

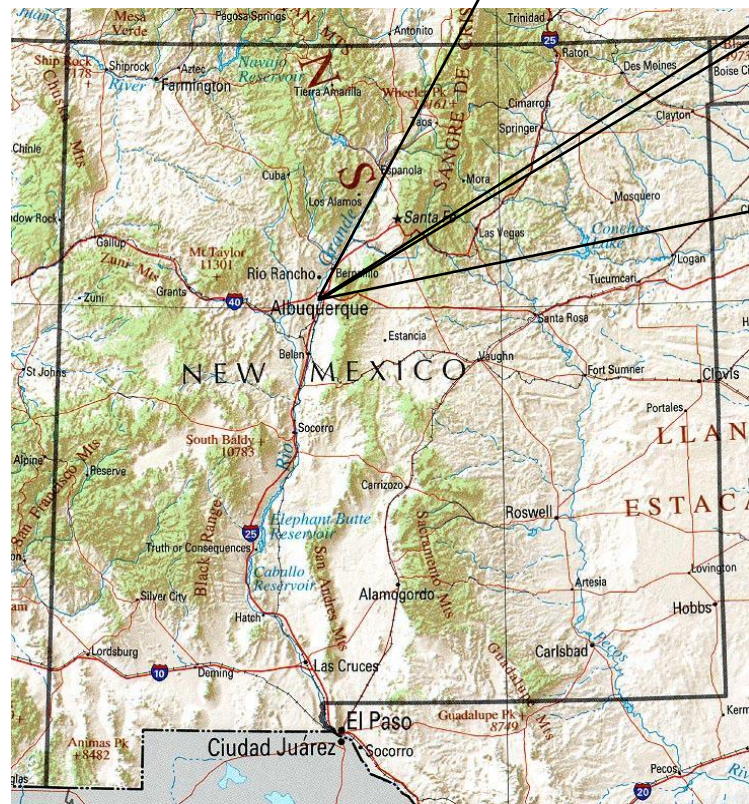
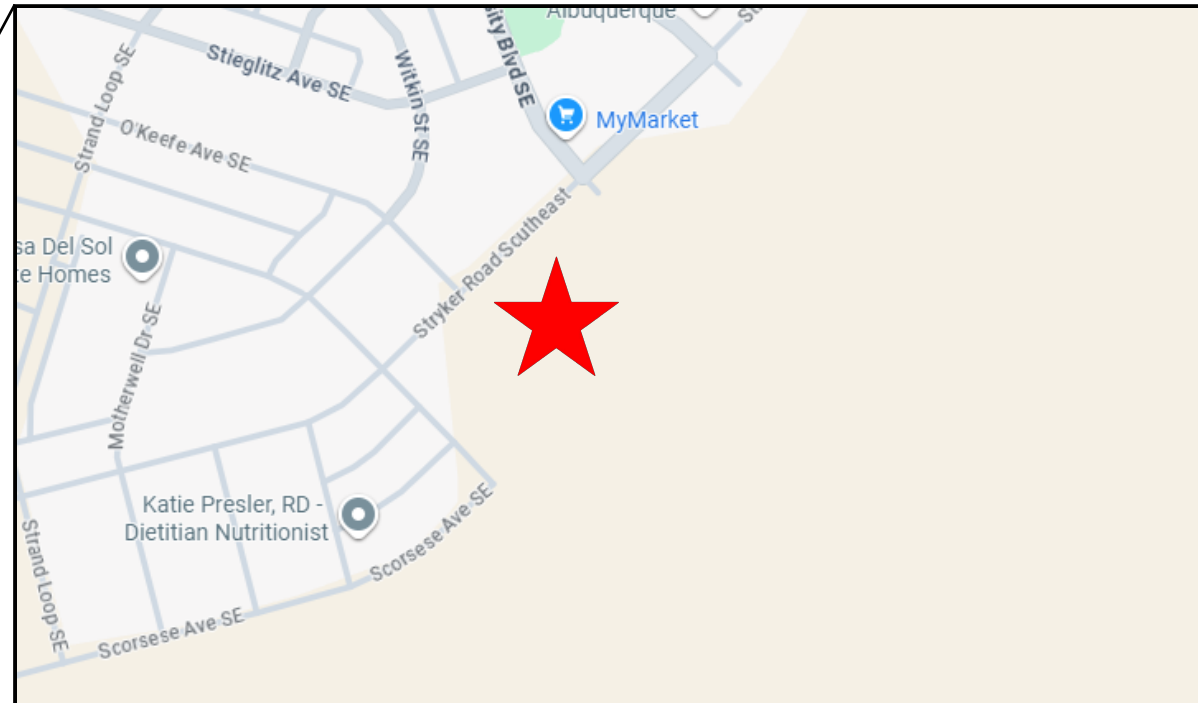
MESA DEL SOL BY WOODBURY

TEMPORARY SEDIMENT AND EROSION CONTROL DRAWINGS

ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO

DRAWING INDEX

- 1 COVER SHEET
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- 4 BEST MANAGEMENT PRACTICES
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- 7 BEST MANAGEMENT PRACTICES
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- 9-15 FINAL STABILIZATION
- 16-17 LANDSCAPING PLAN - BY OTHERS



- SWPPP
- Stormwater
- Erosion Control
- Reclamation
- Seeding

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DATE	REVISION ITEM	#

PAVILION CONSTRUCTION, LLC
 MESA DEL SOL BY WOODBURY
 ALBUQUERQUE, NM

DESIGNED BY:
K. FETTER, P.E.
DRAWN BY:
O. CHAVEZ

SHEET:
1- COVER

PROJECT DETAILS

NPDES ID: NMR1007H4, NMR1007KC
 ADDRESS: TRACT A, UNIVERSITY BLVD. SE, ALBUQUERQUE, NEW MEXICO 87106
 GPS COORDINATES: 34.984689, -106.613389
 TOTAL ACREAGE: 9.47
 ANTICIPATED DISTURBED ACREAGE: 9.47
 FIRST RECEIVING WATER: DEVILS PLAYA
 WATERS WITHIN ONE MILE OF PROJECT: NONE
 IMPAIRED/TIERED WATERS: NONE
 ENDANGERED SPECIES: CRITERION A
 SUPPORT ACTIVITIES: SEE SECTION 3.6 OF SWPPP NARRATIVE
 SOIL TYPE: SEE NRCS SOIL REPORT PROVIDED IN SWPPP BINDER
 TYPE PRE-CONSTRUCTION COVER: SPARSE NATIVE VEGETATION
 STABILIZATION MEASURES AND DEADLINES: SEE SECTION 6.0 OF SWPPP NARRATIVE
 REGULATING AUTHORITY: ENVIRONMENTAL PROTECTION AGENCY (EPA)

