



Stormwater Quality Plan Information Sheet and Inspection Fee Schedule

Project Name: _____

Project Location: (address or major cross streets/arroyo) _____

Plan Preparer Information:

Company: _____

Contact: _____

Address: _____

Phone Number: (O) _____ (Cell (optional)) _____

e-Mail: _____

Property Owner Information:

Company: _____

Contact: _____

Address: _____

Phone: _____

e-Mail: _____

I am submitting the ESC Plan (SWPPP map) and NOI to obtain approval for:

___ Grading ___ Building Permit ___ Work Order Construction Plans

Note: More than one item can be checked for a submittal

___ **I am submitting the SWPPP map and NOT to obtain a Stabilization Determination**

Stormwater Quality Inspection fee: (based on development type and disturbed area)

Commercial BP	< 2 acres \$300 <input type="checkbox"/>	2 to 5 acres \$500 <input type="checkbox"/>	>5 acres \$800 <input type="checkbox"/>
Work Order (WO)	< 5 acres \$300 <input type="checkbox"/>	5 to 40 acres \$500 <input type="checkbox"/>	>40 acres \$800 <input type="checkbox"/>
Multi – family BP	< 5 acres \$500 <input type="checkbox"/>	>5 acres \$800 <input type="checkbox"/>	
Single Family Residential BP	<5 acres \$500 <input type="checkbox"/>	5 to 40 acres \$1000 <input type="checkbox"/>	> 40 acres \$1500 <input type="checkbox"/>

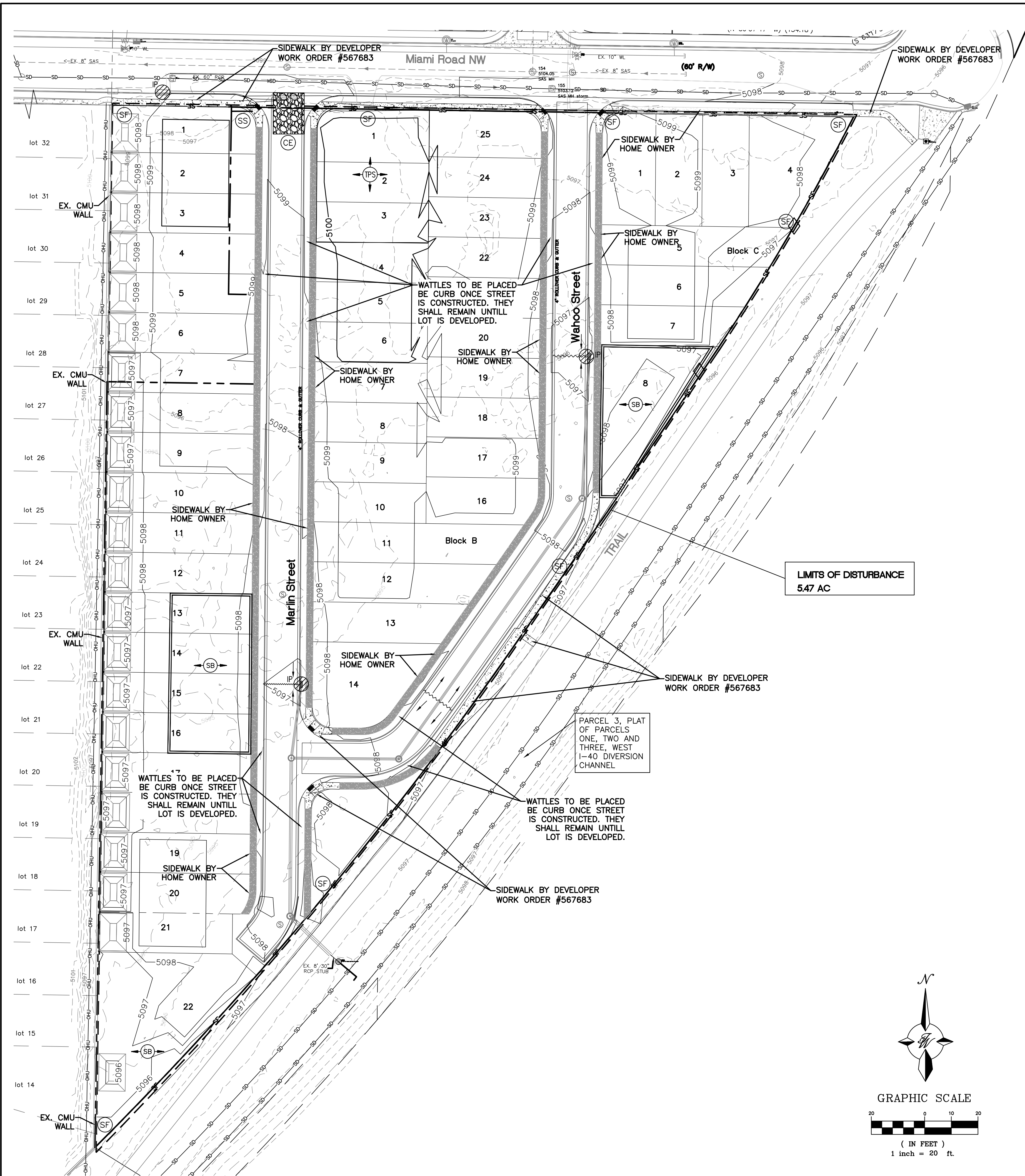
Plan Review fee is \$105 for the first submittal ☐ and \$75.00 for a resubmittal ☐

Total due equals the plan review fee plus the Stormwater Quality Inspection fee.

Total Due \$ _____

If you have questions, please contact Doug Hughes, Stormwater Quality 924-3420, jhughes@cabq.gov

Rev June 2023



- EROSION NOTES

TPS

TPS TEMPORARY PARKING AND STORAGE

LIMITS OF DISTURBANCE

SB

SB TEMPORARY SEDIMENT BASIN
- EROSION DETAILS

CE

CE TEMPORARY STONE CONSTRUCTION EXIT

SF

SF TEMPORARY SILT FENCE

SS

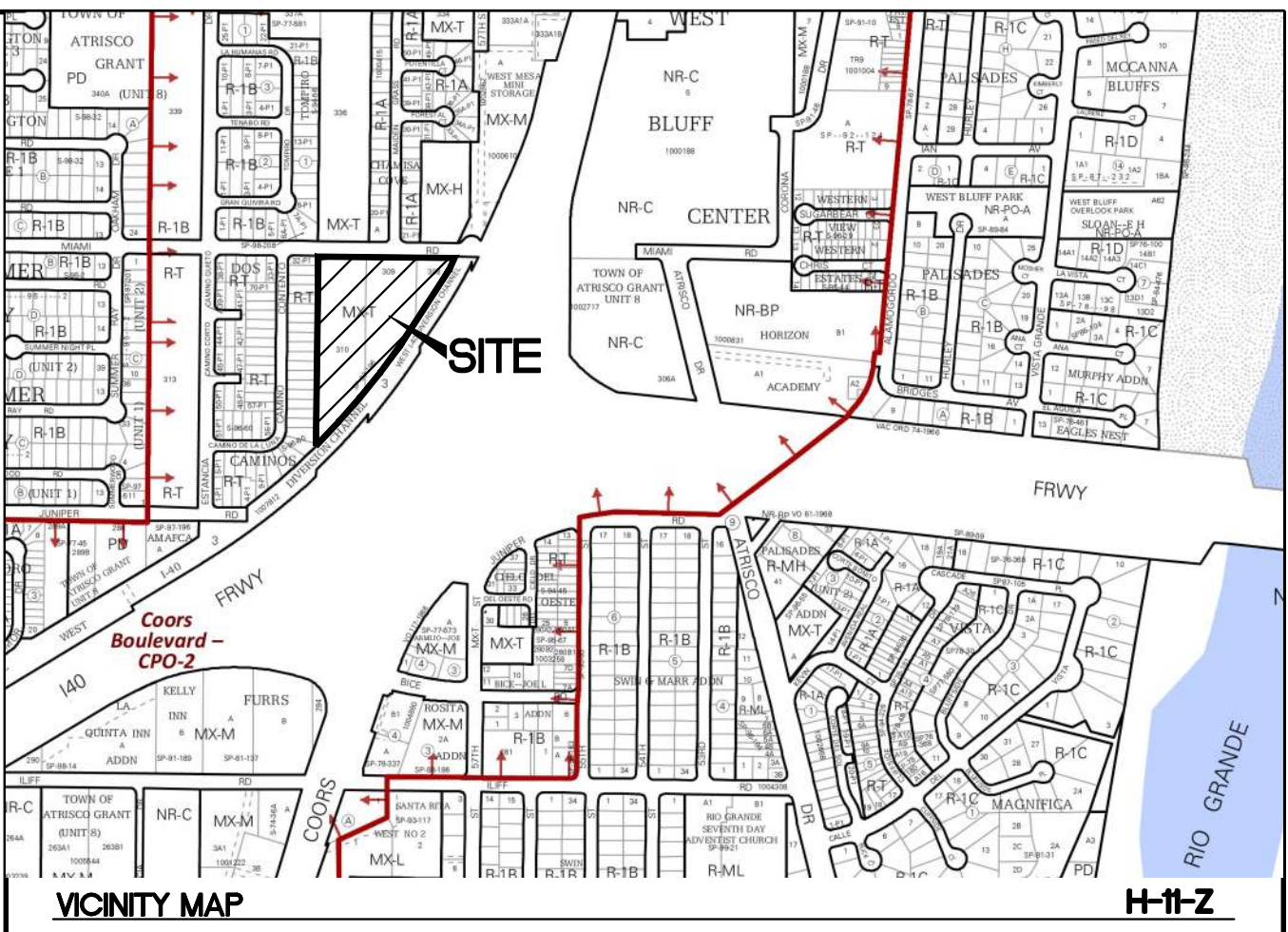
SS SWPPP SIGN

SF

SF SILT FENCE

CE

CE CONSTRUCTION EXIT



- SEQUENCE OF CONSTRUCTION:
1. INSTALL STABILIZED CONSTRUCTION ENTRANCES
 2. POST PUBLIC NOTICE PER DETAILS
 3. INSTALL DOWN GRADIENT PERIMETER CONTROLS
 4. THE ENTIRE SITE WILL BE GRADED TO DRAIN TO THE PROPOSED PONDS AT ALL TIMES DURING CONSTRUCTION. INSTALL SEDIMENT BASINS PRIOR TO CLEARING REST OF THE SITE.
 5. NOTIFY SWPPP COMPLIANCE INSPECTOR OF COMPLETION OF ABOVE.
 6. BEGIN SOIL DISTURBING ACTIVITIES
 7. PROVIDE TEMPORARY STABILIZATION OF DISTURBED AREAS OR STOCKPILES
 8. INSTALL UNDERGROUND UTILITIES
 9. FINISH GRADING THE SITE
 10. PAVE ROADS AND SIDEWALKS THAT ARE NOT DEFERRED TO HOME BUILDER.
 11. REMOVE DESILTING POND/SAND PROVIDE INLET PROTECTION TO NEWLY CONSTRUCTED INLETS.
 12. INSTALL LANDSCAPING ON SITE.
 13. STABILIZE LOTS WHERE HOME CONSTRUCTION WON'T BEGIN FOR 2 WEEKS OR MORE.
 14. PLACE WADDLES ALONG FRONT OF LOTS WHERE HOME CONSTRUCTION WON'T BEGIN FOR 2 WEEKS OR MORE.
 15. FINAL STABILIZATION OF LOTS TO BE RESPONSIBILITY OF HOME BUILDER AND IS NOT APART OF THIS PLAN.
 16. NOTIFY SWPPP COMPLIANCE INSPECTOR OF SUBSTANTIAL SITE STABILIZATION AND APPROVAL. FILE NOTICE OF TERMINATION (NOT).

GROUND COVER (PRE-CONSTRUCTION)

THE UNDISTURBED AND PRE-CONSTRUCTION GROUND COVER CONSISTS OF UNCOMPACTED SOIL WITH NATIVE GRASSES, WEEDS, AND SHRUBS WITH MINIMAL TO NO DISTURBANCES TO GRADING.

STORMWATER TEAM MEMBERS

BMP INSTALLATION, MAINTENANCE AND CORRECTIVE ACTIONS

PHONE _____
EMAIL _____

INSPECTIONS NAME _____
PHONE _____
EMAIL _____

LIST OF OPERATORS

OPERATOR 1 NAME _____
PHONE _____
EMAIL _____

OPERATOR 2 NAME _____
PHONE _____
EMAIL _____

OPERATOR 3 NAME _____
PHONE _____
EMAIL _____

SWPPP PURPOSE

THE PURPOSE OF THIS SWPPP IS TO APPLY SWPPP CONTROLS THAT ARE REQUIRED DURING DEVELOPMENT OF SITE AND PUBLIC RIGHT OF WAYS.

