BMP MAP LEGEND

- LIMITS OF DISTURBANCE
- PERIMETER BMP (SILT FENCE)
- CUT BACK CURB
- INLET/OUTLET PROTECTION
- FLOW DIRECTION
- VTC (VEHICLE TRACK-OUT CONTROL
- PORTABLE TOILETS
- WASTE CONTAINER
- CONCRETE WASHOUT

OBSTRUCTIONS INCLUDING ALL
CONSTRUCTION OBSERVER OR

4. TWO (2) WORKING DAYS
EXISTING UTILITIES.

5. ALL ELECTRICAL, TELEPHO
CONSTRUCTION THAT REQUIRE
COORDINATION OF ALL NECES
INCONVENIENCES CAUSED BY
ALLOW UTILITY CREWS TO PER

6. THE CONTRACTOR IS RES
EXISTING FACILITIES CAUSED
APPROVED BY THE CONSTRUC

7. CONSTRUCTION ACTIVITY
RESULTING FROM THE CONSTR

8. OVERNIGHT PARKING OF
CONTRACTOR SHALL NOT STO

9. THE CONTRACTOR SHALL
BARRICADING, TOPSOIL DISTUR

10. ALL PROPERTY CORNERS
PROPERTY CORNERS MUST BE

11. THE CONTRACTOR SHALL
FROM THE CITY OF ALBUQUER
ADJACENT TO EXISTING STREE

12. ALL BARRICADES AND C
CONTROL DEVICES" (MUTCD),

13. THE CONTRACTOR SHALL
THE PROPER LOCATION OF AL

14. THE CONTRACTOR SHALL
PHASE 2 REQUIREMENTS.

GRADING NOTES

1. EXCEPT AS PROVIDED HER
THIS PLAN.

2. CONTRACTOR SHALL OBTA
HEALTH DIVISION, PRIOR TO
INCIDENTAL TO THE PROJECT
MEASURES AND REQUIREMENT
APPROVALS.

3. ALL WORK RELATIVE TO F
SHALL BE CONSTRUCTED IN
OTHERWISE STATED OR PROV
PRIORITY), AND/OR THE CITY

4. TWO WORKING DAYS PRIOR
EXISTING UTILITIES.

5. PRIOR TO GRADING, ALL V
AREAS TO BE GRADED. VEGE
NON-STRUCTURAL FILLS.

6. EARTH SLOPES SHALL NO

7. IT IS THE INTENT OF THES
BOUNDARIES EXCEPT AS REQ

8. THE CONTRACTOR IS TO E
SHOULD BE ACHIEVED BY CO
EROSION.

9. A DISPOSAL SITE FOR ALL
COMPLIANCE WITH APPLICABL
DISPOSAL SITE AND HAUL TH
PAYMENT SHALL BE MADE.

10. PAVING AND ROADWAY G
PLAN ELEVATIONS.

11. ALL SPOT ELEVATIONS AR
ELEVATION.

Green Globe ENVIRONMENTAL

OPERATOR: CORAZON DEL MESA 4, LLC

TOTAL SITE AREA: 37 ACRES
TOTAL DISTURBED AREA: 37 ACRES

RECEIVING WATERS: TIJERAS ARROYO (RIO GRANDE TO FOUR HILLS BRIDGE), LEAD TO RIO GRANDE (ISLETA PUEBLO BOUNDARY TO TIJERAS ARROYO), TIER 2 SEE ESC-3 FOR IMPAIRMENTS.

REFER TO THE ESC BMP DETAILS (ESC-2) FOR INSTALLATION, INSPECTION AND MAINTENANCE REQUIREMENTS.

****GRADING PLAN BY OTHERS****

MESA DEL SOL MONTAGE UNIT 4

TEMPORARY EROSION AND SEDIMENT CONTROL PLAN

Drawn By:	
M. VALLEJOS, CPESC, CISEC	04/26/2021

CERTIFIED PROFESSIONAL IN EROSION AND SEDIMENT CONTROL
CPESC®
MATHEW F. VALLEJOS
No. 9108
4-26-21

ESC-1

Silt Fence Detail

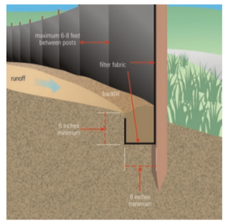
Non-woven Silt Fence
A silt fence is a temporary sediment barrier consisting of a geotextile attached to supporting posts and trenched into the ground. Intended to retain sediment that has been dislodged by stormwater.