OPERATORS

PROPERTY OWNER:
 MDS FLATS QOZB, LLC
 2733 EAST PARLEYS WAY, SUITE 300
 SALT LAKE CITY, UTAH 84109

OWNER CONTACT:
 JASON WEDLICK
 (801) 485-7770
 J_WEDLICK@WOODBURYCORP.COM

GENERAL CONTRACTOR (GC):
 PAVILION CONSTRUCTION, LLC
 6720 SW MACADAM AVE.
 PORTLAND, OREGON 97219

GC CONTACT:
 CHRIS TUGGLE
 (505) 403-1722
 CTUGGLE@PAVILIONCONSTRUCTION.COM

STORMWATER TEAM

SEE SECTION 2.0 OF THE SWPPP NARRATIVE FOR THE PROJECT'S STORMWATER TEAM, RESPONSIBILITIES AND CONTACT INFORMATION

SEQUENCE OF ACTIVITIES

REFER TO THE ANTICIPATED CONSTRUCTION SCHEDULE INCLUDED WITH THE SWPPP BINDER

PHASE I: SITE PREPARATION AND PRE – CONSTRUCTION

1. PRIOR TO BEGINNING EARTH DISTURBING ACTIVITIES, THE OPERATOR(S) WILL CLEARLY DEMARCATATE THE LIMITS OF DISTURBANCE WITH STAKES, RIBBONS, CONSTRUCTION FENCING, OR OTHER APPROPRIATE METHOD. THESE DEMARCATATIONS SHALL REMAIN VISIBLE FOR THE DURATION OF THE PROJECT.
2. THE INITIAL EROSION CONTROL MEASURES SHALL BE INSTALLED PRIOR TO EARTH DISTURBANCE. THE INITIAL CONTROL MEASURES MAY INCLUDE BUT ARE NOT LIMITED TO:
 - a. PERIMETER CONTROLS (E.G., SILT FENCE, WATTLES, CONSTRUCTION FENCE)
 - b. VEHICLE TRACKING PAD IF THE SITE ENTERS/EXITS ONTO A PAVED PUBLIC ROADWAY
 - c. NPDES NOTIFICATION POSTING
 - d. DESIGNATED STAGING AREA
 - e. ANCHORED SANILETS
 - f. DUMPSTERS

PHASE II: CONSTRUCTION ACTIVITIES

1. THE OPERATORS WILL MINIMIZE THE AREA DISTURBED AS MUCH AS FEASIBLY POSSIBLE.
2. ANY DISTURBED AREA IN WHICH CONSTRUCTION ACTIVITIES HAVE TEMPORARILY CEASED SHALL TEMPORARILY STABILIZED USING THE METHODS DESCRIBED IN SECTION 6.4 OF THE SWPPP NARRATIVE. SECTION 6.3 OF THE SWPPP NARRATIVE PROVIDES THE TEMPORARY STABILIZATION DEADLINES.
3. THE LOCATION OF SOME BMPS MAY REQUIRE ALTERATION IF DRAINAGE PATTERNS CHANGE DURING CONSTRUCTION. THE OPERATORS SHALL INSTALL ADDITIONAL BMPS OR UPGRADE BMPS IF NECESSARY.
4. IF CONCRETE IS USED ONSITE AND CONCRETE TRUCKS ARE UNABLE TO WASHOUT OFFSITE, THE OPERATORS WILL PROVIDE ONE OR MORE DESIGNATED CONCRETE WASHOUT AREAS. THE CONCRETE WASHOUTS MUST BE INSTALLED PRIOR TO CONCRETE USE ONSITE AND REMOVED ONLY AFTER CONCRETE WORK IS COMPLETE.

PHASE III: FINAL STABILIZATION AND CONSTRUCTION COMPLETION

1. IF APPLICABLE, REVEGETATION OR LANDSCAPING SHALL BE INITIATED IMMEDIATELY UPON KNOWING WORK IN A DISTURBED AREA HAS PERMANENTLY STOPPED AND THE AREA IS NOT COVERED BY PERMANENT STRUCTURES, UNLESS INFEASIBLE. SECTION 6.5 OF THE SWPPP NARRATIVE DISCUSSES PERMANENT STABILIZATION AND ASSOCIATED DEADLINES.
2. THE OPERATORS SHALL REMOVE TEMPORARY BMPS ONLY AFTER FINAL STABILIZATION IS COMPLETE.



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**PAVILION CONSTRUCTION, LLC
 MESA DEL SOL BY WOODBURY
 SWPPP NOTES**



- SWPPP
- Stormwater
- Erosion Control
- Reclamation
- Seeding

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DESIGNED BY:
 K. FETTER, P.E.
 DRAWN BY:
 O. CHAVEZ

**SHEET:
 2 - SWPPP
 NOTES**

GENERAL NOTES

THE NPDES COMPLIANCE SWPPP DRAWING AND ASSOCIATED DOCUMENTATION IS AND SHALL BE CONSIDERED A LIVING DOCUMENT ALLOWING FOR MODIFICATIONS AS SITE CONDITIONS CHANGE OR DICTATE.

ALL SITE FEATURES (EXISTING/PROPOSED GRADES, EXISTING CONSTRUCTION, FUTURE CONSTRUCTION, ETC.) SHOWN IS PER INFORMATION FROM OTHERS.

MINIMUM REQUIREMENTS TO FURTHER DEVELOP OR MODIFY THIS STORMWATER POLLUTION PREVENTION PLAN (SWPPP) DRAWING SHALL BE BASED ON THE CURRENT EDITION OF THE NEW MEXICO STATE HIGHWAY AND TRANSPORTATION DEPARTMENT (NMSHTD), NPDES LAW AND CITY OF ALBUQUERQUE ORDINANCE § 14-5-2-11.

ALL OPERATORS SHALL SUBMIT A NOTICE OF INTENT (NOI). THE NOI SHALL BE ACTIVE AND POSTED ON THE EPA'S WEBSITE PRIOR TO COMMENCING EARTH DISTURBING ACTIVITIES.

LOCATE TEMPORARY WASHOUT, ANCHORED TOILETS, CONSTRUCTION ENTRANCE AND PARKING, STAGING, REFUELING, TRASH CONTAINMENT AREA TO MINIMIZE SITE DISTURBANCE DURING CONSTRUCTION ACTIVITY.

THE OPERATOR IS REQUIRED TO REGULARLY PERFORM STREET SWEEPING AND CLEAN - UP MEASURES IN THE EVENT OF SEDIMENT TRACK - OUT.

THE FOLLOWING ARE STANDARD EROSION CONTROL REQUIREMENTS PER THE CITY OF ALBUQUERQUE STORMWATER QUALITY DEPARTMENT (JUNE 16, 2023):

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:

THE CITY ORDINANCE § 14-5-2-11, THE ESC ORDINANCE;
THE EPA'S 2022 CONSTRUCTION GENERAL PERMIT (CGP); AND
THE CITY OF ALBUQUERQUE CONSTRUCTION BMP MANUAL

ALL BEST MANAGEMENT PRACTICES (BMPs) MUST BE INSTALLED PRIOR TO BEGINNING ANY EARTH MOVING ACTIVITIES EXCEPT AS SPECIFIED HEREON IN THE PHASING PLAN. CONSTRUCTION OF EARTHEN BMPs 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.

SEE SECTION 3.5 OF THE SWPPP NARRATIVE OR THE CONTRACTOR'S SCHEDULE FOR BMP SCHEDULING OR PHASING.

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.

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.

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 "DETERMINE AS STABILIZED BY THE CITY". THE PROPERTY OWNER/OPERATOR IS RESPONSIBLE FOR DETERMINING WHEN THE "CONDITIONS FOR TERMINATION CGP COVERAGE" PER CGP PART 8.2 ARE SATISFIED AND THE FOR FILING THEIR NOT WITH THE EPA. EACH OPERATOR MAY TERMINATE GCP 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.

WHEN DOING WORK IN THE CITY RIGHT-OF-WAY (E.G., SIDEWALK, DRIVE PADS, UTILITIES, ETC.) PREVENT SEDIMENT FROM ENTERING THE STREET. IF SEDIMENT 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).

WHEN CUTTING THE STREET FOR UTILITIES, THE SEDIMENT SHALL BE PLACED ON THE UPHILL SIDE OF THE STREET CUT AND THE AREA SWEEP AFTER 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.

EROSION AND SEDIMENT CONTROL (ESC) PLANS MUST SHOW LONGITUDINAL STREET SLOPE AND STREET NAMES. ON STREETS WHERE THE LONGITUDINAL SLOPE IS STEEPER THAN 2.5%, WATTLES OR MULCH SOCKS OR J-HOOKED SILT FENCE SHALL BE SHOWN IN THE FRONT YARD SWALE OR ON THE SIDE OF THE STREET.