EROSION CONTROL PLAN TO BE UPDATED WITH INDIVIDUAL LOT BMP'S PRIOR TO THW ISSUANCE OF A BUILDIN PERMIT FOR HOUSE CONSTRUCTION. HOME BUILDER IS RESPONSIBLE FOR MAINTAINING BMP'S THROUGH CONSTRUCTION

NEW LOT OWNERS MUST FILE THEIR NOTICE OF INTENT (NOI) AT LEAST 14 DAYS PRIOR TO TAKING CONTROL OF ANY LOTS TRANSFERRED TO THEM BEFORE DEVELOPMENT AND STABILIZATION IS COMPLETE

CAUTION

ALL EXISTING UTILITIES SHOWN WERE OBTAINED FROM RESEARCH, AS-BUILTS, SURVEYS OR INFORMATION PROVIDED BY OTHERS. IT SHALL BE THE SOLE RESPONSIBILITY OF THE CONTRACTOR TO CONDUCT ALL NECESSARY FIELD INVESTIGATIONS PRIOR TO AND INCLUDING ANY EXCAVATION, TO DETERMINE THE ACTUAL LOCATION OF UTILITIES AND OTHER IMPROVEMENTS. PRIOR TO STARTING THE WORK. ANY CHANGES FROM THIS PLAN SHALL BE COORDINATED WITH AND APPROVED BY THE ENGINEER.

<div>ENGINEER'S SEAL</div> <div>RONALD R. BOHANNAN NEW MEXICO PROFESSIONAL ENGINEER 7868</div> <div>05/08/24</div> <div>RONALD R. BOHANNAN P.E. #7868</div>	<div>PLAYA DEL SUR COORS AND I40</div> <div>EROSION CONTROL PLAN</div>	<div>DRAWN BY AS</div> <div>DATE 05/08/24</div> <div>DRAWING 2023076-SWPPP</div>
	<div>TIERRA WEST, LLC</div> <div>5571 MIDWAY PARK PL NE ALBUQUERQUE, NEW MEXICO 87109 (505) 858-3100 www.tierrawestllc.com</div>	<div>SHEET # SW-1</div>
	<div>JOB # 2023024</div>	

NATURE AND EXTENT OF CONSTRUCTION ACTIVITIES:

NATURE OF CONSTRUCTION ACTIVITIES: MASS ROUGH GRADING OF THE SITE, INSTALLATION OF UTILITIES (WATER AND SANITARY SEWER) AND PAVING OF INTERNAL DRIVE AISLES, PARKING AND SIDEWALKS, BUILDING CONSTRUCTION AND LANDSCAPING AND OFFSITE IMPROVEMENTS.

PROPERTY SIZE: 5.47 ACRES

DISTURBED AREA SIZE: 5.47 ACRES

MAXIMUM DISTURBED AREA SIZE: 5.47 ACRES

PROJECT SCHEDULE: SCHEDULE LENGTHS ARE TBD, SEE SEQUENCE OF CONSTRUCTION THIS SHEET SW-1 FOR SCHEDULE TASKS DESCRIPTION.

CONSTRUCTION PHASE: THE FIRST PHASE OF CONSTRUCTION, CONSISTS OF BUILDING CONSTRUCTION, TRENCHING AND INSTALLING UTILITIES FOR SERVICE AND PAVING OF PARKING AND DRIVEWAYS TO THE PROPERTY.

BMP MAINTENANCE:

ALL MEASURES STATED IN THIS EROSION AND SEDIMENT CONTROL PLAN, AND IN THE STORM WATER POLLUTION PREVENTION PLAN, SHALL BE MAINTAINED IN FULLY FUNCTIONAL CONDITION UNTIL NO LONGER REQUIRED FOR A COMPLETED PHASE OF WORK OR UNTIL FINAL STABILIZATION OF THE SITE IS ACHIEVED. ALL EROSION AND SEDIMENTATION CONTROL MEASURES SHALL BE INSPECTED AT THE END OF THE WORKDAY BY A QUALIFIED MEMBER OF THE SWPPP COMPLIANCE TEAM.

THE OPERATOR WITH CONTROL OF THE SITES DAILY ACTIVITIES IS RESPONSIBLE TO MAINTAIN, CLEAN AND REPAIR EROSION CONTROLS IN ACCORDANCE WITH THE FOLLOWING:



1. INLET PROTECTION DEVICES AND BARRIERS SHALL BE REPAIRED OR REPLACED, IF THEY SHOW SIGNS OF UNDERMINING OR DETERIORATION. SEDIMENT SHALL BE REMOVED TO INSURE PROPER FLOWS; INLET PROTECTION TYPES MAY NEED TO BE MODIFIED DURING THE CONSTRUCTION PROGRESS.
2. ALL SEEDED AREAS SHALL BE CHECKED REGULARLY TO SEE THAT A GOOD STAND OF VEGETATION IS MAINTAINED. AREAS SHOULD BE FERTILIZED, WATERED, AND RE-SEEDED AS NEEDED.
3. SILT FENCES, WADDLES OR OTHER CONTROLS SHALL BE REPLACED OR REPAIRED TO PROPER FUNCTIONING CONDITION, IF DAMAGED. SEDIMENT AND SOIL SHALL BE REMOVED WHEN REACHES ONE-HALF THE HEIGHT OF THE CONTROL.
4. THE CONSTRUCTION EXITS SHALL BE MAINTAINED IN A CONDITION WHICH WILL PREVENT TRACKING OF SEDIMENT ONTO PUBLIC OR PRIVATE ROADWAYS. THIS MAY REQUIRE PERIODIC TOP DRESSING, EXTENDING OR OTHER MODIFICATIONS TO THE CONSTRUCTION EXITS AS CONDITIONS DEMAND. SITE TRAFFIC SHOULD BE LIMITED TO THE CONTROLLED EXITS ONLY.
5. SEDIMENTATION BASINS SHALL BE MAINTAINED IN OPERATIONAL CONDITIONS AT ALL TIMES. SEDIMENT SHALL BE REMOVED FROM SEDIMENT BASINS OR TRAPS WHEN THE DESIGN CAPACITY HAS BEEN REDUCED BY 50%.
6. REFERENCE THE SWPPP BOOK FOR ALL EROSION CONTROL MAINTENANCE PROCEDURES AND FREQUENCIES. CONSULT THE SWPPP PREPARER WITH ANY QUESTIONS REGARDING THIS SWPPP AND ITS REQUIREMENTS.

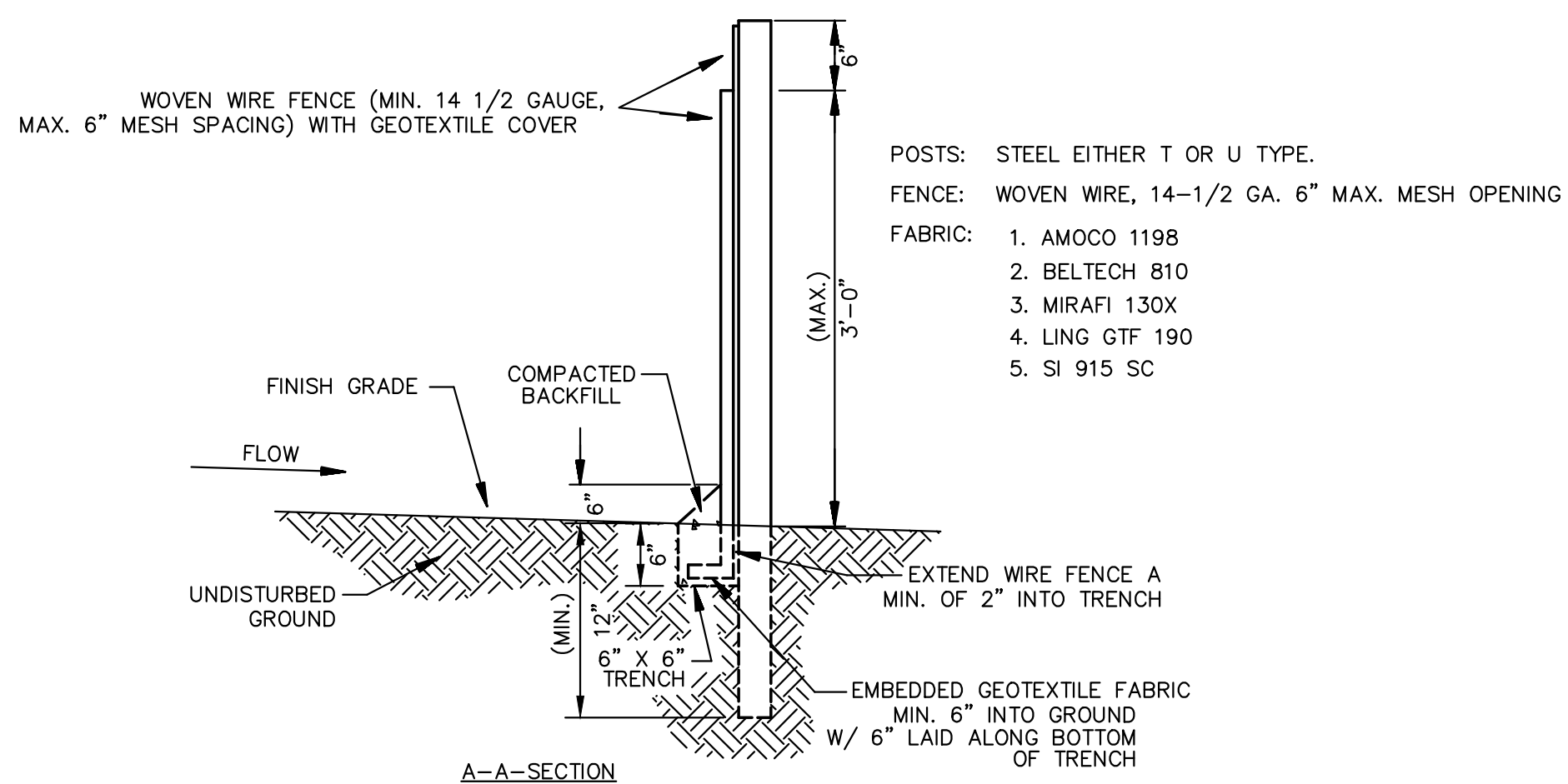
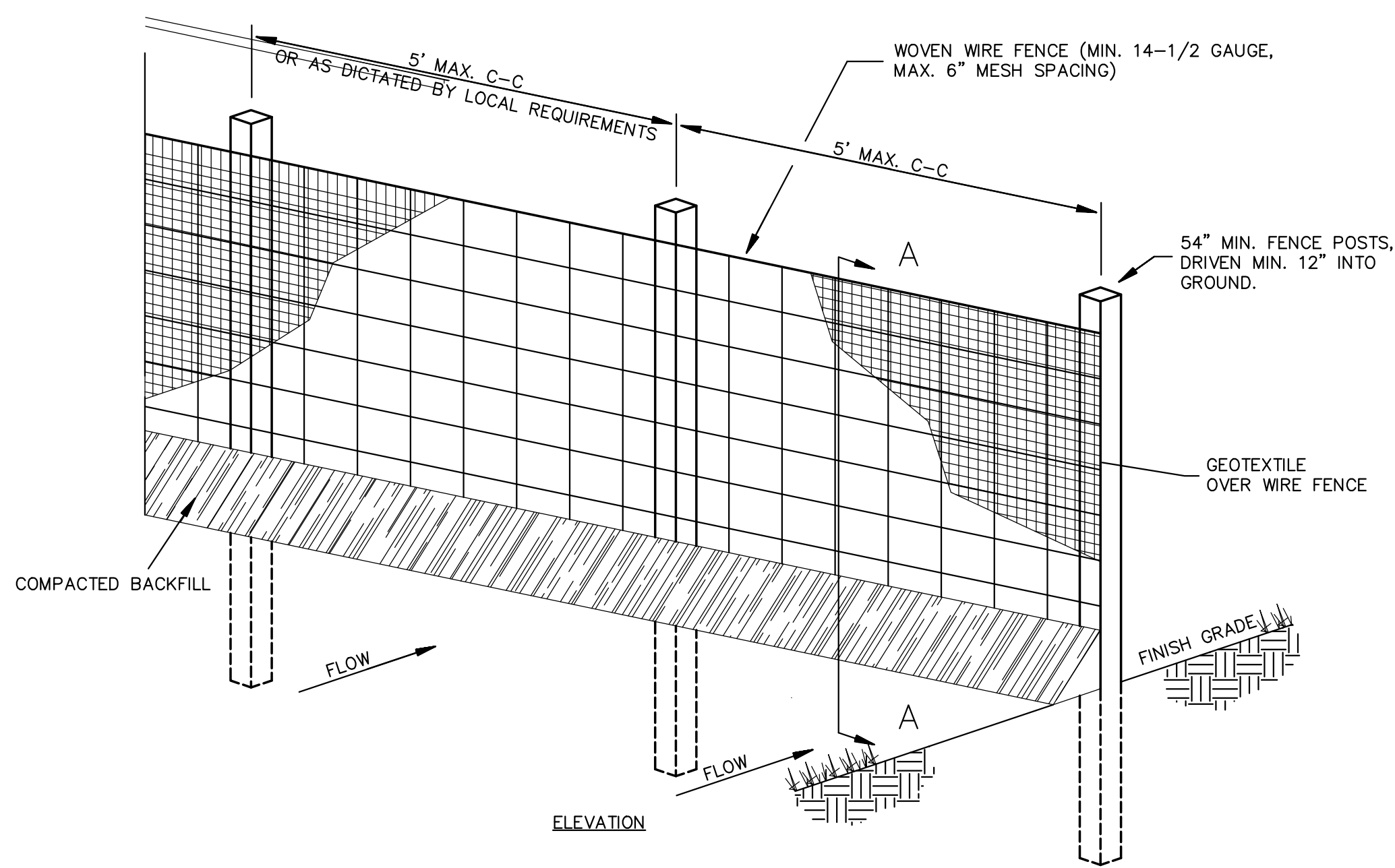
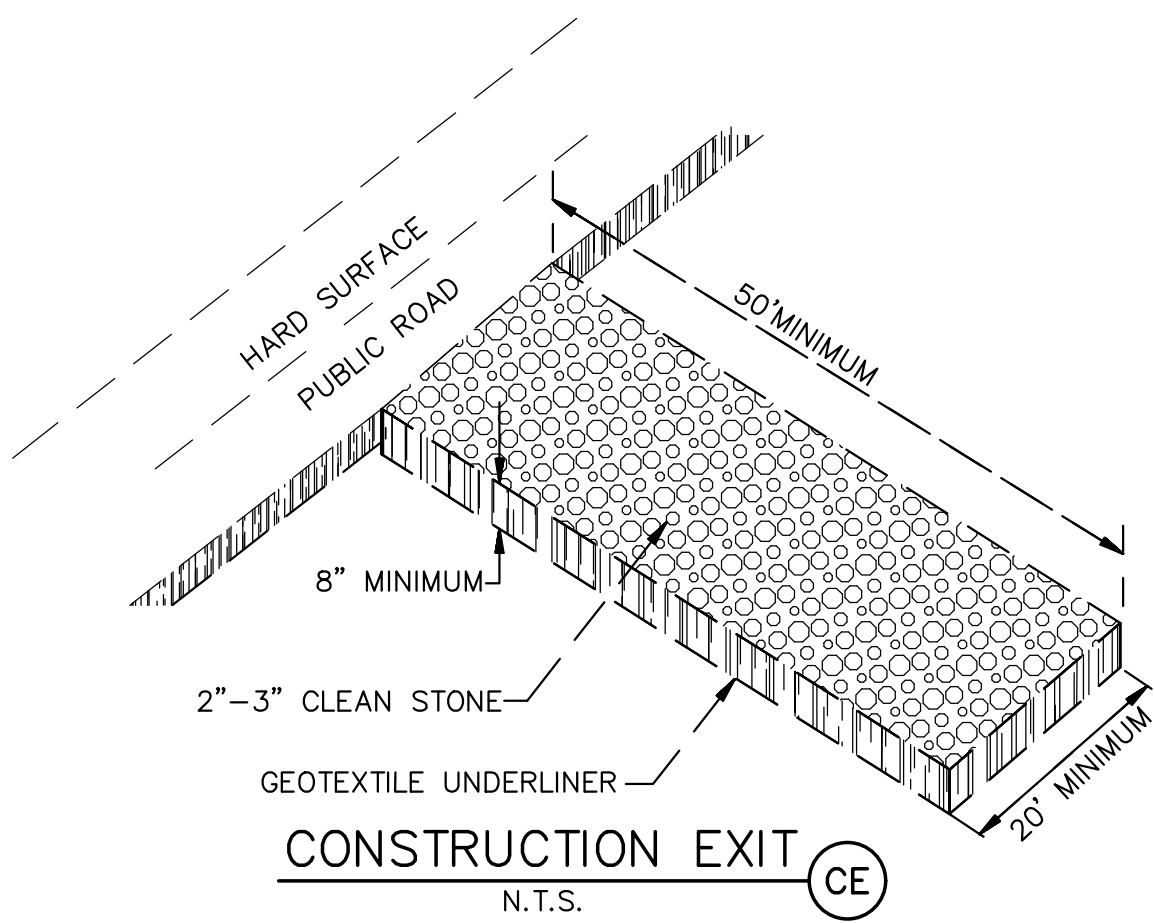
ESC PLAN STANDARD NOTES (2023-06-16)

