Table of Contents

Page 1: ESC Plan Standard Notes, Block and Lot Numbers for Building Permits

Page 2: Erosion and Sediment Control Plan for Building Phase Blocks 1-4, All Lots

Page 3: BMP Specifications

Page 4: Project Roles and Responsibilities

Page 5: Zone Atlas Map

Block and Lot Numbers for Building Permits:

Building permits are needed for all lots in all blocks of Montage 6. This includes:

Block 1: Lots 1 - 13 Block 2: Lots 1 - 26 Block 3: Lots 1-26 Block 4: Lots 1-23

ESC Plan Standard Notes (2021-03-24)

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.



Project Name: Montage 6 Property Owner: Cuesta del C NPDES Permit #: NMR10062



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Sheet: 2 of 5



BMP Information Sheet



17.	Recycle materials whenever possible (e.g. paper, wood, concrete, oil).
16. i	For vehicle and equipment washing: ensure there is no discharge of soaps, solvents, or
dete	rgents in equipment and vehicle wash water.
15.	Provide tie-downs or stake downs for portable toilets.
14.c	r outdoor painting and sanding: conduct these operations in designated areas that are
pave	ad or have a secondary containment in place. Clean up and dispose of excess paint, paint
chip	s, protective coatings, grit waste, etc.
13.	Locate toilet facilities away from storm drain inlets and waterways to prevent accidental
cont	amination of stormwater.
12.	Create a designated on-site fueling and maintenance area that is clean and dry, has a spill
kit, 1	and ideally in a covered area.
11.	Make sure the site has a Spill Protection Plan, Spill kit, and individuals trained on the
loca	tion and workings of the plan and kit.
10.	Segregate and provide proper disposal options for hazardous material wastes.
9.F	requent and proper training in good housekeeping techniques reduces the likelihood that micals or equipment will be mishandled.
8.8	tore toxic or hazardous liquids within curbed areas or secondary containments.
7.S	tore container s on pallets or similar devices to prevent corrosion of containers that results containers coming into contact with moisture on the ground.
6. S	tore materials in accordance with directions in Material Safety Data Sheets (MSDSs).
5. S	tore containers, drums, and bags away from direct traffic routes to reduce container
darr	lage.
4, P	romptly clean up leaks, drips, and other spills. Train employees on proper clean up and spi
resp	ionse procedures.
3. R	outlinely inspect containers and equipment to ensure that it is functioning property without
leak	ing.
2. C	over and maintain dumpsters and waste receptacles. Add additional dumpster or increase
freq	uency of waste collection if overflowing conditions occur. Consider secondary containment
arel	and waste collection areas to minimize the likelihood of contaminated discharges.
area	egularry collect and dispose of garbage and waste material into designated collection ts.

Project Name: Montage 6 Property Owner: Cuesta del Oro LLC Sheet: 3 of 5 NPDES Permit #: NMR10062Y

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Project Roles and Responsibilities

Owner/Operator Information

Site Owner / Operator : Cuesta del Oro LLC Contact: Tim McNaney 505 322-6027 tmcnaney@twilighthomesnnm.com

Stormwater Team: 814 Solutions

Contact: Gaylen Barnett (Environmental Compliance Manager) 505 382-4828 gaylen@814solutions.com

2nd Contact: Thomas Rodriguez (Environmental Inspector) 505 872-0846 eric@814solutions.com

BMP Installation: 814 Solutions Contact: Sergio Lozoya 505 250-3734 sergio@814solutions.com **Project Information:**

Expected activities (including but not limited to): •Single family homebuilding as land and lot development are completed

•Associated homebuilding construction activities (concrete work, building activities, etc.)

Landscaping and final stabilization activities

BMP information:

As building commences on lots, curb cutbacks and silt fence shall be installed where needed. Areas where slopes exceed 2.5% will implement additional BMPs at side lot lines by parameter controls. As lots are completed and landscaping is installed, silt fence will be placed between landscaped areas and any disturbed soils.

A stabilized construction entrance will be installed where vehicles / equipment track to asphalt. Street sweeping will be implemented when sediment trackout is observed on paved roads.





Project Name: Montage 6 Property Owner: Cuesta del Oro LLC NPDES Permit #: NMR10062Y

Sheet: 4 of 5







Zone Atlas Map



Project Name: Montage 6 Property Owner: Cuesta del Oro LLC NPDES Permit #: NMR10062Y

Sheet: 5 of 5