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MESA DEL SOL BY WOODBURY
SWPPP NOTES**

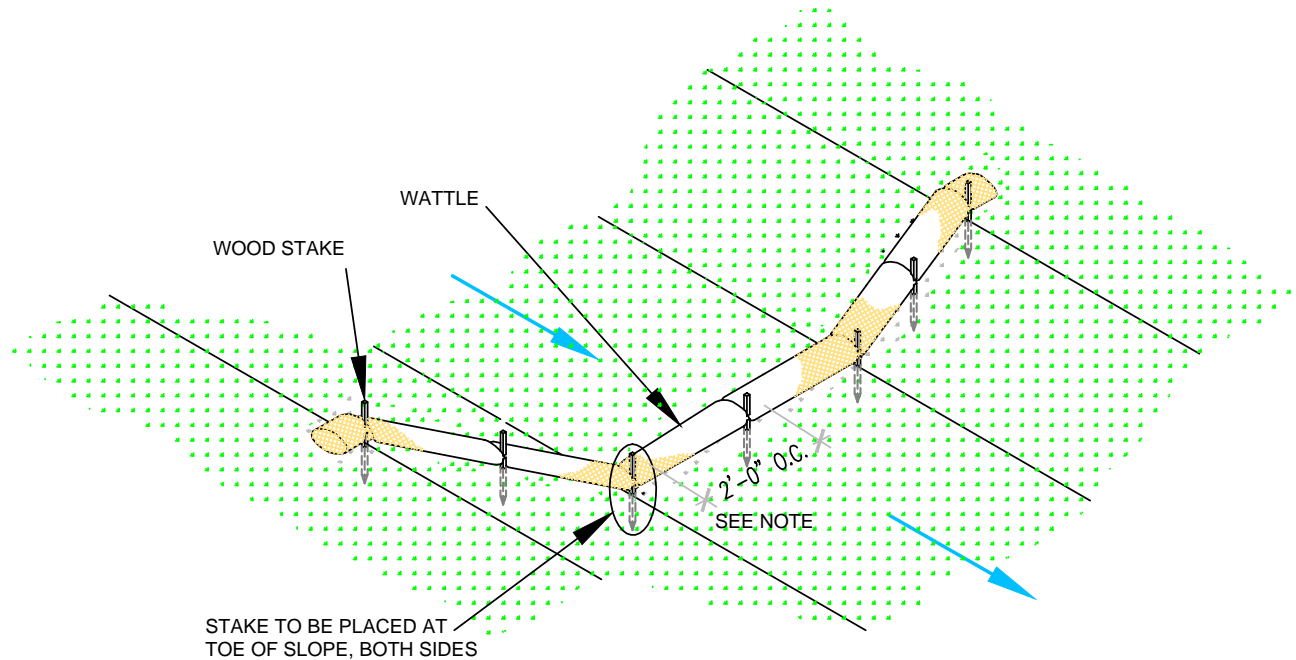


- SWPPP
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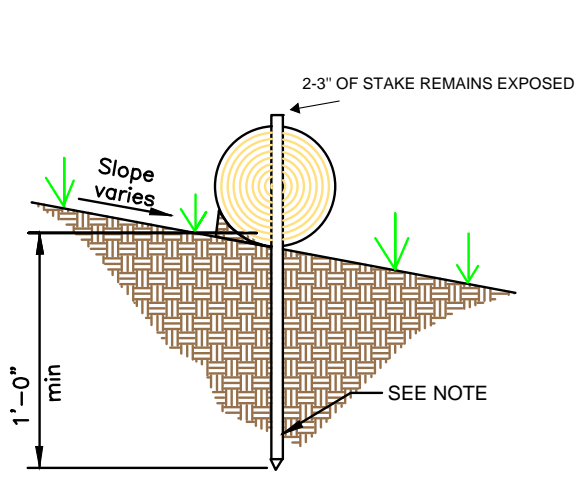
DESIGNED BY:
K. FETTER, P.E.
DRAWN BY:
O. CHAVEZ

**SHEET:
3 - GENERAL
NOTES**



WATTLE WITHOUT BLANKET

NTS
2' FOR DRAWING ONLY. 8' MAX SPACING BETWEEN STAKES



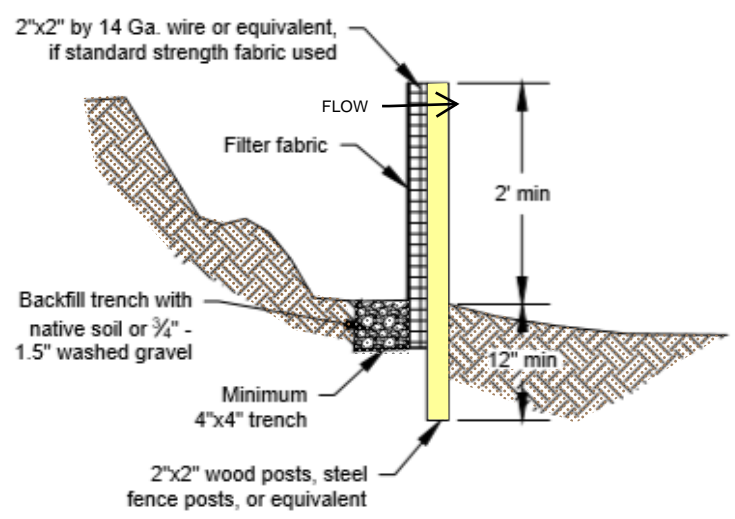
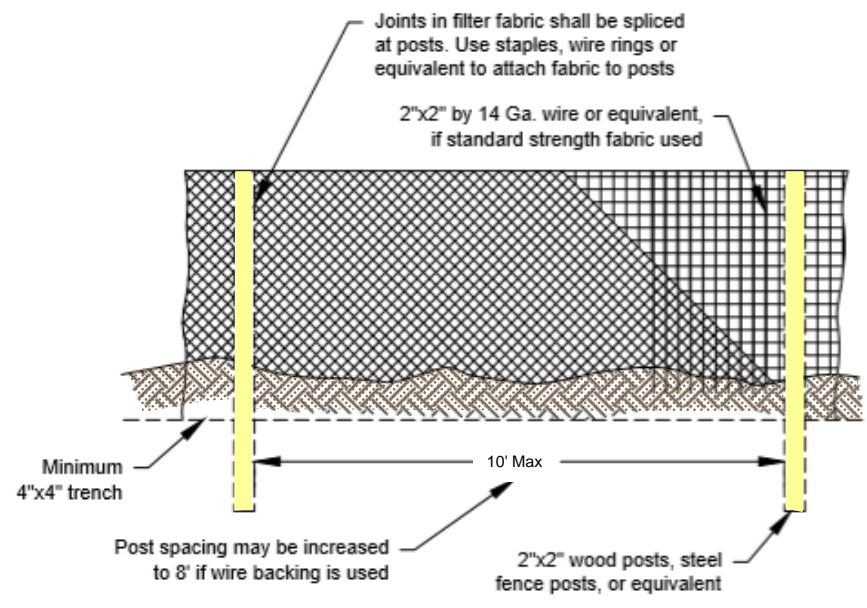
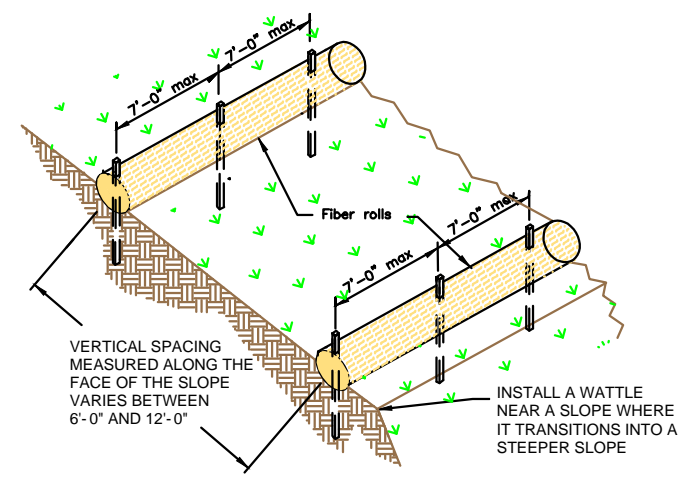
WATTLE

NTS

SECURE WATTLE WITH 18-24" STAKES EVERY 3-4' AND STAKES ON EACH END OF THE WATTLE.