1. ALL EROSION AND SEDIMENT CONTROL (ESC) WORK ON THESE PLANS, EXCEPT AS OTHERWISE STATED OR PROVIDED HEREON SHALL BE PERMITTED, CONSTRUCTED, INSPECTED, AND MAINTAINED IN ACCORDANCE WITH:
 - a. THE CITY ORDINANCE § 14-5-2-11, THE ESC ORDINANCE,
 - b. THE EPA'S 2022 CONSTRUCTION GENERAL PERMIT (CGP), AND
 - c. THE CITY OF ALBUQUERQUE CONSTRUCTION BMP MANUAL.
2. ALL BMP'S MUST BE INSTALLED PRIOR TO BEGINNING ANY EARTH MOVING ACTIVITIES EXCEPT AS SPECIFIED HEREON IN THE PHASING PLAN. CONSTRUCTION OF EARTHEN BMP'S SUCH AS SEDIMENT TRAPS, SEDIMENT BASINS, AND DIVERSION BERMS SHALL BE COMPLETED AND INSPECTED PRIOR TO ANY OTHER CONSTRUCTION OR EARTHWORK. SELF-INSPECTION IS REQUIRED AFTER INSTALLATION OF THE BMPS AND PRIOR TO BEGINNING CONSTRUCTION.
3. SELF-INSPECTIONS – IN ACCORDANCE WITH CITY ORDINANCE § 14-5-2-11(C)(1), "AT A MINIMUM A ROUTINE SELF-INSPECTION IS REQUIRED TO REVIEW THE PROJECT FOR COMPLIANCE WITH THE CONSTRUCTION GENERAL PERMIT ONCE EVERY 14 DAYS AND AFTER ANY PRECIPITATION EVENT OF 1/4 INCH OR GREATER UNTIL THE SITE CONSTRUCTION HAS BEEN COMPLETED AND THE SITE DETERMINED AS STABILIZED BY THE CITY. REPORTS OF THESE INSPECTIONS SHALL BE KEPT BY THE PERSON OR ENTITY AUTHORIZED TO DIRECT THE CONSTRUCTION ACTIVITIES ON THE SITE AND MADE AVAILABLE UPON REQUEST.
4. CORRECTIVE ACTION REPORTS MUST BE KEPT BY THE PERSON OR ENTITY AUTHORIZED TO DIRECT THE CONSTRUCTION ACTIVITIES ON THE SITE AND MADE AVAILABLE UPON REQUEST.
5. FINAL STABILIZATION AND NOTICE OF TERMINATION (NOT) – IN ACCORDANCE WITH CITY ORDINANCE § 14-5-2-11(C)(1), SELF-INSPECTIONS MUST CONTINUE UNTIL THE SITE IS "DETERMINED AS STABILIZED BY THE CITY." THE PROPERTY OWNER/OPERATOR IS RESPONSIBLE FOR DETERMINING WHEN THE "CONDITIONS FOR TERMINATING CGP COVERAGE" PER CGP PART 8.2 ARE SATISFIED AND THEN FOR FILING THEIR NOTICE OF TERMINATION (NOT) WITH THE EPA. EACH OPERATOR MAY TERMINATE CGP COVERAGE ONLY IF ONE OR MORE OF THE CONDITIONS IN PART 8.2.1, 8.2.2, OR 8.2.3 HAS OCCURRED. AFTER FILING THE NOT WITH THE EPA, THE PROPERTY OWNER IS RESPONSIBLE FOR REQUESTING A DETERMINATION OF STABILIZATION FROM THE CITY.
6. WHEN DOING WORK IN THE CITY RIGHT-OF-WAY (E.G. SIDEWALK, DRIVE PADS, UTILITIES, ETC.) PREVENT DIRT FROM GETTING INTO THE STREET. IF DIRT IS PRESENT IN THE STREET, THE STREET SHOULD BE SWEEP DAILY OR PRIOR TO A RAIN EVENT OR CONTRACTOR INDUCED WATER EVENT (E.G. CURB CUT OR WATER TEST).
7. WHEN INSTALLING UTILITIES BEHIND THE CURB, THE EXCAVATED DIRT SHOULD NOT BE PLACED IN THE STREET.
8. WHEN CUTTING THE STREET FOR UTILITIES THE DIRT SHALL BE PLACED ON THE UPHILL SIDE OF THE STREET CUT AND THE AREA SWEEP AFTER THE WORK IS COMPLETE. A WATTLE OR MULCH SOCK MAY BE PLACED AT THE TOE OF THE EXCAVATED DIRT PILE IF SITE CONSTRAINTS DO NOT ALLOW PLACING THE EXCAVATED DIRT ON THE UPHILL SIDE OF THE STREET CUT.
9. ESC PLANS MUST SHOW LONGITUDINAL STREET SLOPE AND STREET NAMES. ON STREETS WHERE THE LONGITUDINAL SLOPE IS STEEPER THAN 2.5%, WATTLES/MULCH SOCKS OR J-HOOD SILT FENCE SHALL BE SHOWN IN THE FRONT YARD SWALE OR ON THE SIDE OF THE STREET.

GENERAL EROSION NOTES:

