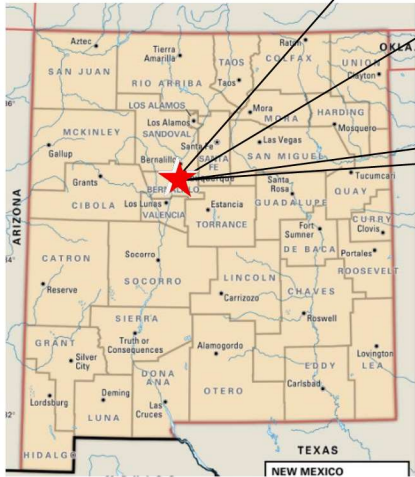


LOE Randolph LLC



TEMPORARY EROSION AND SEDIMENT CONTROL PLAN

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2	SWPPP INFO & NOTES
3	DETAILS
4-5	TEMPORARY EROSION CONTROL PLAN
6	SCHEDULE & SWPPP TEAM



GPS COORDINATES:

Latitude: 35.052404
Longitude: -106.626367

 CPESC Stamp	LOE Randolph		PROJECT TITLE
	ALBUQUERQUE, NM, BERNALILLO COUNTY		
	CITY, COUNTY, STATE		
	07/19/2023	DATE	
B. Henriksen / J. Tolman			
DRAWN BY			

STORMWATER POLLUTION PREVENTION PLAN INFORMATION

PERMIT NUMBER: NMR NMR1005TB
NMR1005TC

NMR100000 STATE OF NEW MEXICO, EXCEPT INDIAN COUNTRY
NMR101000 INDIAN COUNTRY WITHIN THE STATE OF NEW MEXICO, EXCEPT NAVAJO RESERVATION LANDS THAT ARE COVERED UNDER ARIZONA PERMIT AZR101000 AND UTE MOUNTAIN RESERVATION LANDS THAT ARE COVERED UNDER COLORADO PERMIT COR101000.

OPERATOR NAME: LOE Randolph LLC

OPERATOR POINT OF CONTACT:
Matt Wagoner 951-712-1394 matt@eastleyinc.com

NOI PREPARED Inspections Plus

PROJECT/SITE NAME: LOE Randolph LLC

PROJECT/SITE ADDRESS: 1800 Randolph Road SE

LATITUDE	Latitude: 35.052404
LONGITUDE	Longitude: -106.626367
ESTIMATED PROJECT START DATE	09/01/2023
ESTIMATED PROJECT COMPLETION DATE	08/31/2024
ESTIMATED AREA TO BE DISTURBED	1.35
TYPE OF CONSTRUCTION	Commercial
DEMOLITION OF ANY STRUCTURES, 10,000 SQ FT OF GREATER BUILT OR RENOVATED BEFORE JANUARY 1, 1980?	No
WAS THE PREDEVELOPMENT LAND USED FOR AGRICULTURE?	NO
COMMENCED EARTH DISTURBING ACTIVITIES?	NO
DISCHARGE TO MS4? MS4 NAME?	Yes - Bernalillo County
SURFACE WATERS WITHIN 50FT?	NO
RECEIVING WATER?	unnamed tributary
IS RECEIVING WATER IMPAIRED? TIER DESIGNATION	No
WHAT ARE THE IMPAIRMENTS, IF ANY?	NA
SWPPP CONTACT INFORMATION:	Matt Wagoner 951-712-1394 matt@eastleyinc.com8
ENDANGERED SPECIES CRITERIA:	CRITERION "A"; NO CRITICAL HABITATS
HISTORIC PRESERVATION CRITERIA:	CRITERION "A" PREEXISTING DEVELOPMENT

EROSION CONTROL NOTES ESC Plan Standard Notes (2022-08-23)

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 2017 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 - At a minimum a routine compliance 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.Stabilization reports must be kept by the person or entity authorized to direct the construction activities on the site and made available upon request. Reports should include records of weed removal per City Ordinance (§ 9-8-1), sterilization, soil test results and recommendation, materials and manufacturer's specifications for application rates, estimated functional longevity, methods of application, inspection and maintenance. The reduced self-inspection schedule in CGP 4.4.1 applies to stabilized area and any damaged or worn stabilization must be identified in the reports along with weed problems. Corrective actions for stabilization shall be documented in a stabilization report including actual rates and dates of stabilization, and the materials and manufacturer's specifications used.

6.BMPs shall be inspected and maintained until all disturbed areas are stabilized in accordance with the Final Stabilization Criteria (CGP 2.2.14.b). Generally, all disturbed areas, other than structures and impervious surfaces, must have uniform perennial vegetation that provides 70 percent or more of the cover provided by native vegetation or seed the disturbed area and provide non-vegetative mulch that provides cover for at least three years without active maintenance. Final stabilization must be approved by the City of Albuquerque prior to removal of BMPs and discontinuation of inspections.

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SEDIMENT TRACK OUT CONTROL



BMP Objectives

- Sediment Control

BERMS AND SWALES



BMP Objectives

- Runoff Control
- Run-on Diversion

SILT FENCE



BMP Objectives

- Sediment Control
- Sheet Flow Runoff Control
- Wind Erosion Control

MULCH SOCK/STRAW WATTLE



BMP Objectives



- Sediment Control
- Reduce Runoff Velocity
- Inlet Protection

INLET PROTECTION





















BMP Objectives



- Sediment Control
- Sheet Flow Runoff Control
- Wind Erosion Control

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LEGEND



-  Retention Basin (2)
-  Cutback Curb / Sidewalk (10)
-  Post Construction Water Flow (8)
-  Pre Construction Water Flow (6)
-  Silt Fence (3)
-  Extended Limit of Disturbance (1)
-  Property Boundary / Limit of Disturbance (1)
-  Stabilized Construction Exit (1)
-  SWPPP Sign (1)
-  Blockade (1)
-  Street Sweeping (1)
-  Water Truck (1)
-  Portable Concrete Washout Box (1)
-  Dumpster (1)
-  Portable Toilet (1)
-  Materials Storage (1)
-  Stockpiles (1)
-  Spill Kit (1)

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DRAWN BY			

CPESC Stamp

Operator(s):

Eastley Inc.

Matt Wagoner

Project Manager

23811 Washington Avenue

C-110132

Murrieta, CA 92562

951-712-1394

matt@eastleyinc.com

Owner:

LOE Randolph LLC

Matt Wagoner

Owner Representative

951-712-1394

matt@eastleyinc.com

Schedule/ Sequencing of Construction

1. POST PERMITS
 2. INSTALL REQUIRED BMPs
 - 2.a. PERIMETER CONTROLS (Silt Fence)
 - 2.b. STABILIZED CONSTRUCTION ENTRANCE
 3. EARTHWORK AND GRADING
 4. UTILITY INSTALLATION
 5. PAVEMENT STRUCTURES
 6. PAD STRUCTURES
 7. LANDSCAPING/ STABILIZATION
- Note: Stabilization will consist of paving areas of disturbed soil, which will consist of the parking area. In addition, per the landscape plan "place ground cover as necessary to achieve 75% live ground cover." Including ponding areas.
8. PUNCHLIST