DRIVE STAKES PERPENDICULAR TO THE SLOPE FACE AND THROUGH THE MIDDLE OF THE WATTLE LEAVING AT LEAST 2-3" OF THE STAKE ABOVE THE WATTLE.

VERTICAL SPACING DEPENDENT ON SLOPE GRADIENT.



SILT FENCE

NTS

SILT FENCE IS TO BE PLACED PERPENDICULAR TO THE SLOPE OF THE SITE.

DIG A 4"X4" MINIMUM TRENCH UPSTREAM OF THE SILT FENCE. DRIVE STAKES AT LEAST 1' DEEP ON THE DOWNSTREAM EDGE.

RUN THE SILT FENCE ON THE INSIDE OF THE STAKES AND SECURE WITH HOG RINGS, WIRE, ZIP TIES OR STAPLES.

IF ONE CONTINUOUS PIECE OF FABRIC IS NOT AVAILABLE, OVERLAP THE FABRIC AT LEAST THE WIDTH OF THE STAKE AND SECURE WITH HOG RINGS, WIRE, ZIP TIES OR STAPLES.

COVER TRENCH WITH BACKFILLED COMPACTED SOIL, GRAVEL OR ROCK.



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 MESA DEL SOL BY WOODBURY
 BMP DETAILS

DESIGNED BY:
K. FETTER, P.E.
DRAWN BY:
O. CHAVEZ

SHEET:

4



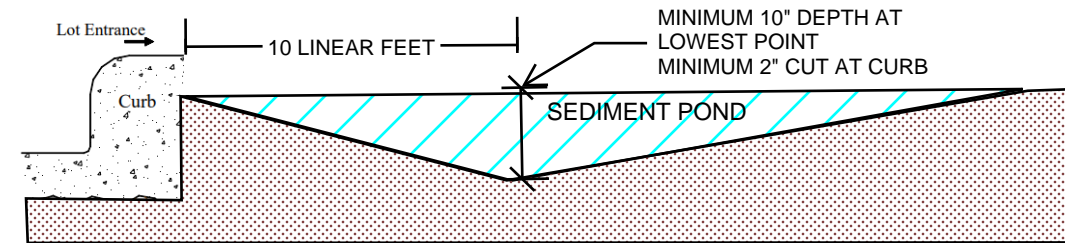
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PAVILION CONSTRUCTION, LLC
 MESA DEL SOL BY WOODBURY
 BMP DETAILS

DESIGNED BY:
 K. FETTER, P.E.
 DRAWN BY:
 O. CHAVEZ

SHEET:

6



CUTBACK CURB

NTS

CUTBACK CURBS SHOULD TYPICALLY BE INSTALLED AT THE SITE ENTRANCE WHEN ACCESS IS NEEDED.

SOIL SHOULD BE CUT BACK FROM BEHIND THE CURB, SIDEWALK OR ROADWAY A MINIMUM 2" DOWN FROM THE TOP OF THE HARDSCAPE.

BRING THE SOIL BACK >10 FEET FT FROM THE HARDSCAPE TO FORM THE SEDIMENT TRAP.

THE LOWEST POINT OF THE SEDIMENT POND SHALL BE AT LEAST 10 INCHES.

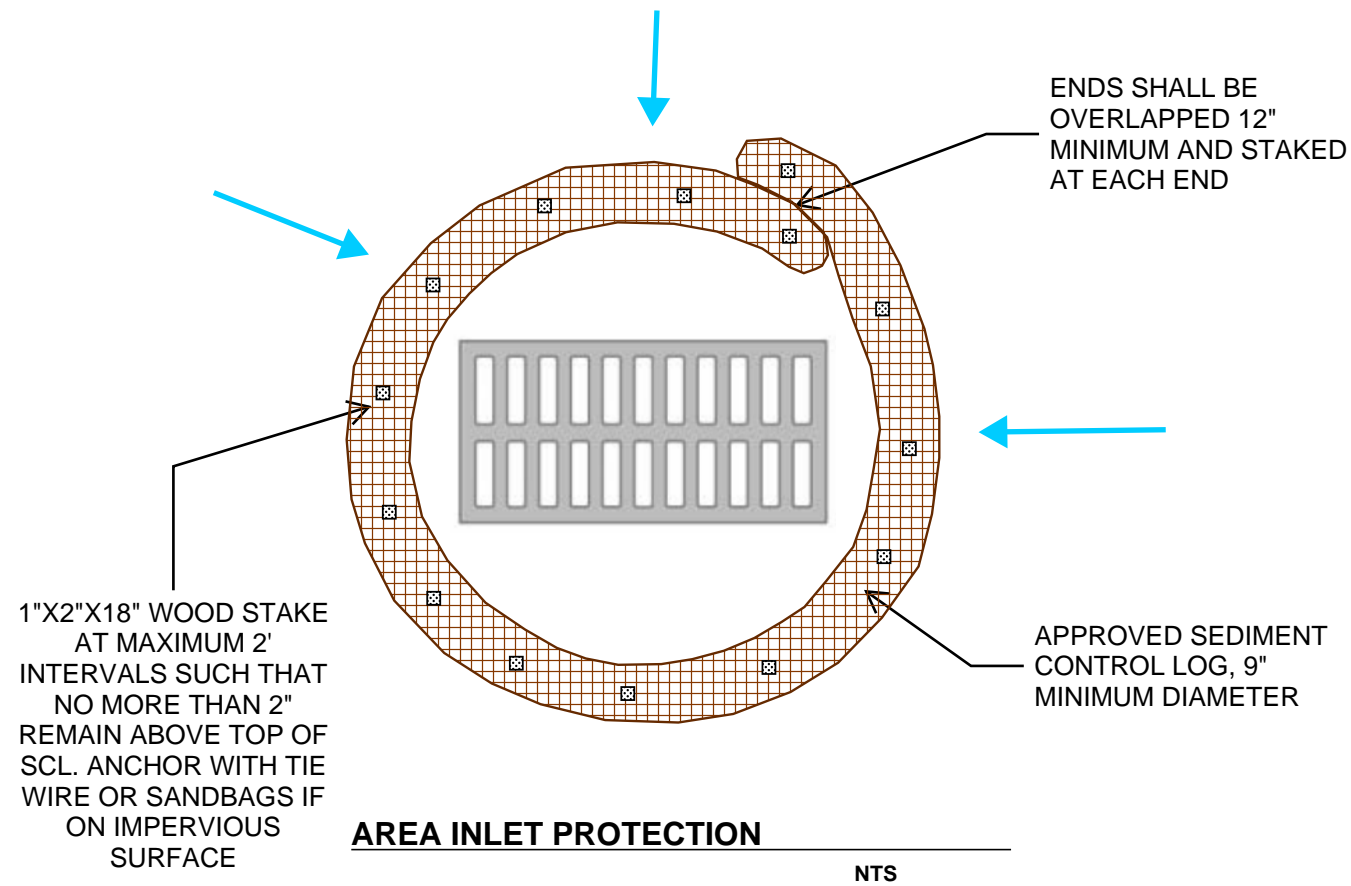
IF THE HOUSE PAD HAS BEEN STABILIZED, THE DEPTH OF THE SEDIMENT POND MAY BE REDUCED TO 4 INCHES.

