSAS

DATE: 07/17/2026
EXP: 01/31/2027

NO.	DATE	REVISION
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	06-17-26	#2 LARGE SCALE DEVELOPMENT
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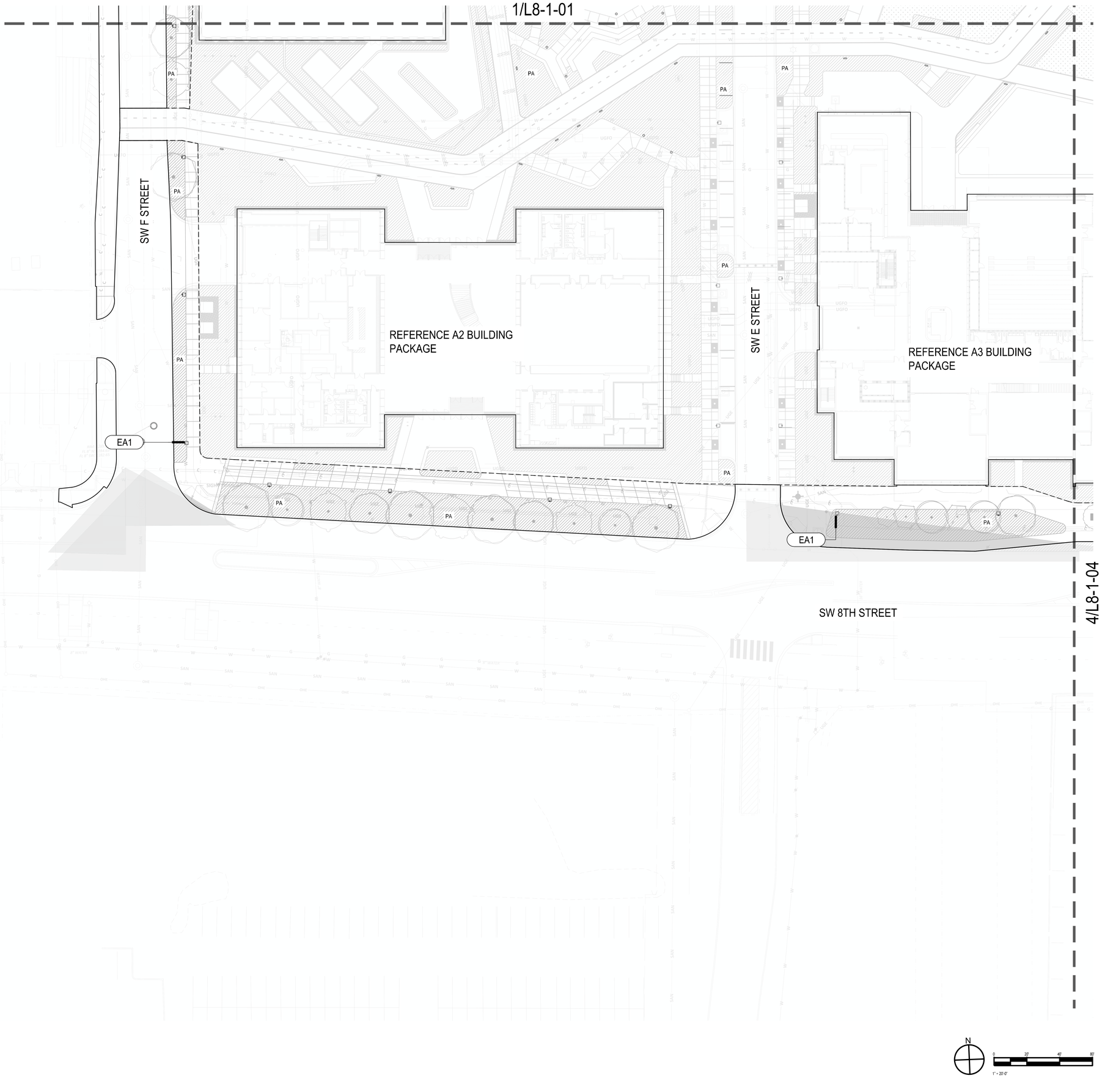
PROJECT NO.	DESIGNED BY	REVIEWED BY	DRAWN BY
M08-25007-00	DD	BO	EF
ORIGINAL ISSUE			DATE
SCHEMATIC DESIGN			05-22-2026