Use silt fence as a perimeter control particularly at lower or down slope edge of a disturbed area. Leave space for maintenance between slope and silt fence or roll. Trench in the silt fence on the uphill side (6 in deep by 6 in wide). Install stakes on the downhill side of the fence. Curve silt fence up-gradient to help it contain runoff.

To maintain remove sediment when it reaches one-third of the height of the fence. Replace the silt fence where it is worn, torn, or otherwise damaged. Retrench or replace any silt fence that is not properly anchored to the ground. If the silt fence cannot be toed in properly due to existing hard surface, place mulch filter sock at base to prevent sediment from leaving site.

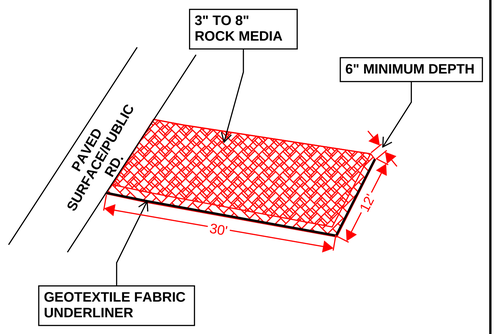
8' max wood stake spacing and 10' max spacing for steel T-post.

Silt Fence Installation



Source: USEPA Guide for Construction Site

VEHICLE TRACK-OUT CONTROL



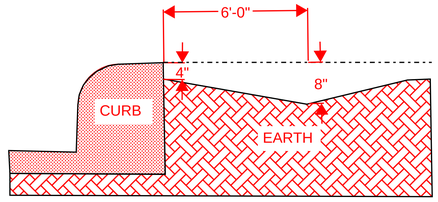
NOT TO SCALE

- DIMENSIONS NOTED CAN BE SITE RESTRICTIVE.

TYPICAL CONCRETE WASHOUT-BELOW GRADE

- Install appropriate signage to inform concrete equipment operators of the proper washout location.
- An appropriate stabilized entrance shall be installed where applicable. The length and width of the stabilized entrance may vary based on size and location of the washout.
- Washout facilities must be sized to contain washout water and solids.
- Typical dimensions are 10 feet long by 10 feet wide but may vary upon site limitations.
- Pit shall be delineated with Orange Filter Sock and A-Framed staked.
- The pit shall be lined with 10mil (minimum) polyethylene impermeable liner on the bottom and sides overlapping the top edges completing a leak-proof container.

Cut-Back Curb Detail



NOT TO SCALE

Coir Mat Inlet Protection

UV Resistance (ASTM D 4355 – 500 hour exposure) Tensile Properties (ASTM D 5035/ECTC)
(4 inch wide strip specimen)

Baseline Properties	
MD – Maximum Load (ppi)	14.6
TD – Maximum Load (ppi)	18.7
MD – Elongation @ Max Load (%)	19.3
TD – Elongation @ Max Load (%)	27.7

500 Hour Exposed Properties	
MD – Maximum Load (ppi)	10.2
TD – Maximum Load (ppi)	13.8
MD – Elongation @ Max Load (%)	16.9
TD – Elongation @ Max Load (%)	16.6

Light Penetration (ECTC Guidelines)	
Baseline Reading	125
Reading with sample	10
% Light Penetration	<8

Resiliency (ASTM D 6524)	
Pre-loading thickness (mils)	1943
Post-loading thickness (mils)	326
% change	-83

Swell (ECTC)	
Dry thickness (mils)	1984
Thickness after soak (mils)	2098
% change	6

Mass/Unit Area (ASTM D 6565)	
Mass/unit area (oz/sq. yd)	50.89
Mass/unit area (g/sq. meter)	1725

Water Absorption (ASTM D 1117/ECTC)	
Pre-soak Weight (grams)	69
Post-Soak (grams)	152
Weight change (grams)	82
% Weight Change	119