THE DEPTH AND LENGTH OF THE EXCAVATED AREA CAN BE INCREASED IF MORE STORAGE IS NEEDED.

INSPECT BMPs PRIOR TO FORCAST PRICIPITATION, DAILY DURING PRECIPITATION EVENTS, AFTER PRECIPITATION EVENTS AND THROUGH THE LIFE OF THE PROJECT.

MAINTAIN PROPER DEPTH AND LENGTH OF THE CUTBACK FOR THE DURATION OF THE PROJECT.

KEEP CUTBACK AREA CLEAN AND FREE OF TRASH AND DEBRIS.

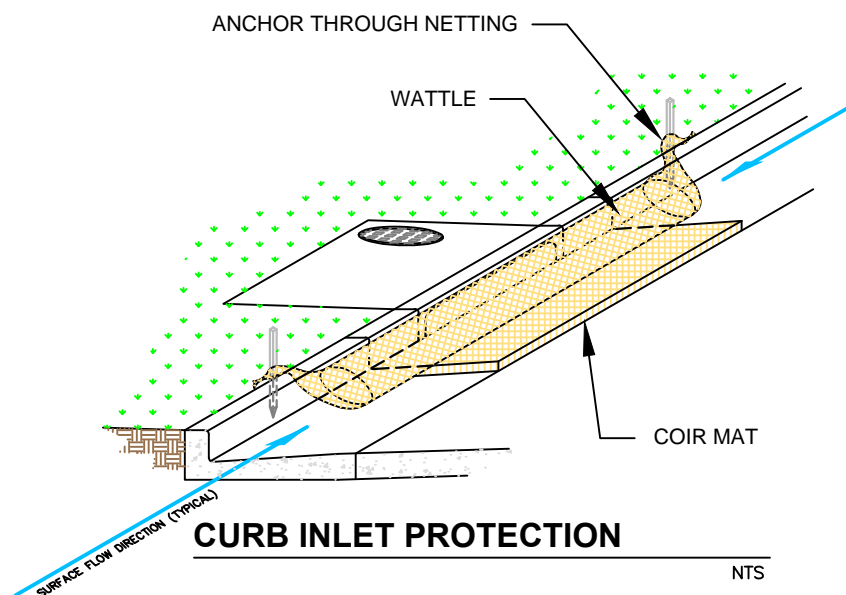


AREA INLET PROTECTION

NTS

1"X2"X18" WOOD STAKE AT MAXIMUM 2' INTERVALS SUCH THAT NO MORE THAN 2" REMAIN ABOVE TOP OF SCL. ANCHOR WITH TIE WIRE OR SANDBAGS IF ON IMPERVIOUS SURFACE

APPROVED SEDIMENT CONTROL LOG, 9" MINIMUM DIAMETER



CURB INLET PROTECTION

NTS

THE MAT SHOULD EXTEND A MINIMUM OF 1" PAST ALL EDGES OF THE INLET. PLACE MAT AGAINST THE CURB INLET.

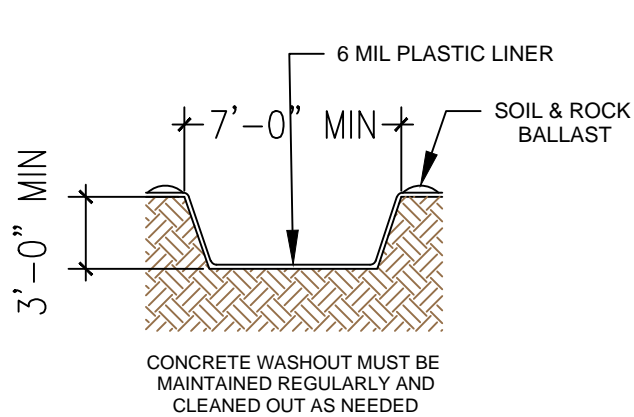
PLACE WATTLES ON TOP OF THE MAT CLOSEST TO THE INLET OPENING AND CURB.

THE MAXIMUM HEIGHT OF THE PROTECTIVE BARRIER MUST BE LOWER THAN THE TOP OF THE CURB OPENING. THIS ALLOWS OVERFLOW INTO THE INLET DURING LARGE PRECIPITATION EVENTS.

ANCHOR THE BARRIER NETTING OVER THE CURB WITH WOODEN STAKES IF ABLE. IF UNABLE TO DO THAT ANCHOR THE WATTLE WITH SAND BAGS ON EACH END.



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CONCRETE WASHOUT

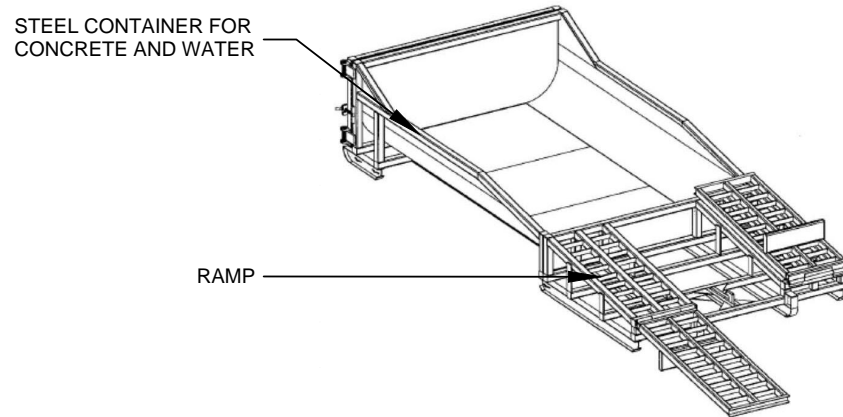
NTS

LOCATE WASHOUT AT LEAST 50 FT FROM STORMDRAINS, OPEN DITCHES, WATER BODIES OR PROJECT PERIMETER. A SIGN SHOULD BE INSTALLED ADJACENTLY TO THE WASHOUT.

WASH OUT WASTE INTO THE WASHOUT WHERE THE CONCRETE CAN SET, BE BROKEN UP AND DISPOSED OF CORRECTLY.

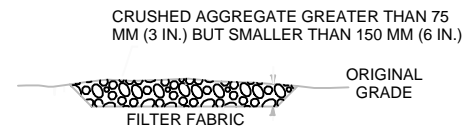
DO NOT CREATE RUNOFF BY DRAINING WATER TO BERMED AREA OR BY COLLECTING THE WATER WASTE WHEN WASHING CONCRETE TO REMOVE PARTICLES AND EXPOSE THE AGGREGATE.

DO NOT WASH SWEEPINGS FROM EXPOSED AGGREGATE CONCRETE INTO THE STREET, STORMDRAIN SYSTEMS OR OFF THE PROJECT SITE.