LIGHTING PLAN

PH1-L8-1-02

CITY OF BENTONVILLE PROJECT NO.: LSD26-0030

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LIGHTING SCHEDULE		
LIGHTING		
CODE		DESCRIPTION
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	EP2	PEDESTRIAN LIGHTS
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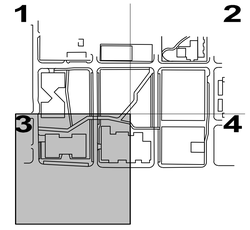
STEM UNIVERSITY - PUBLIC IMPROVEMENT PLANS PHASE 1

LARGE-SCALE DEVELOPMENT PLANS

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GREGGORY SUTTON
1939
STATE OF ARKANSAS

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EXP: 01/31/2027

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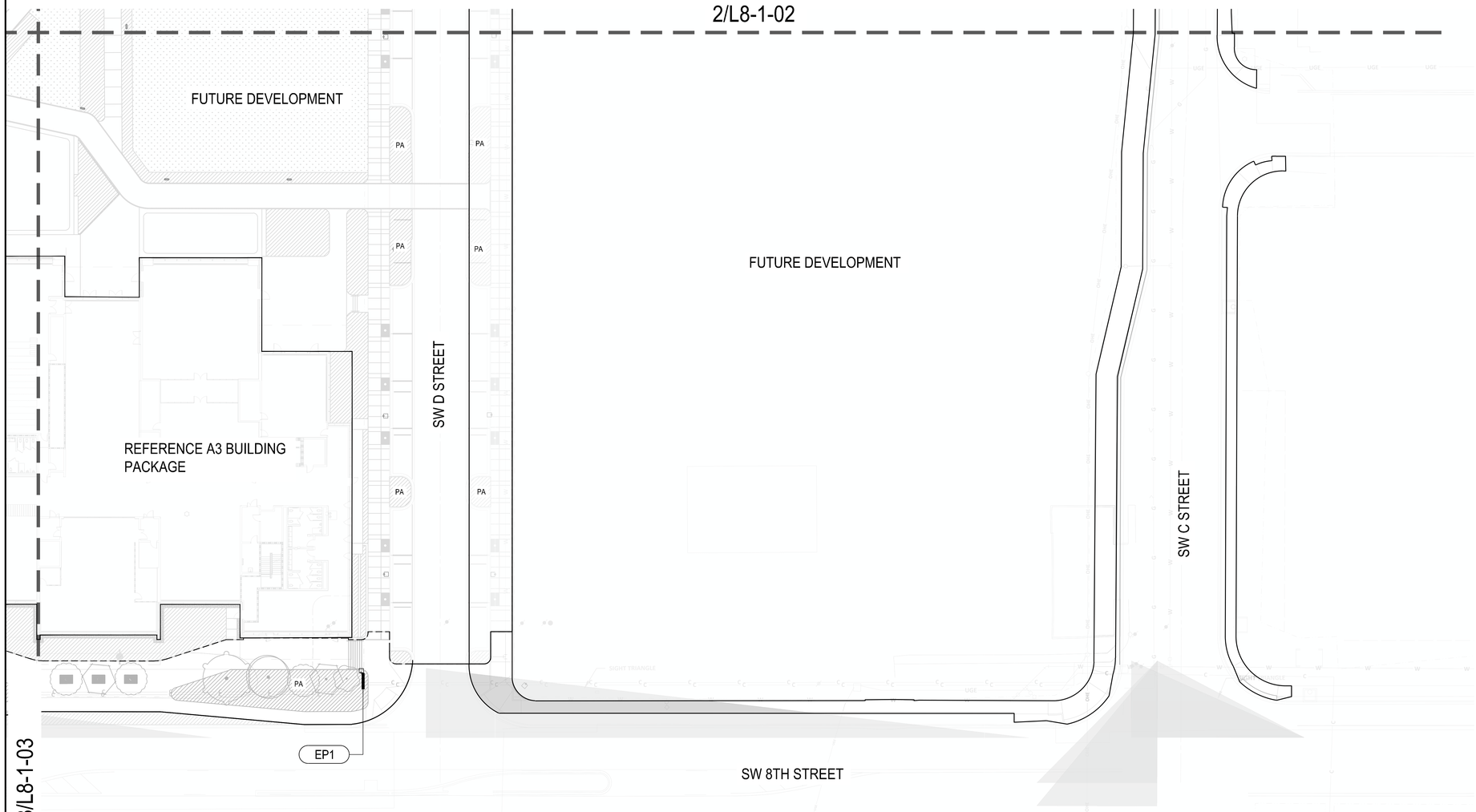
PROJECT NO.	DESIGNED BY	REVIEWED BY	DRAWN BY
M08-25007-00	DD	BO	EF
ORIGINAL ISSUE			DATE
SCHEMATIC DESIGN			05-22-2026