- A. THE STORMWATER POLLUTION PREVENTION PLAN (SWPPP) IS COMPRISED OF THE SWPPP BOOK, THE 2022 GENERAL CONSTRUCTION PERMIT, THIS DRAWING ("TEMPORARY EROSION CONTROL AND SEDIMENTATION PLAN"), STANDARD DETAILS ("TEMPORARY EROSION CONTROL AND SEDIMENTATION DETAILS"), EPA NOTICE OF INTENT PERMIT AND ALL SUBSEQUENT REPORTS, CORRECTIVE ACTIONS AND EROSION CONTROL RELATED DOCUMENTS.
- B. ALL OPERATORS AS DESIGNATED, CONTRACTORS AND SUBCONTRACTORS INVOLVED WITH SITE ACTIVITIES RELATED TO STORM WATER POLLUTION PREVENTION SHALL REVIEW A COPY OF THE STORM WATER POLLUTION PREVENTION PLAN (SWPPP), THE 2017 CONSTRUCTION GENERAL PERMIT, THE NATIONAL POLLUTANT DISCHARGE ELIMINATION SYSTEM (NPDES), THE CLEAN WATER ACT OF 1972 AND BECOME FAMILIAR WITH THEIR CONTENTS.
- C. THE OPERATOR IN CONTROL OF DAILY SITE ACTIVITIES SHALL IMPLEMENT BEST MANAGEMENT PRACTICES AS REQUIRED BY THE SWPPP. ADDITIONAL BEST MANAGEMENT PRACTICES SHALL BE IMPLEMENTED AS DICTATED BY CONDITIONS THAT MAY OCCUR AT NO ADDITIONAL COST TO PROJECT OWNER THROUGHOUT ALL PHASES OF CONSTRUCTION.
- D. BEST MANAGEMENT PRACTICES (BMP'S) AND CONTROLS SHALL CONFORM TO ALL FEDERAL, STATE, OR LOCAL REQUIREMENTS OR MANUAL OF PRACTICE, AS APPLICABLE. OPERATOR WITH CONTROL OF DAILY SITE ACTIVITIES SHALL IMPLEMENT ADDITIONAL CONTROLS AS DIRECTED BY PERMITTING AGENCY, LOCAL JURISDICTIONAL AUTHORITY OR SWPPP COMPLIANCE INSPECTOR.
- E. THE TEMPORARY EROSION CONTROL AND SEDIMENTATION PLAN IS A WORKING DOCUMENT AND IS REQUIRED TO BE UPDATED WITHIN 24 HOURS OF ANY CHANGES WHEN BMP'S ARE REPAIRED, RELOCATED OR REMOVED BY NOTING ON THE PLAN THE AREAS AND DATES OF THE REPAIRS, RELOCATIONS OR REMOVALS. AN ACTIVE COPY OF THE PLAN SHALL BE POSTED IN THE JOB SITE TRAILER ONSITE AND MUST BE MAINTAINED CURRENT AT ALL TIMES.
- F. CONTRACTOR SHALL MINIMIZE CLEARING AND EARTH DISTURBANCE TO THE MAXIMUM ACREAGE AS REQUIRED BY THE EPA CONSTRUCTION GENERAL PERMIT.
- G. CONTRACTOR SHALL DENOTE ON THIS PLAN, THE LOCATION OF TEMPORARY PARKING, STORAGE, PORTABLE SANITARY FACILITIES, OFFICE TRAILERS, AND ALL SUPPORT AREAS. RELOCATIONS OF EACH SHALL ALSO BE DOCUMENTED AS THEY OCCUR.
- H. ALL WASH OUT WATER USED FOR CONCRETE, MASONRY, PAINT AND OTHER MATERIALS SHALL HAVE ADEQUATE SIGNAGE WITH PROPER CONTAINMENT AND DISPOSED OF PROPERLY WHEN CAPACITY REACHES 50% OR PER VENDOR RECOMMENDATIONS. VENDORS AND TRADESMEN SHALL BE INFORMED OF THE REQUIREMENTS TO USE THE WASH OUT.
- I. A SPILL KIT SHALL BE READILY AVAILABLE TO CONTAIN AND CLEAN-UP FUEL OR CHEMICAL SPILLS AND LEAKS. A DISCHARGE OF ANY MATERIAL IN A QUANTITY THAT MAY WITHIN REASONABLE PROBABILITY CAUSE, INJURE OR BE DETRIMENTAL TO HUMAN HEALTH, ANIMAL OR PLANT LIFE, OR PROPERTY; OR INTERFERE WITH THE PUBLIC WELFARE MUST BE REPORTED TO THE NEW MEXICO ENVIRONMENTAL DEPARTMENT HOTLINE AT (505) 827-9329 FOR EMERGENCIES OR FOR NON EMERGENCIES AT (866)-428-6535. IF UNSURE IF THE SPILL IS OF A SIGNIFICANT QUANTITY, THE SPILL SHOULD BE REPORTED TO THE HOTLINE AND INFORMATION PROVIDED WITH DETAILS OF THE SPILL FOR FURTHER ACTIONS.
- J. DUST DURING CONSTRUCTION OPERATIONS SHALL BE FREQUENTLY CONTROLLED BY WATER SUPPRESSION METHODS ONLY. EARTH DISTURBING OPERATIONS SHALL CEASE IF HIGH WINDS ABOVE 35 MPH ARE PRESENT. THE USE OF MOTOR OILS AND OTHER PETROLEUM BASED OR TOXIC LIQUIDS IS STRICTLY PROHIBITED. OTHER CHEMICALS USED FOR DUST SUPPRESSION MUST BE APPROVED BY THE EPA PRIOR TO THEIR USE.
- K. RUBBISH, TRASH, GARBAGE, LITTER, OR OTHER SUCH MATERIALS SHALL BE DEPOSITED INTO SEALED, COVERED, LEAK PROOF CONTAINERS. CONTAINERS SHALL BE DISPOSED OF PROPERLY WHEN CAPACITY IS REACHED. MATERIALS SHALL BE PREVENTED FROM LEAVING THE PREMISES THROUGH THE ACTION OF WIND OR STORMWATER.
- L. ALL STORM WATER POLLUTION PREVENTION MEASURES AND CONTROLS PRESENTED ON THIS PLAN, AND IN THE STORM WATER POLLUTION PREVENTION PLAN, SHALL BE INITIATED PER THE SEQUENCE OF CONSTRUCTION AS NOTED.
- M. DISTURBED PORTIONS OF THE SITE WHERE CONSTRUCTION ACTIVITY HAS BEEN TEMPORARILY SUSPENDED FOR 14 DAYS, SHALL HAVE TEMPORARILY STABILIZATION IN PLACE NO LATER THAN 14 DAYS FROM THE LAST DATE OF CONSTRUCTION ACTIVITY OCCURRING THESE AREAS.
- N. DISTURBED PORTIONS OF THE SITE WHERE CONSTRUCTION ACTIVITY HAS PERMANENTLY STOPPED SHALL HAVE PERMANENT CONTROLS IN PLACE NO LATER THAN 14 DAYS AFTER THE LAST CONSTRUCTION ACTIVITY OCCURRING IN THESE AREAS.
- O. IF THE ACTION OF VEHICLES OR EQUIPMENTS TRAVELING OVER THE CONSTRUCTION ENTRANCES IS NOT SUFFICIENT TO REMOVE THE MAJORITY OF DIRT OR MUD FROM LEAVING THE SITE, THEN THE LENGTH OF THE EXIT SHOULD BE EXTENDED TO PROVIDE ADDITIONAL TIRE ROTATIONS, LARGER ROCK MAY BE USED TO CREATE A SUFFICIENT JARRING MOTION OR INSTALL A TIRE WASH OFF WITH A SEDIMENT TRAP BEFORE LEAVING THE SITE.
- P. ALL MATERIALS SPILLED, DROPPED, WASHED, OR TRACKED FROM VEHICLES ONTO ROADWAYS OR INTO STORM DRAINS MUST BE REMOVED IMMEDIATELY.
- Q. THE OPERATOR IN CHARGE OF THE DAILY SITES ACTIVITIES WILL BE RESPONSIBLE FOR REMOVING SEDIMENT OR SOILS ACCUMULATING MORE THAN 50% OF THE DESIGN CAPACITY IN DETENTION PONDS, SILT FENCING OR OTHER SIMILAR EROSION CONTROLS.
- R. ON-SITE & OFFSITE SOIL STOCKPILE AND BORROW AREAS SHALL BE PROTECTED FROM EROSION AND SEDIMENTATION THROUGH IMPLEMENTATION OF BEST MANAGEMENT PRACTICES, AS REQUIRED PER THE CONSTRUCTION GENERAL PERMIT. STOCKPILE AND BORROW AREA LOCATIONS SHALL BE NOTED ON THE ESC PLAN AND PERMITTED IN ACCORDANCE WITH LOCAL AUTHORITIES HAVING JURISDICTIONAL CONTROL.
- S. SLOPES SHALL BE LEFT WITH CROSS SLOPE GRADING PATTERN AND IN A ROUGHENED CONDITION DURING THE GRADING PHASE TO REDUCE RUNOFF VELOCITIES AND EROSION RILLS. EXCESSIVE SLOPES MAY REQUIRE ADDITIONAL INDUSTRY STANDARD CONTROLS TO PREVENT EROSION.
- T. DUE TO THE GRADE CHANGES DURING THE DEVELOPMENT OF THE PROJECT, THE OPERATOR IN CONTROL OF THE SITE'S DAILY ACTIVITIES SHALL BE RESPONSIBLE FOR ADJUSTING AND MAINTAINING ALL EROSION CONTROL TO PREVENT EROSION.
- U. ALL DISTURBED AREAS SHALL BE SUPPRESSED BY WATER AND ALL CONTROLS LEFT IN GOOD WORKING CONDITION AT THE END OF EACH WORKING DAY. THIS INCLUDES REPLACEMENT OF SILT FENCING AND/OR OTHER SURFACE CONTROLS, TRACK OUT SWEEP CLEAN, BACKFILL OF OPEN TRENCHES AND ANY OTHER EROSION CONTROLS.

<div>ENGINEER'S SEAL</div> <div></div> <div>RONALD R. BOHANNAN P.E. #7868</div>	PLAYA DEL SUR COORS AND I40	DRAWN BY AS
	EROSION CONTROL NOTES	DATE 05/08/24
		DRAWING 2023076-SWPPP
	<div> TIERRA WEST, LLC 5571 MIDWAY PARK PL. NE ALBUQUERQUE, NEW MEXICO 87109 (505) 858-3100 www.tierrawestllc.com</div>	SHEET # SW-2
		JOB # 2023024



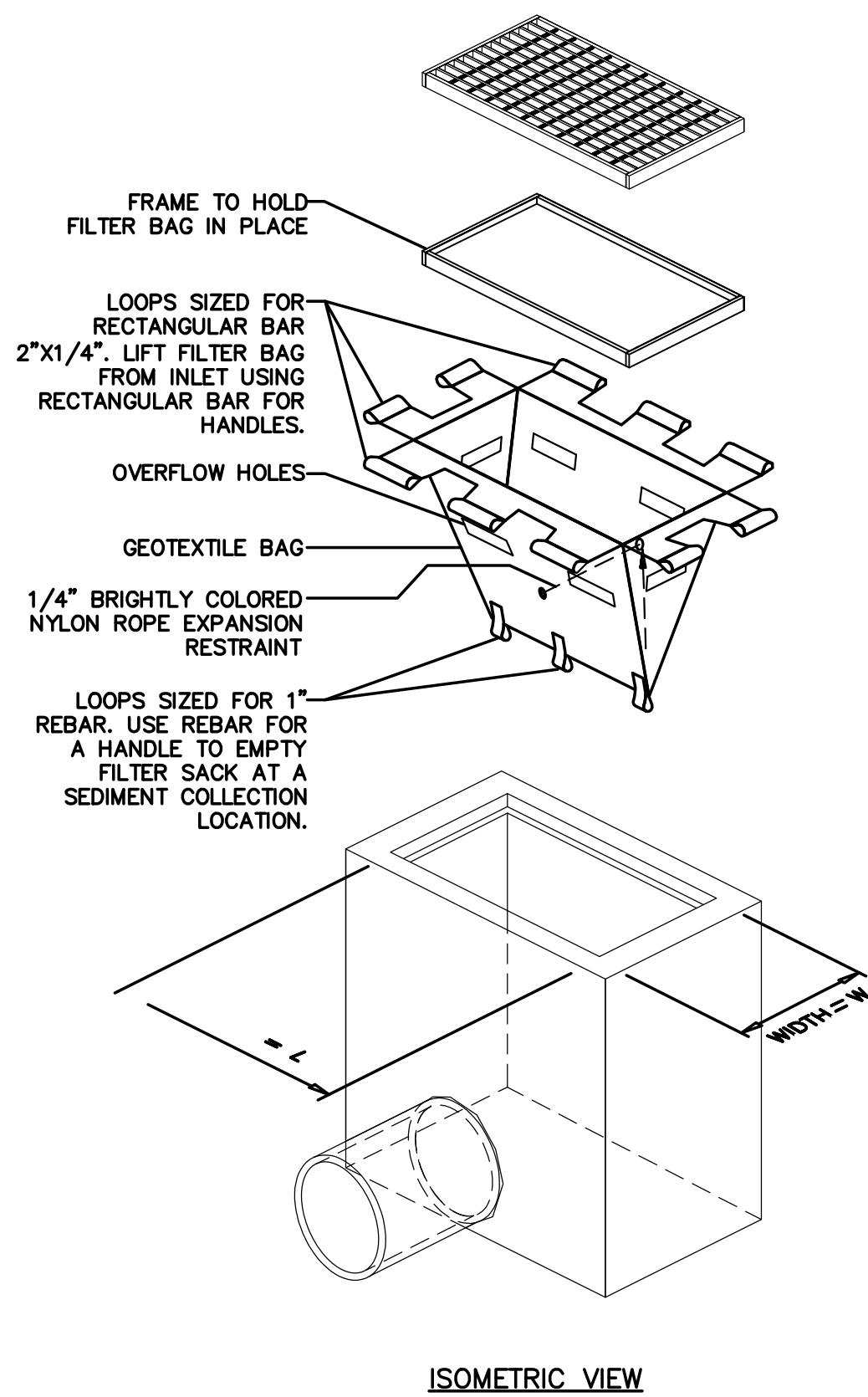
- WOVEN WIRE FENCE TO BE FASTENED SECURELY TO FENCE POSTS WITH WIRE TIES.
- GEOTEXTILE TO BE FASTENED SECURELY TO WOVEN WIRE FENCE WITH TIES SPACED EVERY 24" AT TOP AND MID SECTION.
- WHEN TWO SECTIONS OF GEOTEXTILE ADJOIN EACH OTHER THEY SHALL BE OVERLAPPED BY SIX INCHES AND FOLDED.
- MAINTENANCE SHALL BE PERFORMED AS NOTED IN THE EROSION CONTROL PLAN. COLLECTED MATERIAL SHALL BE REMOVED WHEN "BULGES" DEVELOP IN THE SILT FENCE.
- ALL SILT FENCE SHALL INCLUDE WIRE SUPPORT UNLESS INDICATED OTHERWISE

SEDIMENTATION/SILT FENCE WITH WIRE SUPPORT

N.T.S.

TYPICAL WATTLE SPACING BASED ON SLOPE GRADIENT

N.T.S.