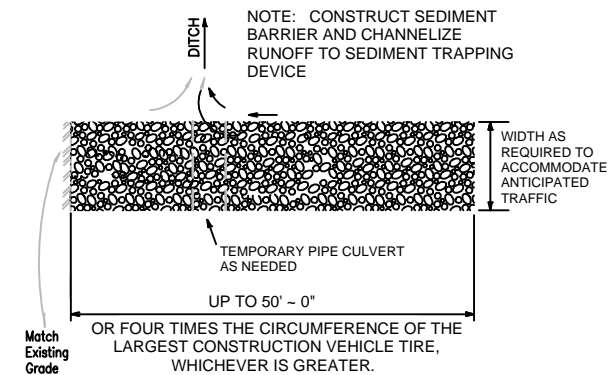
MODULAR CONCRETE WASHOUT

NTS



SECTION B-B

NTS



STABILIZED CONSTRUCTION ENTRANCE

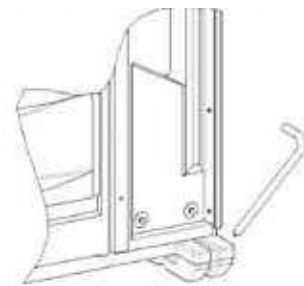
NTS

CONSTRUCT THE ENTRANCE ON A LEVEL SURFACE WHERE AN UNPAVED ROAD MEETS A PAVED ROAD. TYPICALLY AT PROJECTS ACCESS AREA.

GRADE THE ENTRANCE TOWARD THE CONSTRUCTION SITE TO PREVENT RUNOFF.

INSPECT THE ENTRANCE TO KEEP TRASH AND DEBRIS OUT OF THE WAY.

AFTER PRECIPITATION EVENTS, INSPECT THE ENTRANCE FOR ANY REPAIRS THAT MAY BE NEEDED.

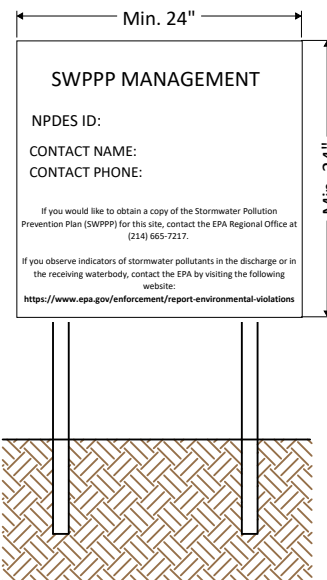


PORTABLE TOILET STAKING

NTS

PLACE THE PORTABLE TOILET ON LEVEL GROUND. A FLAT PAVED SURFACE IS BEST IF AVAILABLE.

DRIVE THE STAKES OVER THE SKIDS OF THE PORTABLE TOILET, AROUND ALL SIDES.



NPDES Permit must be positioned at the most active part of the project where it can be viewed by the public (e.g. project entrance).

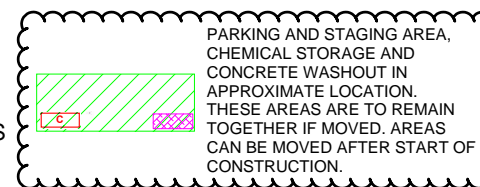
NPDES POSTING BOARD

NTS

- POST - CONSTRUCTION FLOW
- PRE - CONSTRUCTION FLOW
- SILT FENCE
- WATTLE OR SOCK
- SPOILS PILE PROTECTION
- EARTHEN BERM
- INLET PROTECTION
- NATURAL BUFFER
- PARKING AND STAGING AREA

- CONCRETE WASHOUT
- STABILIZED CONSTRUCTION ENTRANCE
- VEGETATIVE STABILIZATION
- ENDANGERED/THREATENED SPECIES
- CHEMICAL STORAGE
- CHECK DAM

- TEMP TOILET
- LOCATION FOR PUBLIC NOTIFICATION OF NPDES
- PROJECT BOUNDARY
- DISTURBED AREA
- PROJECT AND DISTURBED BOUNDARY
- CULVERT BLANKET
- CUTBACK CURB



DRAWING KEY



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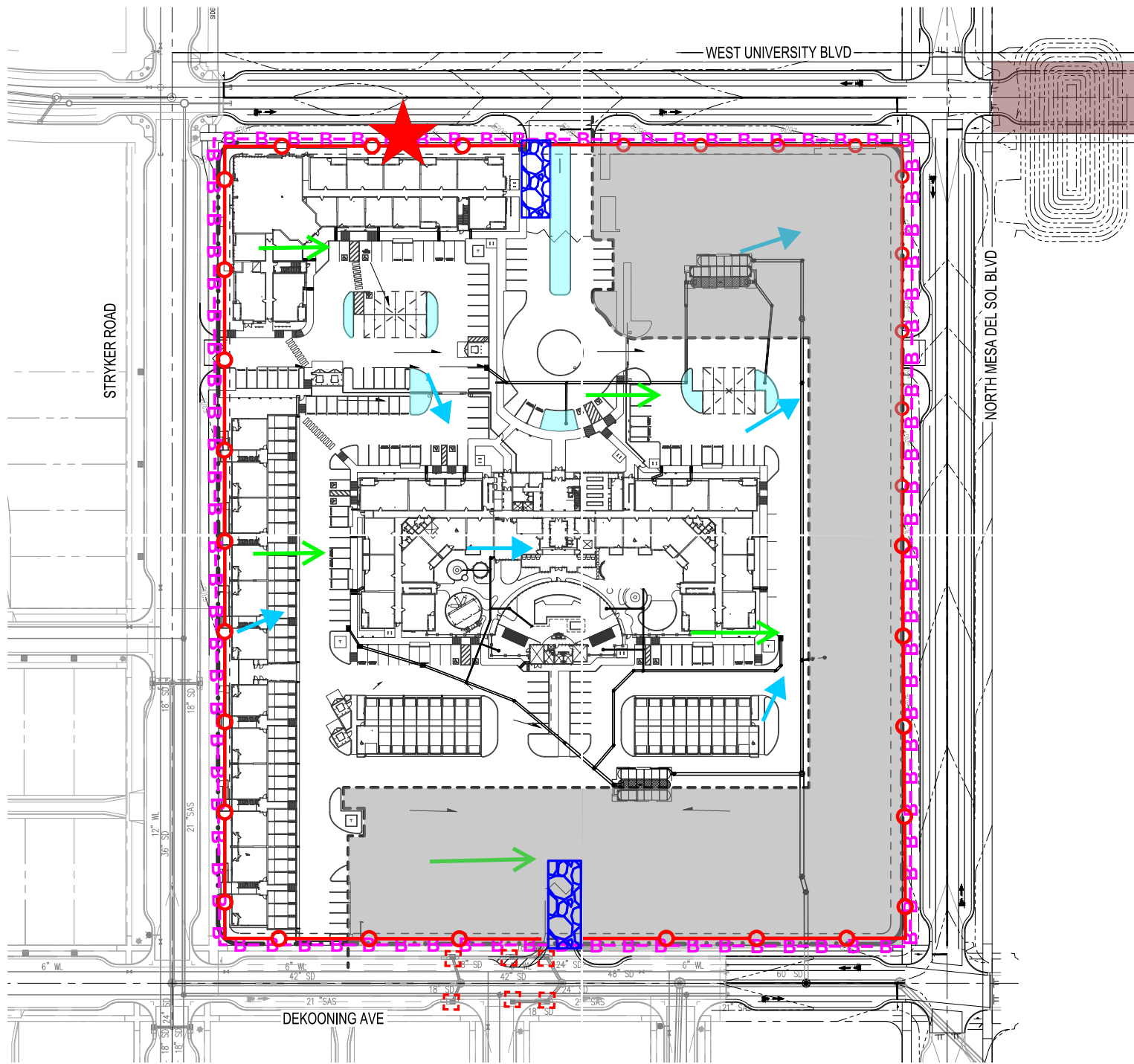


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PAVILION CONSTRUCTION, LLC
MESA DEL SOL BY WOODBURY
BMP DETAILS

DESIGNED BY:
K. FETTER, P.E.
DRAWN BY:
O. CHAVEZ

SHEET:

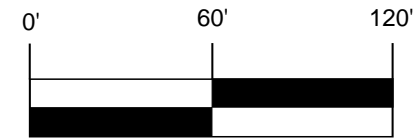


NPDES ID: NMR1006KL, MDS INVESTMENTS, LLC

PHASE 2 FUTURE DEVELOPMENT

STORMWATER PONDS:

INSTALL STORMWATER PONDS DURING THE INITIAL GRADING. THE PONDS WILL OPERATE AS SEDIMENT TRAPS DURING CONSTRUCTION.