LIGHTING PLAN

PH1-L8-1-03

CITY OF BENTONVILLE PROJECT NO.: LSD26-0030

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LIGHTING SCHEDULE		
LIGHTING		
CODE		DESCRIPTION
	EA1	VEHICULAR STREET LIGHTS
	EP2	PEDESTRIAN LIGHTS
	EP1	BOLLARD LIGHTS

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N

0 20' 40' 80'
1" = 20'-0"

NOT FOR CONSTRUCTION

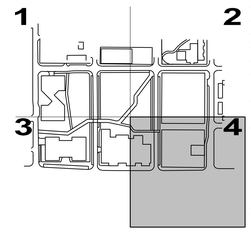
STEM UNIVERSITY - PUBLIC IMPROVEMENT PLANS PHASE 1

LARGE-SCALE DEVELOPMENT PLANS

REGISTERED LANDSCAPE ARCHITECT
GREGGORY SUTTON
1139
STATE OF ARKANSAS

DATE: 07/17/2026
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PROJECT NO.	DESIGNED BY	REVIEWED BY	DRAWN BY
M08-25007-00	DD	BO	EF
ORIGINAL ISSUE			DATE
SCHEMATIC DESIGN			05-22-2026

LIGHTING PLAN

PH1-L8-1-04

CITY OF BENTONVILLE PROJECT NO.: LSD26-0030

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Project		Catalog #		Type	
Prepared by		Notes		Date	



McGRAW-EDISON

GALN Galleon II

Area / Site Luminaire

Product Features

RoHS · BAA · TAA · FADC · Light Architect™

Interactive Menu

- Ordering Information page 2
- Mounting Details page 3
- Optical Distributions page 5
- Product Specifications page 5
- Energy and Performance Data page 6
- Control Options page 17

Product Certifications

ISTI Approved · DLC Premium · DLC Listed · 3G vibration · IP66 · Luminaire · Controls · ENEC · Declare.

Quick Facts

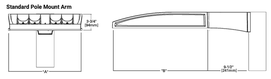
- Lumen packages range from 3,300 - 102,700 (33W - 658W)
- 22 optical distributions
- Efficacy up to 178 LPW

Connected Systems

- Wavelinx LITE Wireless
- Wavelinx PRO Wireless
- AirMesh Wireless

Dimensional Details

Standard Pole Mount Arm



Pole Drilling Pattern

Type 'N'



Number of Luminaires	Width 'A'	Housing Length 'B'	Weight with Standard or QM Arm	EPA with Standard or QM Arm
1-4	15"	22"	29 lb	0.95
5-6	22"	22"	39 lb	0.95
7-9	22"	28-1/8"	48 lb	1.1

NOTES: For arm selection requirements not additional like arc, see Mounting Details section.

NOTES:
1. DA Certified (HA30K CCT and warmer only, fixed mounting options)

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March 25, 2020 4:18 PM

1 EA1 - VEHICULAR STREET LIGHTS

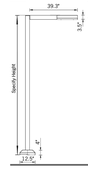
SCALE -N.T.S.

ULI-21171

Light Linear PT 3 Single Head Streetlight

microVos TECHNOLOGY · LIGMAN NORTH AMERICA





Construction

Aluminum
Less than 0.1% copper content – Marine Grade 6060 extruded & LM6 Aluminum High Pressure die casting provides excellent corrosion resistance, clear detailed product lines and excellent heat dissipation.

PM electro
8 step degrease and phosphate process that includes passivating and etching as well as a zinc and nickel phosphate process before product painting.

Memory Retentive, Silicon Gasket
Field replaceable, UV stabilized, EPDM gaskets fit for purpose/ long life high temperature memory retentive silicon gaskets. Maintains the gaskets exact profile and seal over years of use and compression.

Thermal management
Cast aluminum housing for its excellent mechanical strength and thermal dissipation properties in low and high ambient temperatures. The superior thermal heat sink design by microVos engineers maintains the LED junction temperatures below critical temperature range to ensure maximum luminous flux output, as well as providing long LED service life and ensuring less than 10% lumen depreciation at 50,000 hours.