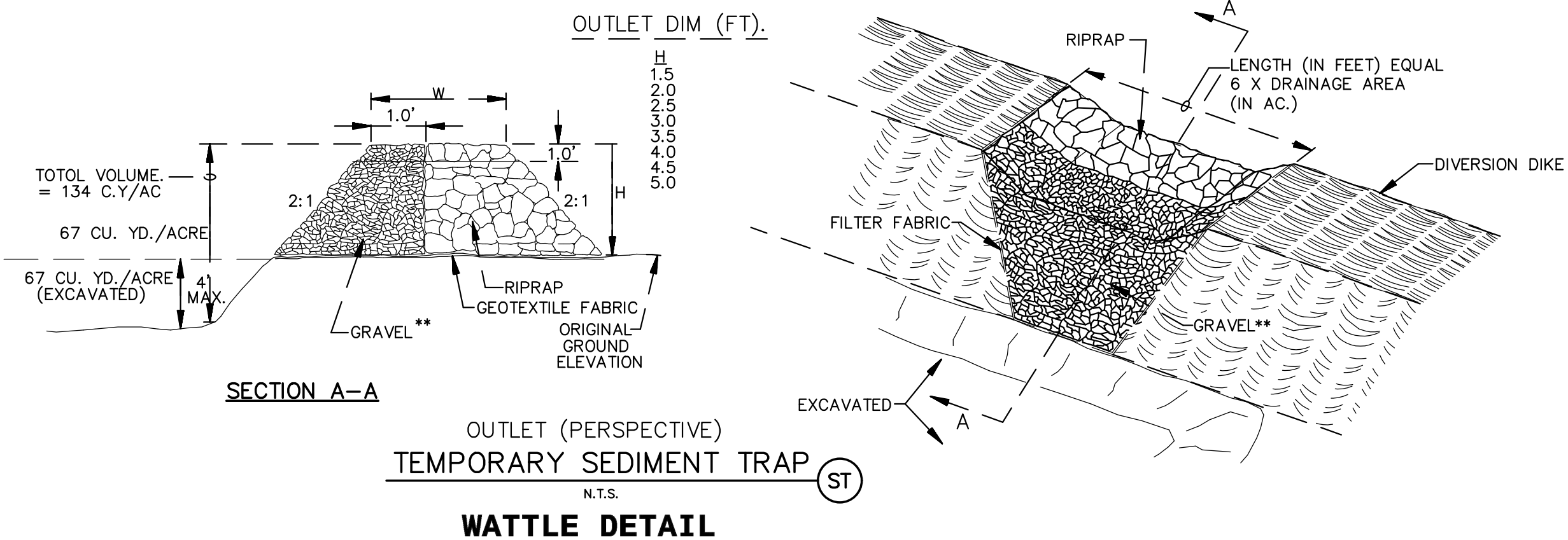


LOW TO MODERATE FLOW GEOTEXTILE FABRIC SPECIFICATION TABLE		
PROPERTIES	TEST METHOD	UNITS
GRAB TENSILE STRENGTH	ASTM D-4632	300 LBS
GRAB TENSILE ELONGATION	ASTM D-4632	20 %
PUNCTURE	ASTM D-4833	120 LBS
MULLEN BURST	ASTM D-3786	800 PSI
TRAPEZOID TEAR	ASTM D-4533	120 LBS
UV RESISTANCE	ASTM D-4355	80 %
APPARENT OPENING SIZE	ASTM D-4751	40 US SIEVE
FLOW RATE	ASTM D-4491	40 GAL/MIN/SQ FT
PERMITTIVITY	ASTM D-4491	0.55 SEC -1

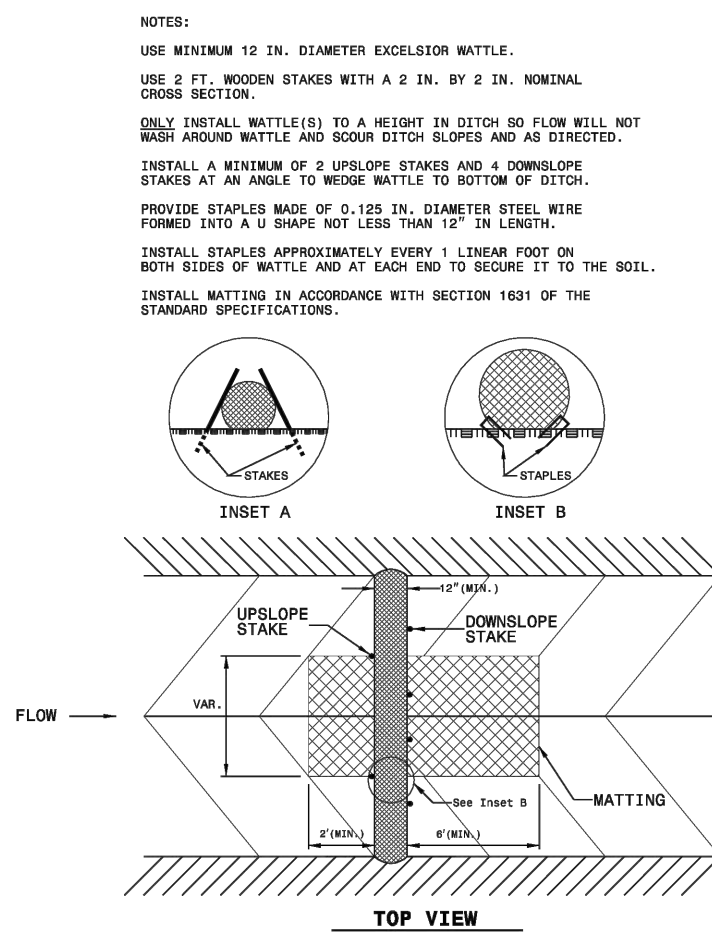
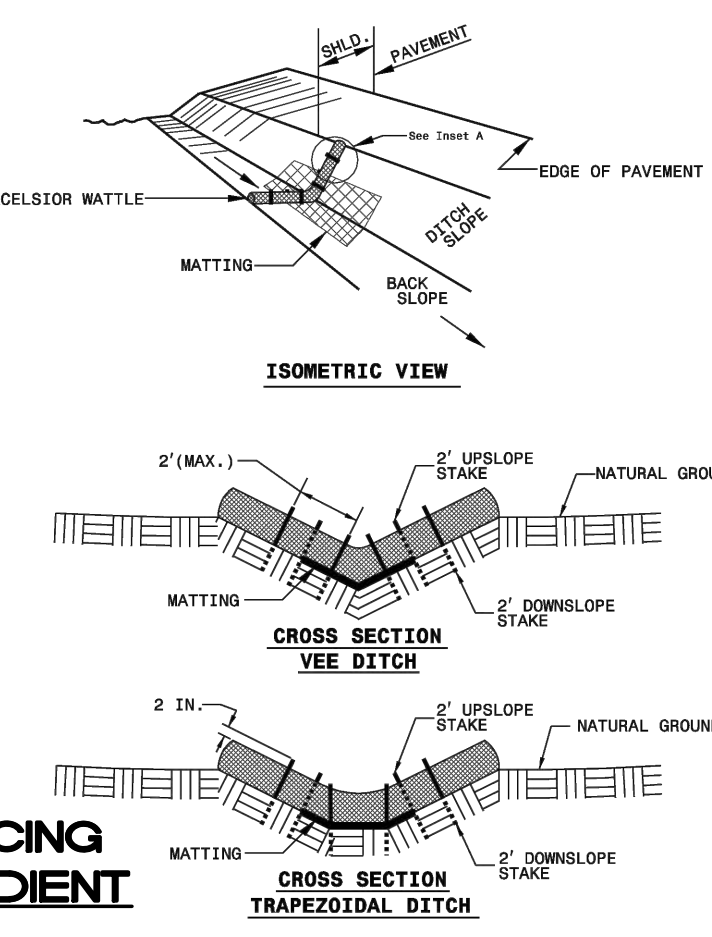
MODERATE TO HIGH FLOW GEOTEXTILE FABRIC SPECIFICATION TABLE		
PROPERTIES	TEST METHOD	UNITS
GRAB TENSILE STRENGTH	ASTM D-4632	265 LBS
GRAB TENSILE ELONGATION	ASTM D-4632	20 %
PUNCTURE	ASTM D-4833	135 LBS
MULLEN BURST	ASTM D-3786	420 PSI
TRAPEZOID TEAR	ASTM D-4533	45 LBS
UV RESISTANCE	ASTM D-4355	90 %
APPARENT OPENING SIZE	ASTM D-4751	20 US SIEVE
FLOW RATE	ASTM D-4491	200 GAL/MIN/SQ FT
PERMITTIVITY	ASTM D-4491	1.5 SEC -1

INLET PROTECTION FILTER SACK

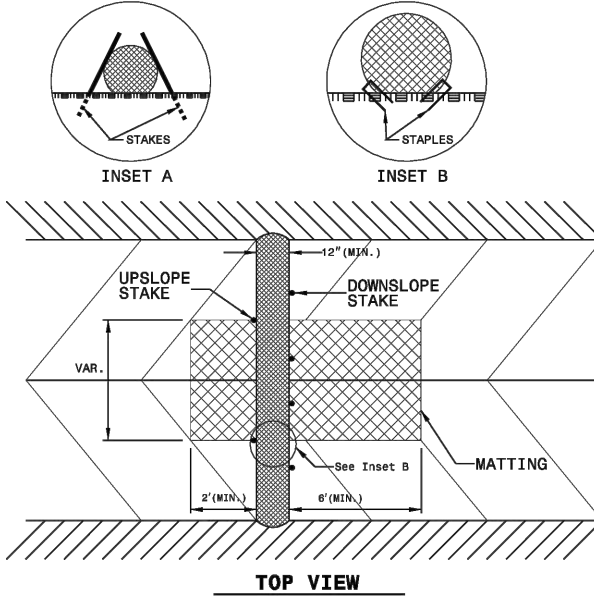
N.T.S.



WATTLE DETAIL



NOTES:
USE MINIMUM 12 IN. DIAMETER EXCELSDOR WATTLE.
USE 2 FT. WOODEN STAKES WITH A 2 IN. BY 2 IN. NOMINAL CROSS SECTION.
ONLY INSTALL WATTLE (S) TO A HEIGHT IN SECTION SO FLOW WILL NOT BEHIND WATTLE AND DOWN SLOPE SLOPES AND AS DIRECTED.
INSTALL A MINIMUM OF 8 UPSLOPE STAKES AND 4 DOWNSLOPE STAKES AT AN ANGLE TO WATTLE TO SUPPORT OF BUTCH.
PROVIDE STAKES MADE OF 1/2 IN. DIAMETER STEEL WIRE FORMED INTO A U SHAPE NOT LESS THAN 12" IN LENGTH.
INSTALL STAKES APPROXIMATELY EVERY 1' LENGTH FROM BOTH SIDES OF WATTLE AND AT EACH END TO SECURE IT TO THE SOIL.
INSTALL WATTLE IN ACCORDANCE WITH SECTION 1601 OF THE STANDARD SPECIFICATIONS.



"SWPPP INFORMATION" MUST BE DISPLAYED PROMINENTLY ACROSS THE TOP OF THE SIGN, AS SHOWN IN THE DETAIL.

TO BE CONSTRUCTED OF A RIGID MATERIAL, SUCH AS PLYWOOD OR OUTDOOR SIGN BOARD. SIGN MUST BE CONSTRUCTED IN A MANNER TO PROTECT DOCUMENTS FROM DAMAGE DUE TO WEATHER (WIND, SUN, MOISTURE, ETC.).