Smolder Resistance (ECTC)	
Maximum Burn Distance (in)	.29

Sediment Control (ASTM D 5141)	
Test material:	Sand sieved thru No. 10 sieve
Filtering Efficiency (%)	40.8
Flow Rate (liter/minute)	150

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.

green globe ENVIRONMENTAL

OPERATOR: CORAZON DEL MESA 4, LLC

TOTAL SITE AREA: 37 ACRES
TOTAL DISTURBED AREA: 37 ACRES

RECEIVING WATERS: TIJERAS ARROYO (RIO GRANDE TO FOUR HILLS BRIDGE), LEADS TO RIO GRANDE (ISLETA PUEBLO BOUNDARY TO TIJERAS ARROYO) TIER 2 SEE ESC-3 FOR IMPAIRMENTS.

REFER TO THE ESC BMP DETAILS (ESC-2) FOR INSTALLATION, INSPECTION AND MAINTENANCE REQUIREMENTS.

MESA DEL SOL MONTAGE UNIT 4

TEMPORARY EROSION AND SEDIMENT CONTROL PLAN

Drawn By:
M. VALLEJOS, CPESC, CISEC

04/26/2021

CERTIFIED PROFESSIONAL IN EROSION AND SEDIMENT CONTROL
CPESC®
MATHEW F. VALLEJOS
No. 9108
4-26-21

ESC-2

Nature of Construction Activity:
This project consists of new land development for future residential home construction. This project covers approximately 37 acres of the Mesa del Sol Montage Unit 4 project. Corazon del Mesa 4, LLC is responsible for all construction activities including earthwork, infrastructure, utilities, flatwork and road paving. The activities to occur on-site are consistent with residential land development.

Project/Site Name: Mesa del Sol Montage Unit 4
Project Street/Location: Dekooning Loop and Sagan Loop
City: Albuquerque
State: NM
Zip Code: 87106
County: BERNALILLO

Project Latitude: 34.78524 **Longitude:** -106.62091

Determination of Latitude/Longitude:
☐ USGS topographic map (scale:_____)
☐ EPA Web Site ☒ NM OpenEnviroMap ☐ GPS
☐ Other (please specify):_____

Function of Construction Activity:
☐ Residential ☐ Commercial ☐ Industrial ☐ Linear (roadway)
☐ Linear (Utility) ☒ Development ☐Other (specify):_____

Is your project/site located on federally recognized Country Lands Yes☐ No☒

Tijeras Arroyo (Rio Grande to Four Hills Bridge)			AU IR CATEGORY	LOCATION DESCRIPTION	
			3/3A	HUC: 13020203 Rio Grande-Albuquerque	
AU ID	**WQS REF**	**WATER TYPE**	**SIZE**	**ASSESSED**	**MONITORING SCHEDULE**
NM-9000.A_070	20.6.4.98	STREAM, INTERMITTENT	13.42 MILES	2008	2023
USE	**ATTAINMENT**	**CAUSE(S)**	**FIRST LISTED**	**TMDL DATE**	**PARAMETER IR CATEGORY**
LW	Not Assessed				
MWWAL	Not Assessed				
PC	Not Assessed				
WH	Not Assessed				

AU Comment: Application of the SWQB Hydrology Protocol (survey date 6/24/09) indicate this assessment unit is ephemeral (Hydrology Protocol score of 3.0 with 89.1% days with no flow at USGS gage 08330600 - see http://www.nmenv.state.nm.us/swqb/Hydrology/ for additional details on the protocol). The process detailed in 20.6.4.15 NMAC Subsection C must be completed in order to a waterbody under 20.6.4.97 NMAC. Until such time, this waterbody will remain under 20.6.4.98 NMAC.