Surge Suppression
Standard 10kv surge suppressor provided with all fixtures.

DLC Rating
ID-LSX-57 | BUG-B2

Finishing
All Ligman products go through an extensive finishing process that includes fielding to improve paint adherence.

Paint
UV Stabilized 4 Mell thick powder coat paint and baked at 200 C for 20 minutes to ensure a durable finish suitable for salt-laden harsh environments. Rated for use in natatoriums.

MicroFINISH Finishes

MicroPRIM is Ligman's trade marked decorative powder coating process that allows for the application of graphics, patterns, or imagery directly into the surface of luminaires and poles while providing protections that standard powder coating does not offer.

MicroPRIM finishes include nature-inspired wood grains and stones, industrial-inspired brushed and hammered finishes, metal, concrete, and carbon fiber. Solid colors in Ligman standard colors, as well as any RAL or Pantone color, decorative patterns, custom imagery and more.

Coating and Infusion Process

Metal components are pre-treated and powder coated with a proprietary polyurethane-based coating engineered for durability and weather resistance. Graphics and patterns then are then permanently infused into the cured powder coat through a heat-based process, creating a durable, integrated finish.

Performance and Validation

MicroPRIM finishes are suitable for indoor and outdoor applications and meet AAMA2605 architectural coating requirements. Performance is validated through laboratory and real-world testing to ASTM standards for UV exposure, humidity, salt spray, abrasion, salt spray, chemical resistance, and graffiti resistance.

All MicroPRIM finishes are backed by Ligman's 10-year warranty.

Key Performance Attributes
-Anti-graffiti resistance
-UV and weather resistance
-Chemical resistance/tolerance
-Natatorium Rated for installation in corrosive environments

Hardware
Provided hardware is Marine grade 316 Stainless steel.

Anti-Seize Screw Holes
Tapped holes are infused with a special anti seize compound designed to prevent seizure of threaded connections, due to electrolysis from heat, corrosive atmospheres and moisture.

Crystal Clear Low Iron Glass Lens
Precision optical grade tempered low iron crystal clear low iron glass ensuring no green glass tinge.

Optics & LED
Precise optic design provides exceptional light control and precise distribution of light.
LED CRI > 80

Lumen / Maintenance Life
Ligman's LED drivers are designed to ensure that at least 90% of the LED still achieve 80% of their original flux)

Public realm contemporary column family. Stylish but technically precise area lighting solutions as part of a large flexible family.

Light Linear PT is a sophisticated, minimalistic lighting column engineered to complement both modern and classic architectural environments. Designed for projects that demand visual guidance with exceptional visual comfort, this luminaire combines advanced technology with aesthetic appeal.

The dual-sealed optical chamber, integrated with high-efficiency heat sinks, ensures durability and thermal management. It houses a range of field-interchangeable, optically controlled LEDs that deliver precise light distribution options, including Type II, III, IV, and V patterns. For projects requiring tailored illumination, mixed configurations—such as combining Type II and Type IV optics within the same fixture—are available.

This product range offers multiple wattage options and is available in single- and double-head styles. Customer-specific wattages can also be accommodated; please contact the factory for details.

Dark Sky Compliance: Light Linear PT meets Dark Sky requirements when 3000K or warmer LEDs are selected and the luminaire is fixed-mounted (±15° adjustment allowed for leveling). This ensures reduced light pollution and environmentally responsible illumination.

Applications: Ideal for pedestrian precincts, building surrounds, shopping centers, squares, parks, and parking lots. Its sleek, minimalistic form creates distinctive lighting effects at night while serving as a decorative urban element during the day.

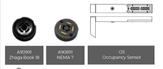
Design Continuity: Complementary bollard and wall-mounted luminaires are available to maintain consistent aesthetics across the project.

Pole Options: Poles can be supplied with GRC1 bases positioned at customer-specified heights. A flat, low-profile hand hole cover with vandal-resistant screws ensures secure and easy installation.

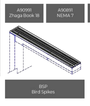
WATT-ADJ: Each luminaire includes a programmable driver, allowing factory-set wattage adjustments to meet specific project requirements (see options on page 2).

Approved for Canada. Add "CSA" to the part number for Canadian compliance.