SWPPP INFORMATION

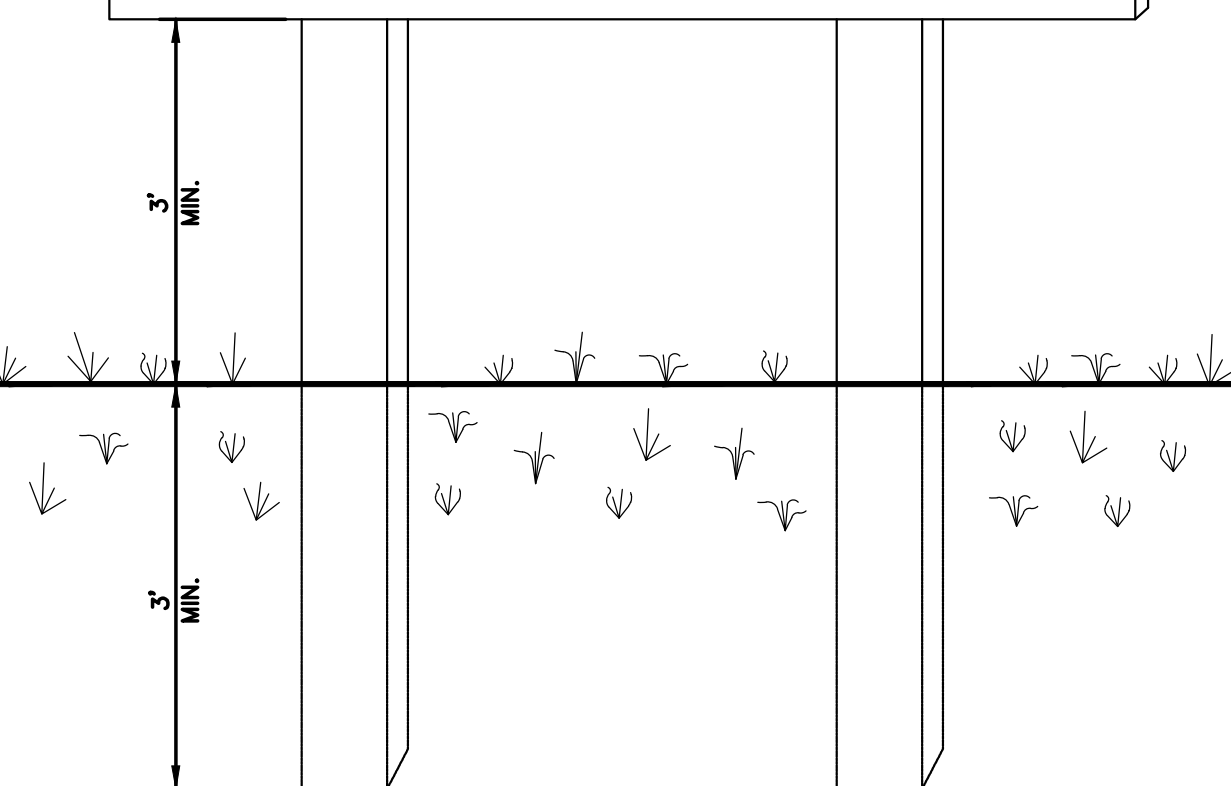
NPDES ID: NMR1001MP & NMR100161

CONTACT/NUMBER:

"IF YOU WOULD LIKE TO OBTAIN A COPY OF THE STORMWATER POLLUTION PREVENTION PLAN (SWPPP) FOR THIS SITE, CONTACT THE EPA REGION 6 OFFICE - SUZANNE PEREA AT (214) 665-7217"

"IF YOU OBSERVE INDICATORS OF STORMWATER POLLUTANTS IN THE DISCHARGE OR IN THE RECEIVING WATERBODY, CONTACT THE EPA THROUGH THE FOLLOWING WEBSITE: [HTTPS://EPA.GOV/ENFORCEMENT/REPORT-ENVIRONMENTAL-VIOLATIONS.](https://epa.gov/enforcement/report-environmental-violations)"

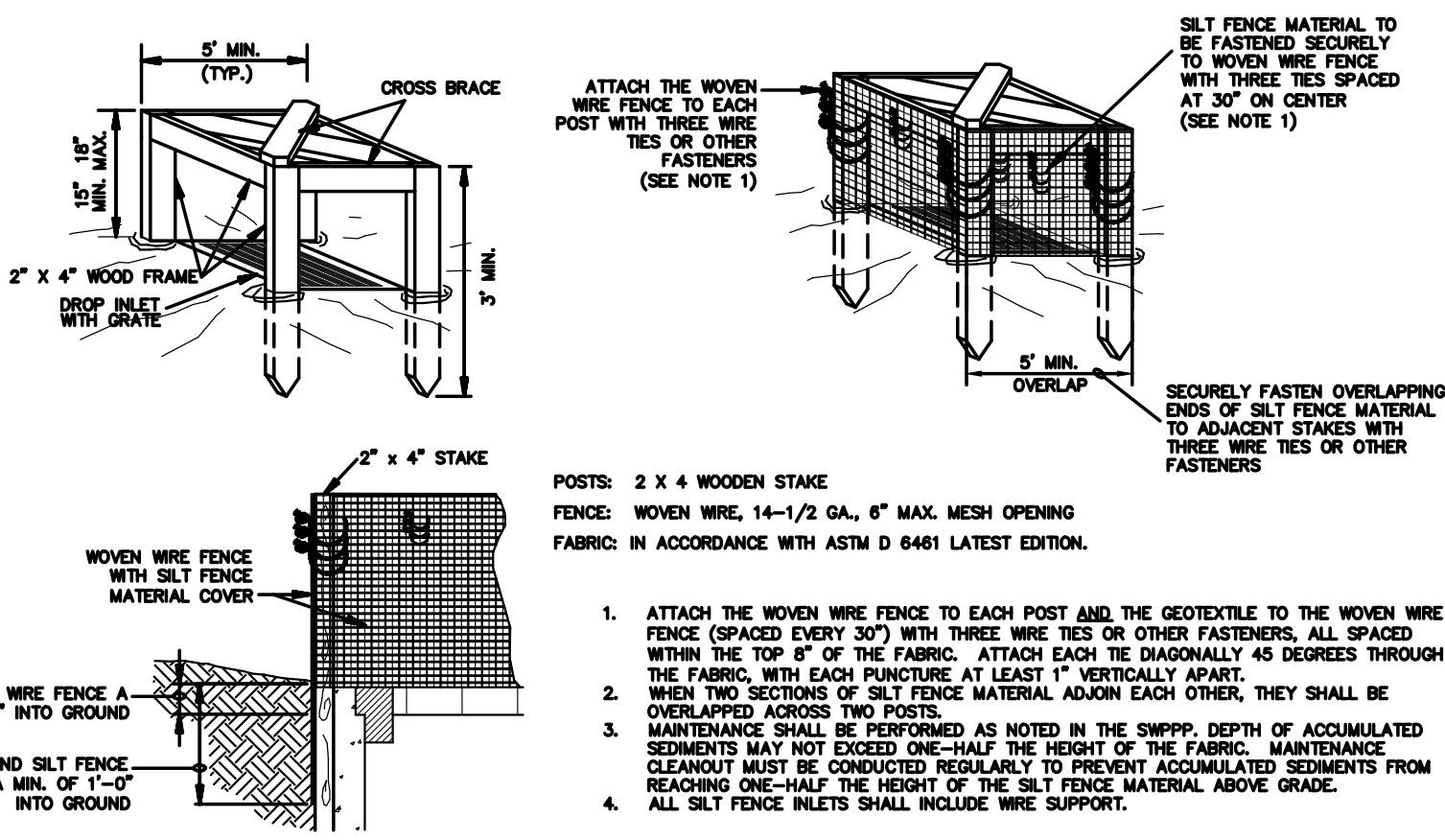
DETAILED DESCRIPTION OF THE LOCATION OF THE SWPPP DOCUMENTATION (BINDER AND SITE MAPS) ON THE SITE.



- NOTES:
- THE SWPPP INFORMATION SIGN MUST BE LOCATED NEAR THE CONSTRUCTION EXIT OF THE SITE, SUCH THAT IT IS ACCESSIBLE AND VIEWABLE BY THE GENERAL PUBLIC, BUT NOT OBSTRUCTING VIEWS AS TO CAUSE A SAFETY HAZARD.
 - 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.
 - CONTRACTOR SHALL POST OTHER STORM WATER AND/OR EROSION AND SEDIMENT CONTROL RELATED PERMITS ON THE SIGN AS REQUIRED BY THE GOVERNING AGENCY.
 - SIGN SHALL BE LOCATED OUTSIDE OF PUBLIC RIGHT-OF-WAY AND EASEMENTS UNLESS APPROVED BY THE GOVERNING AGENCY.
 - CONTRACTOR IS RESPONSIBLE FOR ENSURING STABILITY OF THE SWPPP INFORMATION SIGN.

SWPPP INFORMATION SIGN

N.T.S.



POSTS: 2 X 4 WOODEN STAKE
FENCE: WOVEN WIRE, 14-1/2 GA., 6" MAX. MESH OPENING
FABRIC: IN ACCORDANCE WITH ASTM D 6461 LATEST EDITION.

- ATTACH THE WOVEN WIRE FENCE TO EACH POST AND THE GEOTEXTILE TO THE WOVEN WIRE FENCE (SPACED EVERY 30") WITH THREE WIRE TIES OR OTHER FASTENERS, 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.
- WHEN TWO SECTIONS OF SILT FENCE MATERIAL ADJOIN EACH OTHER, THEY SHALL BE OVERLAPPED ACROSS TWO POSTS.
- MAINTENANCE SHALL BE PERFORMED AS NOTED IN THE SWPPP. DEPTH OF ACCUMULATED SEDIMENTS MAY NOT EXCEED ONE-HALF THE HEIGHT OF THE FABRIC. MAINTENANCE CLEANOUT MUST BE CONDUCTED REGULARLY TO PREVENT ACCUMULATED SEDIMENTS FROM REACHING ONE-HALF THE HEIGHT OF THE SILT FENCE MATERIAL ABOVE GRADE.
- ALL SILT FENCE INLETS SHALL INCLUDE WIRE SUPPORT.

SILT FENCE INLET PROTECTION

N.T.S.

ENGINEER'S SEAL
RONALD R. BOHANNAN
NEW MEXICO
PROFESSIONAL ENGINEER
7866
05/08/24
RONALD R. BOHANNAN
P.E. #7866

PLAYA DEL SUR
COORS AND I40
EROSION CONTROL
DETAILS

TIERRA WEST, LLC
5571 MIDWAY PARK BL NE,
ALBUQUERQUE, NEW MEXICO 87109
(505) 858-3100
www.tierrawestllc.com

DRAWN BY
AS
DATE
05/08/24
DRAWING
2023076-SWPPP
SHEET #
SW-3
JOB #
2023024

CITY OF ALBUQUERQUE

Planning Department
Alan Varela, Director



Mayor Timothy M. Keller

May 10, 2024

Ronald Bohannon, P.E.
Tierra West, LLC
5571 Midway Park Place NE
Albuquerque, NM, 87109

**RE: Playa Del Sur Subdivision
Conceptual Grading & Drainage Plans
Engineer's Stamp Date: 05/08/2024
Hydrology File: H11D075**

Dear Mr. Bohannon:

Based upon the information provided in your submittal received 5/8/2024, the Grading & Drainage Plan is approved for Building Permit and for action by the DHO for Platting action. Please place this stamp approved Grading & Drainage Plan to the Grading and Building Permitting set of construction drawings.

As a reminder, if the project total area of disturbance (including the staging area and any work within the adjacent Right-of-Way) is 1 acre or more, then an Erosion and Sediment Control (ESC) Plan and Owner's certified Notice of Intent (NOI) is required to be submitted to the Stormwater Quality Engineer (Dough Hughes, PE, jhughes@cabq.gov, 505-924-3420) 14 days prior to any earth disturbance.

If you have any questions, please contact me at 505-924-3695 or tchen@cabq.gov.