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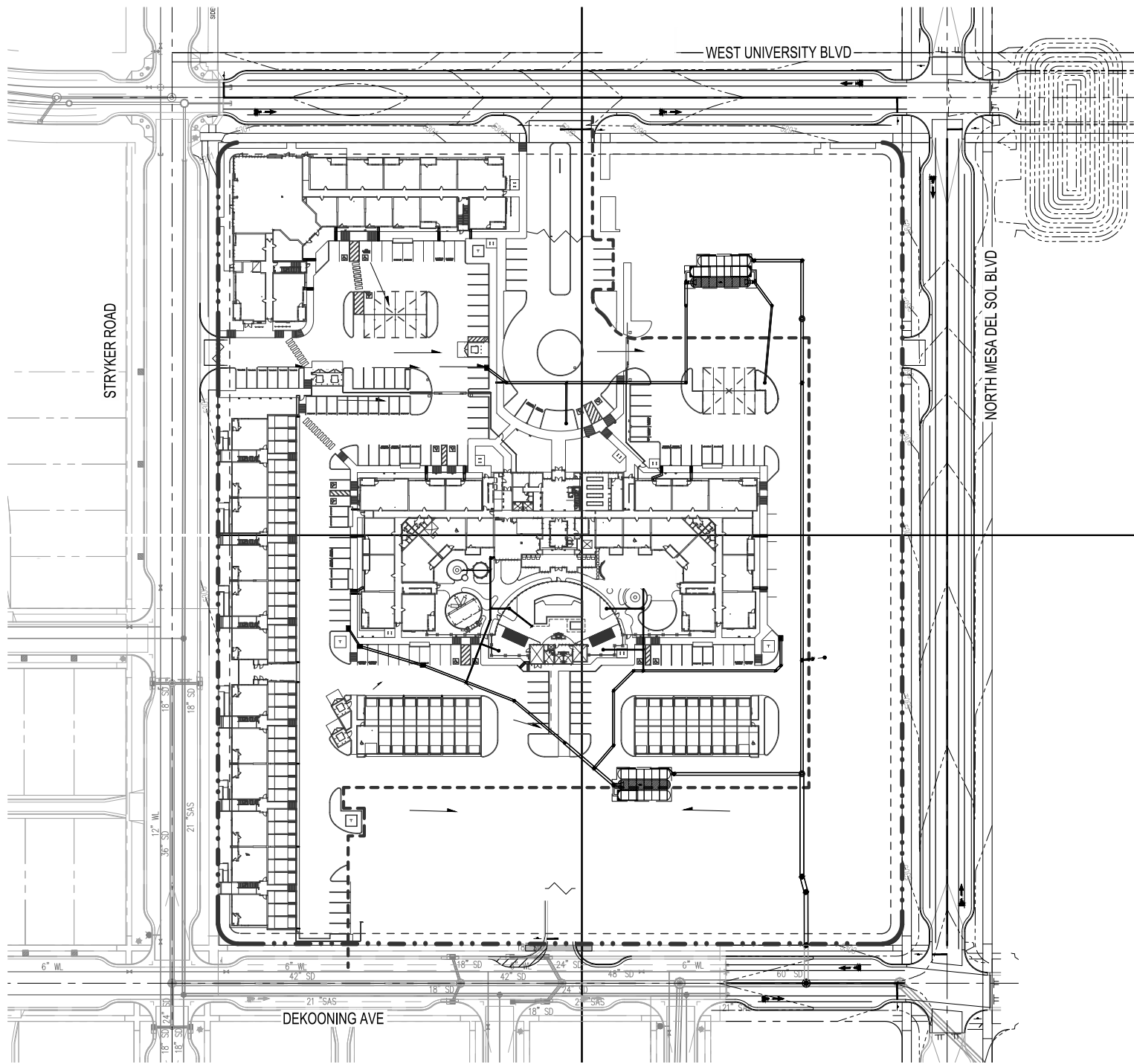


#	REVISION ITEM	DATE

PAVILION CONSTRUCTION, LLC
 MESA DEL SOL BY WOODBURY
 TESCP

DESIGNED BY:
K. FETTER, P.E.
 DRAWN BY:
O. CHAVEZ

SHEET:



STORMWATER PONDS:

INSTALL STORMWATER PONDS DURING THE INITIAL GRADING. THE PONDS WILL OPERATE AS SEDIMENT TRAPS DURING CONSTRUCTION.



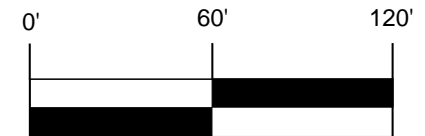
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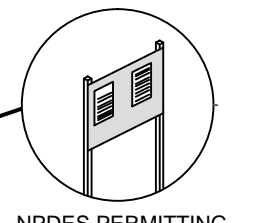
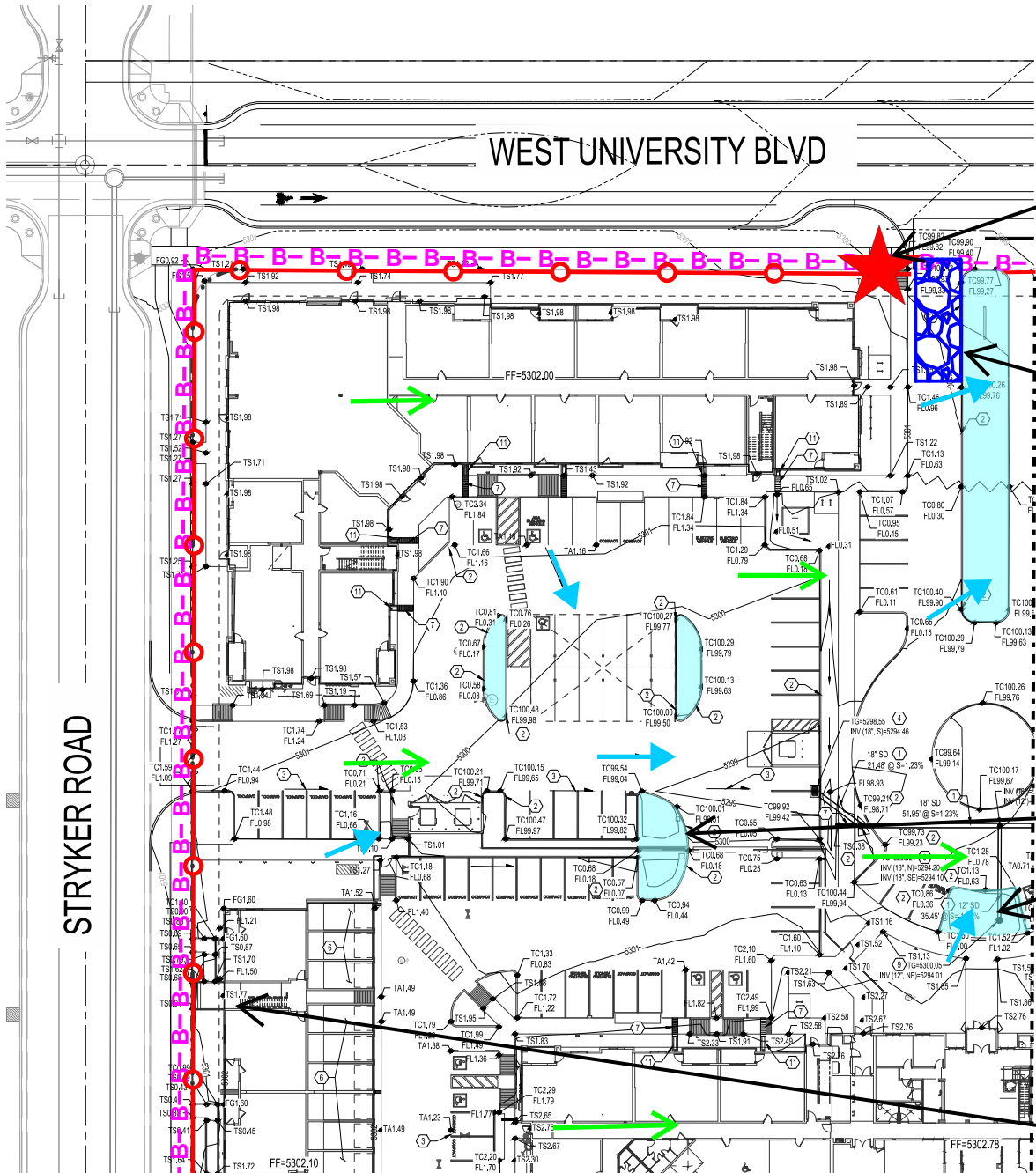
DESIGNED BY:
 K. FETTER, P.E.
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 O. CHAVEZ