Rio Grande (Isleta Pueblo boundary to Tijeras Arroyo)			AU IR CATEGORY	LOCATION DESCRIPTION	
			5/5A	HUC: 13020203 Rio Grande-Albuquerque	
AU ID	**WQS REF**	**WATER TYPE**	**SIZE**	**ASSESSED**	**MONITORING SCHEDULE**
NM-2105_50	20.6.4.105	RIVER	5.14 MILES	2020	2023
USE	**ATTAINMENT**	**CAUSE(S)**	**FIRST LISTED**	**TMDL DATE**	**PARAMETER IR CATEGORY**
IRR	Fully Supporting				
LW	Fully Supporting				
MWWAL	Not Supporting	PCBS - Fish Consumption Advisory	2010		5/5C
		Mercury - Fish Consumption Advisory	2020		5/5C
		Dissolved oxygen	2008		5/5C
PC	Not Supporting	E. coli	2008	6/30/2010	4A
PWS	Not Assessed				
WH	Fully Supporting				

AU Comment: TMDL for E. coli. Fish Consumption Advisory listings are based on NMs current fish consumption advisories for this water body. Per USEPA guidance, these advisories demonstrate non-attainment of CWA goals stating that all waters should be "fishable." Therefore, the impaired designated use is the associated aquatic life even though human consumption of the fish is the actual concern.

Start Date-Finish Date (dates to be marked on site plan by operator)	Construction Activity, BMPs, and location
Initial Phase	Pre-Site Grading 1. Install perimeter BMPs (silt fence, erosion control logs, downstream inlet protection, etc.) 2. Construct VTC 3. Set up construction trailer, construction barrier, and material storage areas 4. Install sanitary facilities and dumpster. 5. Implement stabilization procedures where work is complete or ceases (per section 2.2.14 of the 2017 EPA CGP)
Interim Phase	Site Grading / Building Construction 1. Mass grade site 2. Construct utilities, infrastructure 3. Building, pavement construction 4. Implement stabilization procedures were work is complete or ceases (per section 2.2.14 of the 2017 EPA CGP)
Final Phase	Final Stabilization 1. Implement stabilization procedures were work is complete or ceases (per section 2.2.14 of the 2017 EPA CGP) 2. Prepare final seeding and landscaping 3. Monitor stabilized areas until final stabilization is reached 4. Remove temporary control BMPs and stabilize any areas disturbed by the removal

ROLE	COMPANY	REPRESENTATVIE NAME	PHONE	EMAIL
OPERATOR	CORAZON DEL MESA 4, LLC	W. MIKE FIETZ	505-379-5368	MIKEF@WESTWAY.COM
OWNER	CORAZON DEL MESA 4, LLC	W. MIKE FIETZ	505-379-5368	MIKEF@WESTWAY.COM
BMP MAINTENANCE				
SWPPP INSPECTIONS				

Tables — K Factor, Whole Soil — Summary By Map Unit

Summary by Map Unit — Bernalillo County and Parts of Sandoval and Valencia Counties, New Mexico (NM600)

Summary by Map Unit — Bernalillo County and Parts of Sandoval and Valencia Counties, New Mexico (NM600)

Map unit symbol	Map unit name	Rating	Acres in AOI	Percent of AOI
MaB	Madurez loamy fine sand, 1 to 5 percent slopes	.24	0.1	0.3%
MWA	Madurez-Wink associatin, gently sloping	.24	26.4	99.7%
Totals for Area of Interest			**26.5**	**100.0%**

OPERATOR: CORAZON DEL MESA, LLC

TOTAL SITE AREA: 37 ACRES
TOTAL DISTURBED AREA: 37 ACRES

RECEIVING WATERS: TIJERAS ARROYO (RIO GRANDE TO FOUR HILLS BRIDGE), LEADS TO RIO GRANDE RIVER (ISLETA PUEBLO BOUNDARY TO TIJERAS ARROYO), TIER 2
SEE ESC-3 FOR IMPAIRMENTS.

REFER TO THE ESC BMP DETAILS (ESC-2) FOR INSTALLATION, INSPECTION AND MAINTENANCE REQUIREMENTS.

MESA DEL SOL MONTAGE UNIT 4

TEMPORARY EROSION AND SEDIMENT CONTROL PLAN

Drawn By:
M. VALLEJOS, CPESC, CISEC

04/26/2021

CERTIFIED PROFESSIONAL IN EROSION AND SEDIMENT CONTROL
CPESC
MATHEW F. VALLEJOS
No. 9108
4-26-21

ESC-3