Sincerely,

Tiequan Chen P.E.
Principal Engineer, Hydrology
Planning Department, Development Review Services

PO Box 1293

Albuquerque

NM 87103

www.cabq.gov



City of Albuquerque

Planning Department
Development & Building Services Division

DRAINAGE AND TRANSPORTATION INFORMATION SHEET (DTIS)

Project Title: _____ Hydrology File # _____

Legal Description: _____

City Address, UPC, OR Parcel: _____

Applicant/Agent: _____ Contact: _____

Address: _____ Phone: _____

Email: _____

Applicant/Owner: _____ Contact: _____

Address: _____ Phone: _____

Email: _____

TYPE OF DEVELOPMENT: Plat (# of lots) _____ Single Family Home
All other Developments

RE-SUBMITTAL: YES NO

DEPARTMENT: TRANSPORTATION HYDROLOGY/DRAINAGE

Check all that apply under Both the Type of Submittal and the Type of Approval Sought:

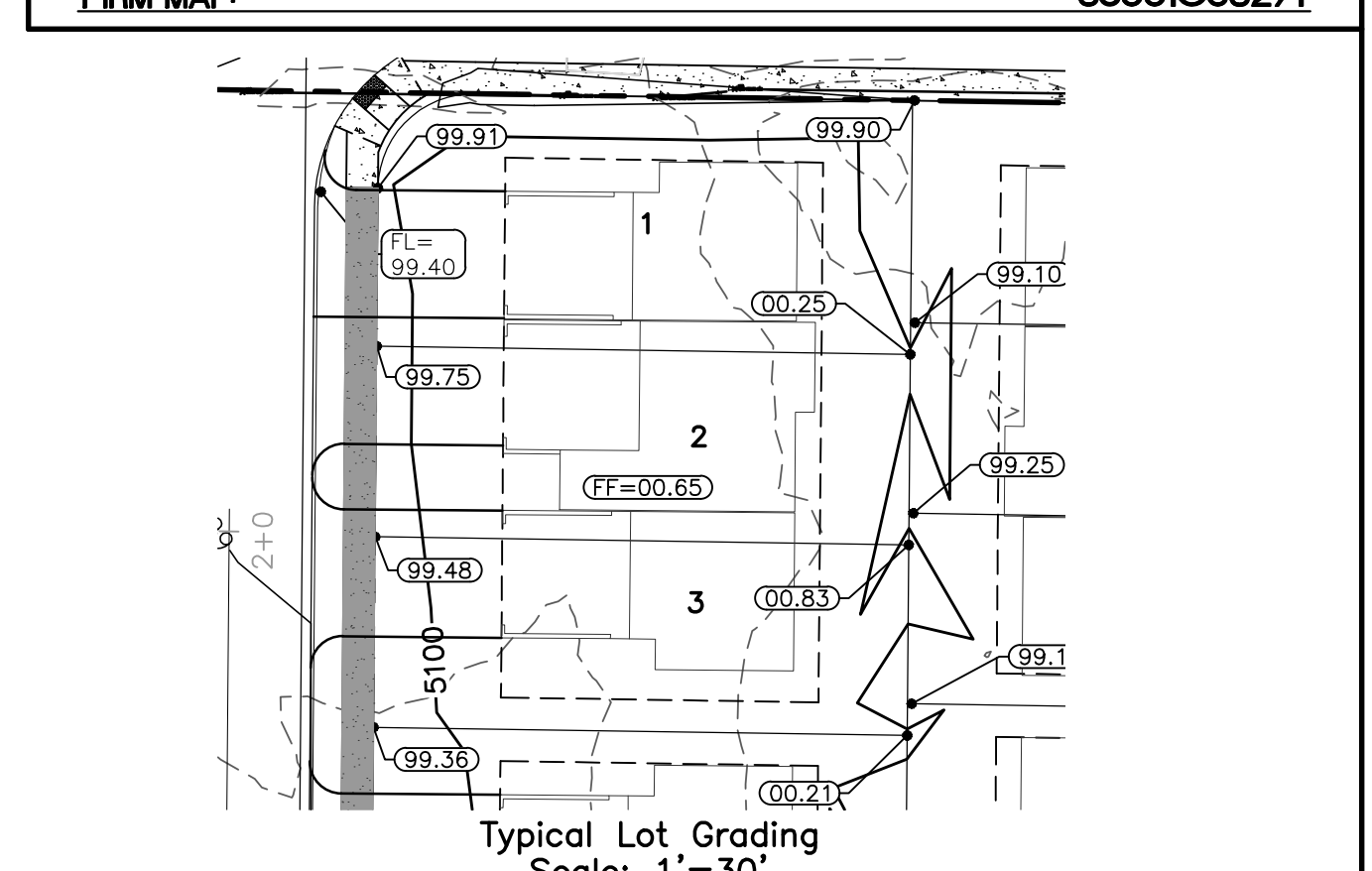
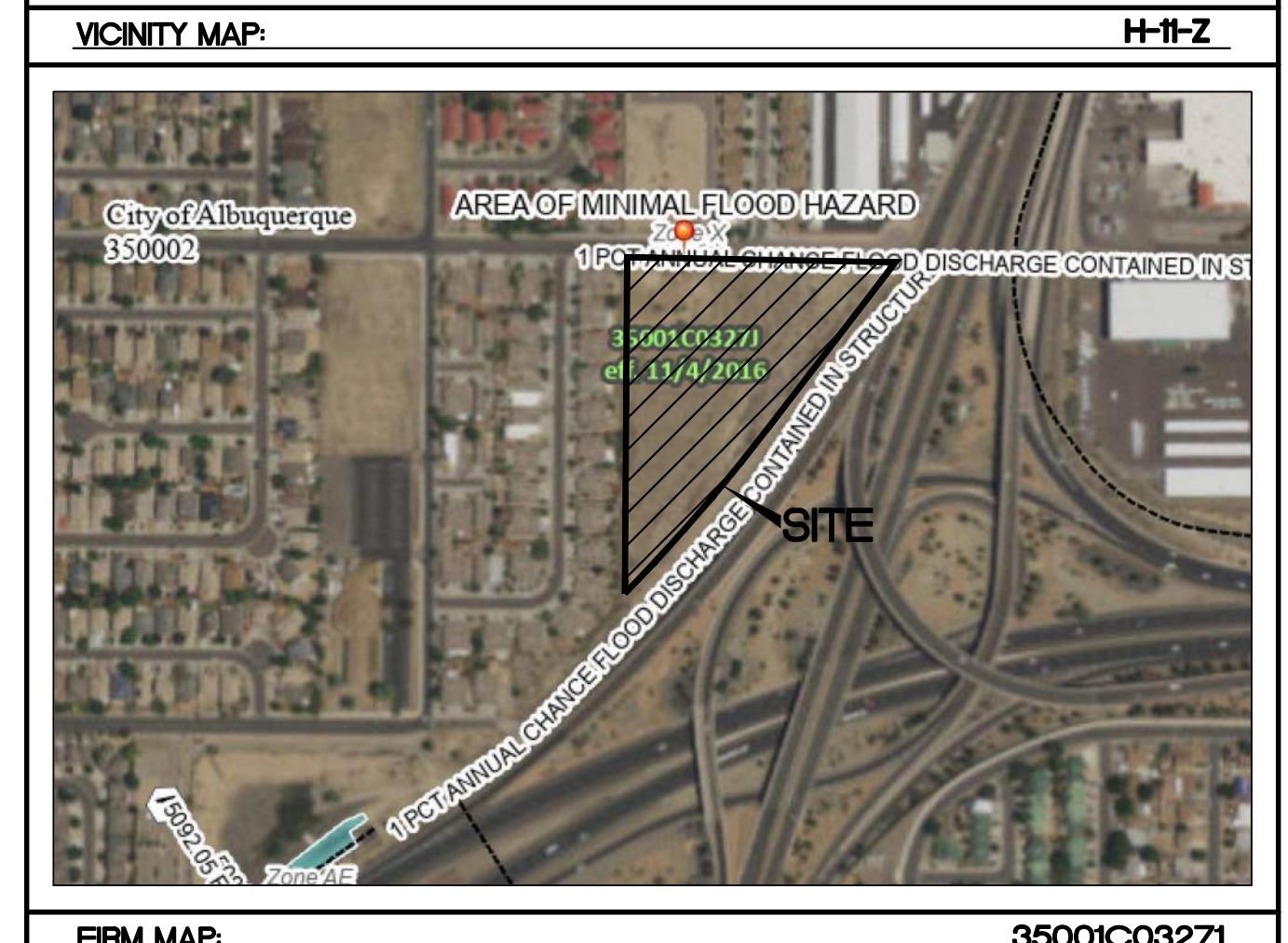
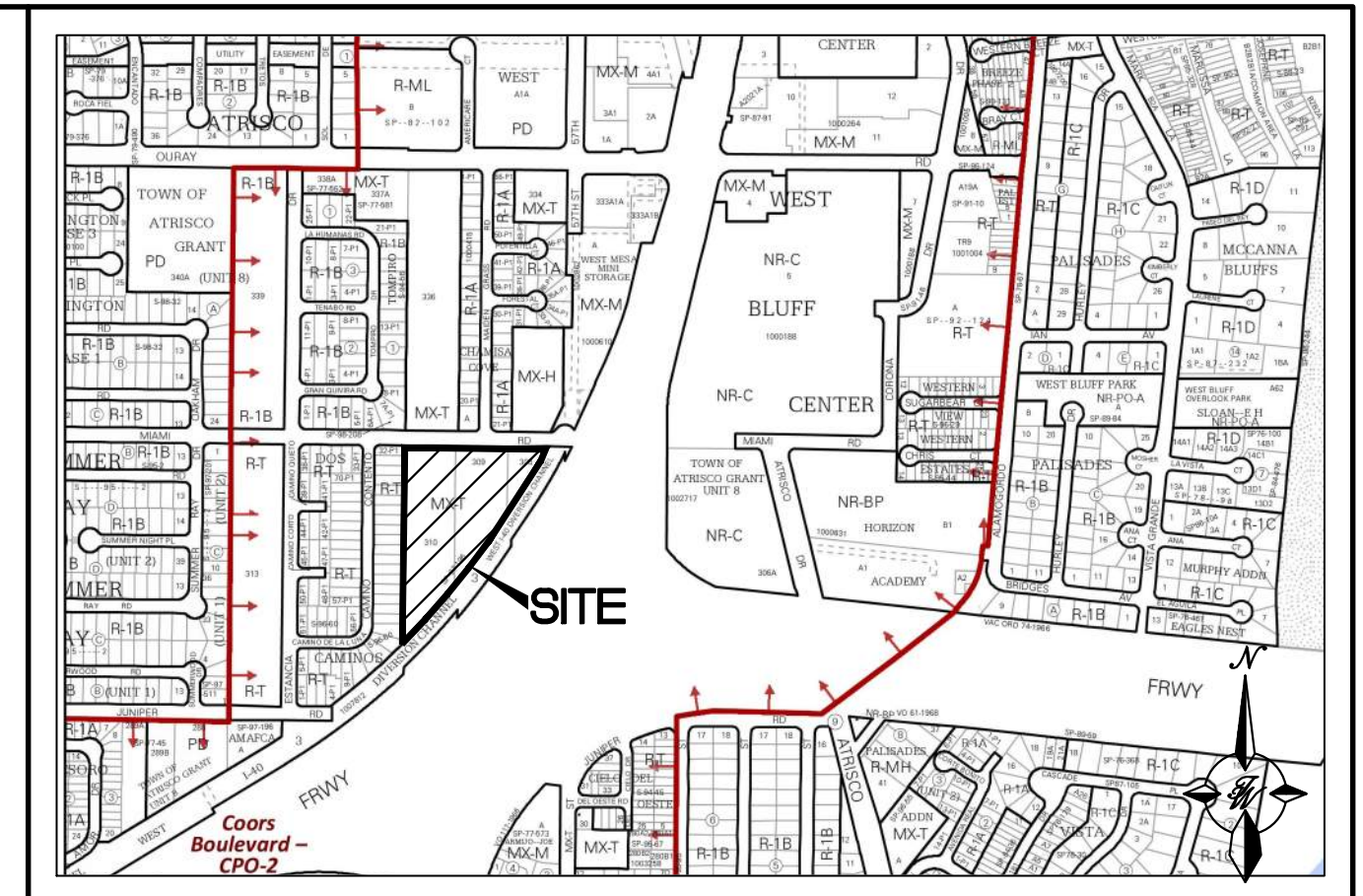
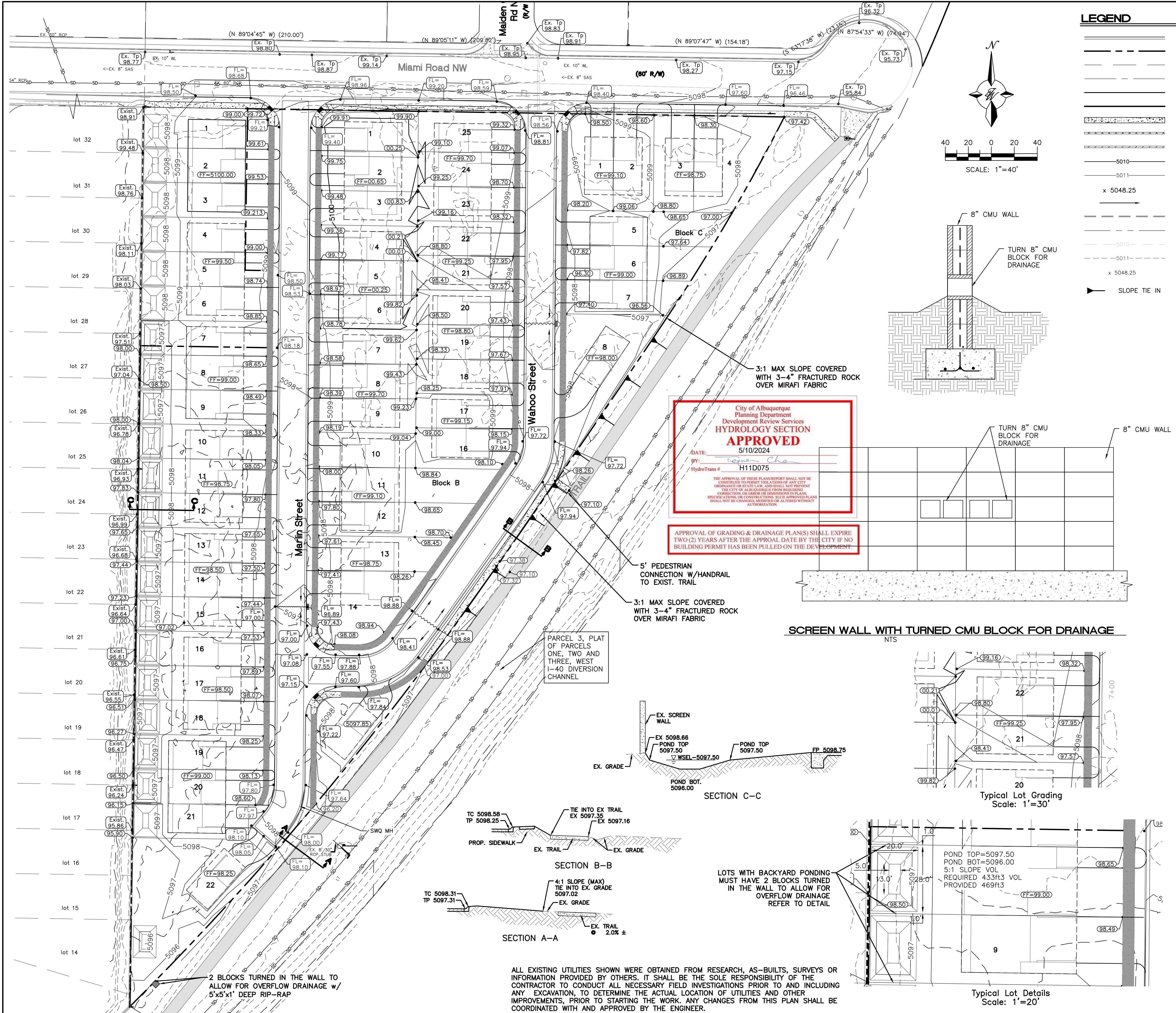
TYPE OF SUBMITTAL:

Engineering / Architect Certification
Conceptual Grading & Drainage Plan
Grading & Drainage Plan, and/or Drainage Report
Drainage Report (Work Order)
Drainage Master Plan
Conditional Letter of Map Revision (CLOMR)
Letter of Map Revision (LOMR)
Floodplain Development Permit
Traffic Circulation Layout (TCL) – Administrative
Traffic Circulation Layout (TCL) – DFT Approval
Traffic Impact Study (TIS)
Street Light Layout
OTHER (SPECIFY) _____

TYPE OF APPROVAL SOUGHT:

Pad Certification
Building Permit
Grading Permit
Paving Permit
SO-19 Permit
Foundation Permit
Certificate of Occupancy - Temp Perm
Preliminary / Final Plat
Site Plan for Building Permit - DFT
Work Order (DRC)
Release of Financial Guarantee (ROFG)
CLOMR / LOMR
Conceptual TCL - DFT
OTHER (SPECIFY) _____

DATE SUBMITTED: _____



PRIVATE DRAINAGE FACILITIES WITHIN CITY RIGHT-OF-WAY NOTICE TO CONTRACTOR (SPECIAL ORDER 19 - '80-19')		
<ol style="list-style-type: none">BUILD SIDEWALK CULVERT PER COA STD DWG 2236.CONTACT STORM MAINTENANCE AT (505)857-8033 TO SCHEDULE A MEETING PRIOR TO FORMING.AN EXCAVATION PERMIT WILL BE REQUIRED BEFORE BEGINNING ANY WORK WITHIN CITY RIGHT-OF-WAY.ALL WORK ON THIS PROJECT SHALL BE PERFORMED IN ACCORDANCE WITH APPLICABLE FEDERAL, STATE AND LOCAL LAWS, RULES AND REGULATIONS CONCERNING CONSTRUCTION SAFETY AND HEALTH.TWO WORKING DAYS PRIOR TO ANY EXCAVATION, THE CONTRACTOR MUST CONTACT NEW MEXICO ONE CALL DIAL "811" [OR (505)260-1990] FOR THE LOCATION OF EXISTING UTILITIES.PRIOR TO CONSTRUCTION, THE CONTRACTOR SHALL EXCAVATE AND VERIFY THE LOCATION OF ALL OBSTRUCTIONS. SHOULD CONFLICT EXIST, THE CONTRACTOR SHALL NOTIFY THE ENGINEER SO THAT CONFLICT CAN BE RESOLVED WITH A MINIMUM AMOUNT OF DELAY.BACKFILL COMPACTION SHALL BE ACCORDING TO TRAFFIC/STREET USE.MAINTENANCE OF THE FACILITY SHALL BE THE RESPONSIBILITY OF THE OWNER OF THE PROPERTY BEING SERVED.WORK ON ARTERIAL STREETS MAY BE REQUIRED ON A 24-HOUR BASIS.CONTRACTOR MUST CONTACT STORM MAINTENANCE AT (505)857-8033 TO SCHEDULE A CONSTRUCTION INSPECTION, FOR EXCAVATING AND BARRICADING INSPECTIONS, CONTACT CONSTRUCTION COORDINATION AT (505)924-3416.		
	PLAYA DEL SUR COORS AND I40	DRAWN BY AS
	GRADING AND DRAINAGE PLAN	DATE 05/08/24
		DRAWING 2023024-X_DRE
		SHEET # GR 1
		JOB # 2023024

OFFICE OF THE SECRETARY OF STATE

NEW MEXICO

Certificate of Organization

OF
Butterfly Holdings, LLC
5542499
New Mexico

The Office of the Secretary of State certifies that the Articles of Organization, duly signed and verified pursuant to the provisions of the

Limited Liability Company Act

53-19-1 to 53-19-74 NMSA 1978

have been received and are found to conform to law. Accordingly, by virtue of the authority vested in it by law, the Office of the Secretary of State issues this Certificate of Organization and attaches hereto a duplicate of the Articles of Organization.

Dated: October 24, 2017

In testimony whereof, the Office of the Secretary of State has caused this certificate to be signed on this day in the City of Santa Fe, and the seal of said office to be affixed hereto.



Maggie Toulouse Oliver

Maggie Toulouse Oliver
Secretary of State

**ARTICLES OF ORGANIZATION
OF
BUTTERFLY HOLDINGS, LLC,
a New Mexico limited liability company**

The undersigned, desiring to form a limited liability company pursuant to the New Mexico Limited Liability Company Act (NMSA 1978 Sections 53-19-1 et seq.), does hereby state:

ARTICLE I

The name of the limited liability company is **BUTTERFLY HOLDINGS, LLC.**

ARTICLE II

The street address of the registered office of the limited liability company is 333 Rio Rancho Dr., Suite 401, Rio Rancho, New Mexico 87124. The name of the registered agent of the Limited Liability Company at such address is Matthew M. Spangler. The street address of the current principal place of business of the limited liability company is 333 Rio Rancho Dr., Suite 202, Rio Rancho, New Mexico 87124.

ARTICLE III

The duration of the limited liability company shall be perpetual.

ARTICLE IV

The undersigned has this day formed a limited liability company for all lawful purposes permitted under the laws of the State of New Mexico, including but not limited to the direct or indirect purchase, development, sale and operation of improved or unimproved real estate and all other matters ancillary thereto.

ARTICLE V

Management of the limited liability company is vested in its members. The members may from time to time elect to designate or hire a manager.

ARTICLE VI

Provisions governing the management of the Limited Liability Company shall be contained in an Operating Agreement. The Operating Agreement shall govern the duties and responsibility of the Managers.

Executed this 24th day of October, 2017.



MATTHEW M. SPANGLER, Organizer

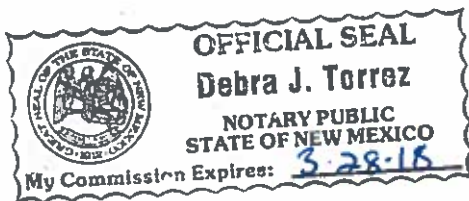
STATE OF NEW MEXICO)
) ss.
COUNTY OF SANDOVAL)

SUBSCRIBED AND SWORN TO BEFORE me this 24th day of October, 2017, by Matthew M. Spangler.



NOTARY PUBLIC

My Commission Expires:



AFFIDAVIT OF ACCEPTANCE OF APPOINTMENT
BY DESIGNATED REGISTERED AGENT

To: The New Mexico Secretary of State

STATE OF NEW MEXICO)
) ss.
COUNTY OF SANDOVAL)

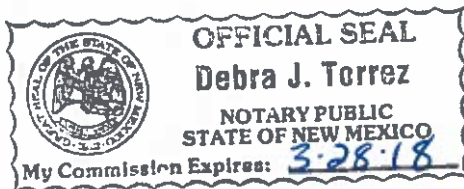
On this 24th day of October, 2017, before me, a Notary Public in and for the State and County aforesaid, personally appeared Matthew M. Spangler, whose address is 333 Rio Rancho Dr., Suite 401, Rio Rancho, New Mexico 87124 and who is to me known to be the person and who, being by me duly sworn, acknowledged to me that he does hereby accept his appointment as the Registered Agent of BUTTERFLY HOLDINGS, LLC, a New Mexico limited liability company, as of the date hereof.


REGISTERED AGENT

SUBSCRIBED AND SWORN TO before me the day, month and year first
above set forth.


NOTARY PUBLIC

My Commission Expires:



BUTTERFLY HOLDINGS, LLC
UNANIMOUS WRITTEN CONSENT OF THE MANAGERS

May 1, 2024

THE UNDERSIGNED, being all of the managers of Butterfly Holdings, LLC, a New Mexico limited liability company (the “Company”), acting by unanimous written consent, hereby (a) adopt the following resolutions without a meeting, with full force and effect as if adopted by the unanimous affirmative vote of the managers at a meeting duly called and constituted, to be effective immediately upon the execution of this Unanimous Written Consent of the Managers by all managers, (b) waive all requirements of notice and (c) direct that this consent be filed with the minutes of the proceedings of the managers:

Appointment of Officers

WHEREAS, the limited liability company agreement of the Company permits the appointment of officers by the managers of the Company.

NOW, THEREFORE, BE IT RESOLVED, that all current officers of the Company be, and they hereby are, removed as officers of the Company, effective as of the date hereof; and be it further

RESOLVED, that the following named persons be, and they hereby are, appointed as the officers of the Company, to hold the office or offices set forth opposite their respective names, each to serve until his or her successor is elected and qualified or until his or her death, resignation or removal, with such powers and authority as may be provided by applicable law:

TITLE	NAME
President and Chief Executive Officer	Christopher V. Vitale
Vice President, Finance and Accounting, Treasurer and Assistant Secretary	Adrienne M. Uleau
Vice President and Secretary	Carey A. Plant
Vice President, Home Building	Brian L. Earnest
Vice President, Land Development	Jarrold D. Likar

General Authorizations

NOW, THEREFORE, BE IT RESOLVED, that the officers of the Company be, and each of them acting singly hereby is, authorized, empowered and directed to cause the Company to pay any and all expenses and fees arising in connection with the foregoing resolutions; and it is further

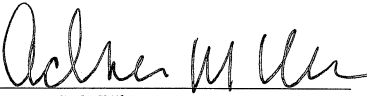
RESOLVED, that the officers of the Company be, and each of them acting singly hereby is, authorized, empowered and directed, on behalf of and in the name of the Company, to take any and all actions, to negotiate for and enter into agreements and amendments to agreements, to perform all such acts and things, to execute, file, deliver and record in the name and on behalf of the Company all such certificates, instruments, agreements or other documents, and to make all such payments as they, in their judgment, or in the


judgment of any one or more of them, may deem necessary, appropriate or advisable in order to carry out the purpose and intent of, or consummate the transactions contemplated by, the foregoing resolutions, and any and all actions taken heretofore and hereafter to accomplish such purposes, all or singular, be and they are hereby authorized, ratified, confirmed, approved and adopted in all respects; and it is further

RESOLVED, that the signing by any of the officers of the Company of any of the documents or instruments referred to in or contemplated by the foregoing resolutions or the taking by them of any actions to carry out the foregoing shall conclusively establish (i) such officer's determination of the propriety and the necessity, appropriateness or advisability of such documents or instruments and the actions contemplated thereby and (ii) such officer's approval of the form of any such documents or instruments signed by him; and it is further

RESOLVED, that any and all prior lawful actions taken by any officer of the Company or any person or persons designated and authorized to act by a manager of the Company or any officer of the Company in connection with the matters contemplated by the foregoing resolutions which would have been authorized by the foregoing resolutions except that such actions were taken prior to the adoption of the foregoing resolutions are severally authorized, ratified, confirmed, approved and adopted in all respects as and for the acts and deeds of the Company.

IN WITNESS WHEREOF, the undersigned have executed this Unanimous Written Consent of the Managers of the Company as of the date first written above.


Adrienne M. Uleau


Christopher V. Vitale