Additional Options (Consult Factory For Pricing)



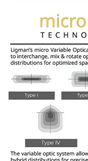
ANI009 Zhaga Book 18 · ANI001 NEMA 7 · OS Occupancy Sensor



BSP Bird Spikes

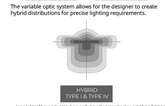


LIGHTCONNECT IoT Ready Light Linear (Shown with up & down configuration)



Ligman's micro Variable Optical System provides the ability to interchange, mix & rotate optics to provide specific light distributions for optimized spacing and uniformity.

The variable optic system allows for the designer to create hybrid distributions for precise lighting requirements.



HYBRID TYPE I & TYPE IV

Ligman Lighting USA reserves the right to change specification without prior notice, please contact factory for latest information. Due to the continual improvements in LED technology data and assessments may change without notice.

2 EP2 - PEDESTRIAN STREET LIGHTS

SCALE -N.T.S.

Project		Catalog #		Type	
Prepared by		Notes		Date	



Lumière

Eon 303 Bollard

Bollard

Typical Applications

• Hospitality • Commerical Landscape • Outdoor Area/Site • Residential • Architectural

Interactive Menu

- Order Information page 2
- Product Specifications page 2
- Lumen Maintenance page 3
- Options page 4
- Mounting Details page 4

Product Certification

cULus · RoHS · IP66 · DLC · BAA · TAA

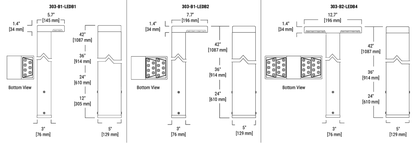
Product Features

Site location

Top Product Features

- Available in one- or two-direction models
- Zero uplight Type II, Type IV, and Type V distributions
- Patented AccuLED Optics™ System behind a sealed clear glass lens
- 12", 24", 36", and 42" heights
- 120-277V input with ELV or 0-10V dimming options

Dimensions



COOPER Lighting Solutions · a Signify business

PSS26023EN page 1
April 28, 2020 7:14 PM

3 EP1 - BOLLARD LIGHTS

SCALE -N.T.S.

LIGHTING DETAILS

L8-5-01

Xref .\TB & LAS\Private TB - Arch E.dwg

LIGHTING SCHEDULE (PUBLIC)

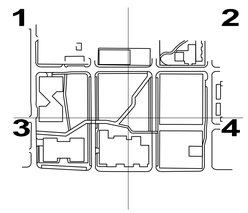
LIGHTING

CODE		DETAILS	DESCRIPTION	QTY.	MODEL NO.	MANUFACTURER/SUPPLIER
	EA1	1/L8-5-01	VEHICULAR STREET LIGHTS	39	MCGRAW-EDISON GALN GALLEON II	COOPER LIGHTING SOLUTION
	EP2	2/L8-5-01	PEDESTRIAN LIGHTS	33	ULI-21171	LIGMAN NORTH AMERICA
	EP1	3/L8-5-01	BOLLARD LIGHTS	28	LUMIERE EON 303	COOPER LIGHTING SOLUTION

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9. PROPOSED BENCH WILL BE A MINIMUM OF 6 FT IN LENGTH AND BE VICTOR STANLEY "CLASSIC: (MODEL #C-10) OR APPROVED EQUAL.
10. BIKE RACKS WILL BE A DERO SWERVE STYLE OR APPROVED EQUAL.

NOT FOR CONSTRUCTION



CITY OF BENTONVILLE PROJECT NO.: LSD26-0030

walter p moore

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STEM UNIVERSITY - PUBLIC IMPROVEMENT PLANS PHASE 1

LARGE-SCALE DEVELOPMENT PLANS

REGISTERED LANDSCAPE ARCHITECT
GREGGORY SUTTON
1705
STATE OF ARKANSAS

DATE: 07/17/2026
EXP: 01/31/2027

NO.	DATE	REVISION
	05-22-26	#1 LARGE SCALE DEVELOPMENT
	06-17-26	#2 LARGE SCALE DEVELOPMENT
	07-17-26	#3 LARGE SCALE DEVELOPMENT

PROJECT NO.	DESIGNED BY	REVIEWED BY	DRAWN BY
M08-25007-00	DD	BO	EF
ORIGINAL ISSUE			DATE
SCHEMATIC DESIGN			05-22-2026

LITGHTING SCHEDULE

PH1-L8-6-01

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