SHEET:

9

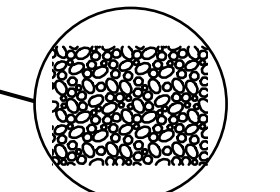


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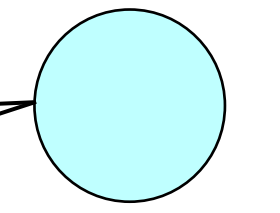
NPDES PERMITTING

IMPLEMENTATION	
BMP INSTALL	BMP REMOVE



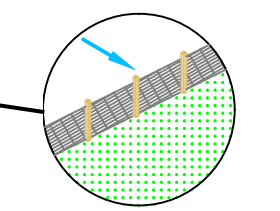
STABILIZED CONSTRUCTION ENTRANCE

IMPLEMENTATION	
BMP INSTALL	BMP REMOVE



DETENTION POND

IMPLEMENTATION	
BMP INSTALL	BMP REMOVE

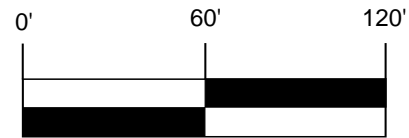


SILT FENCE

IMPLEMENTATION	
BMP INSTALL	BMP REMOVE

DATE	REVISION ITEM	#

STORMWATER PONDS:
 INSTALL STORMWATER PONDS DURING THE INITIAL GRADING. THE PONDS WILL OPERATE AS SEDIMENT TRAPS DURING CONSTRUCTION.



- SWPPP
- Stormwater
- Erosion Control
- Reclamation
- Seeding

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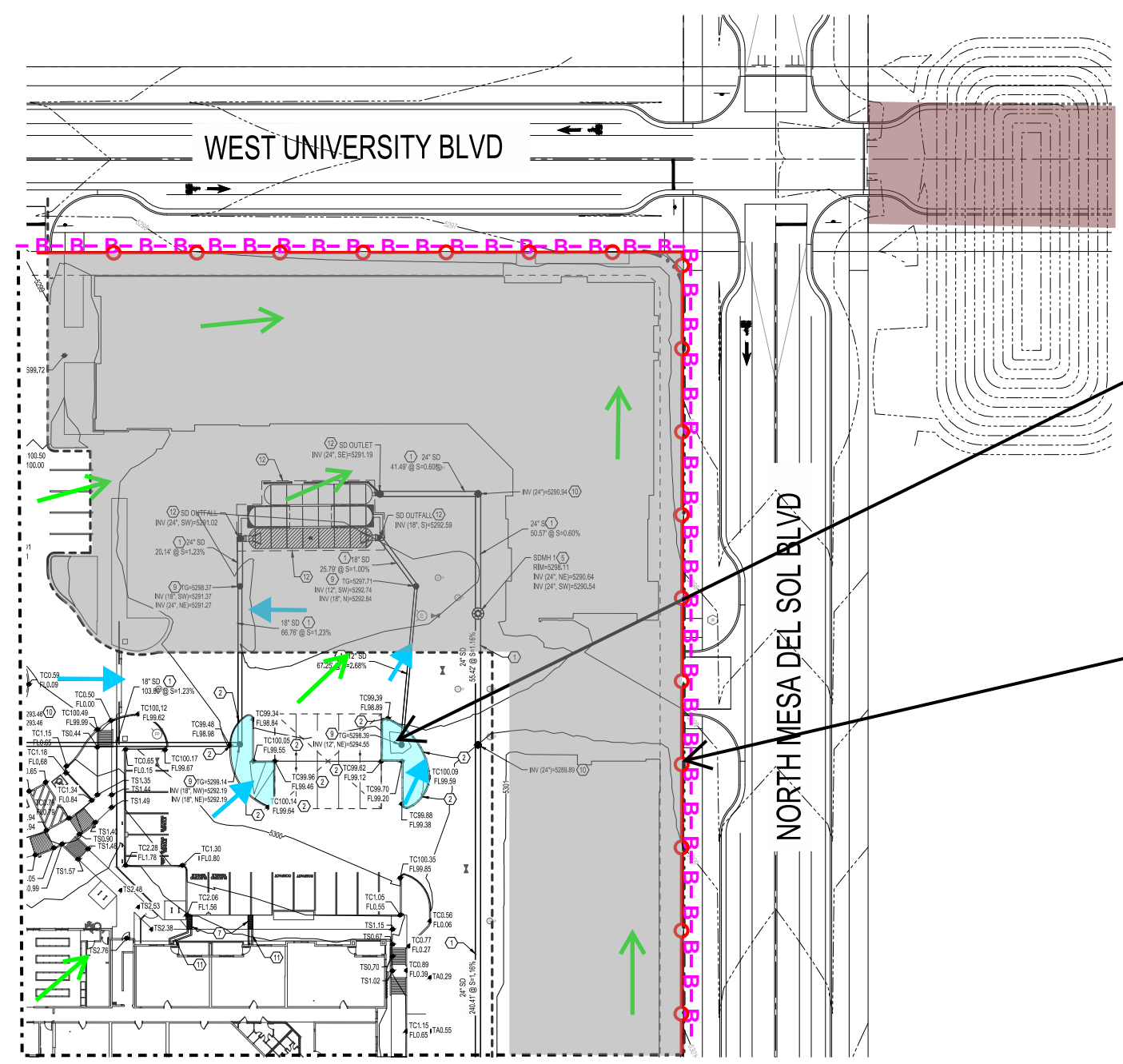
PAVILION CONSTRUCTION, LLC
 MESA DEL SOL BY WOODBURY
 TESCP

DESIGNED BY:
 K. FETTER, P.E.
 DRAWN BY:
 O. CHAVEZ

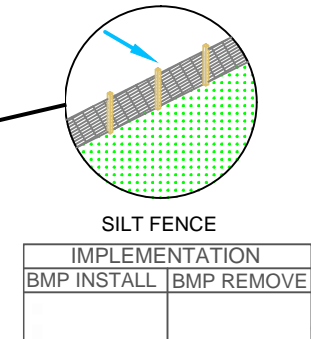
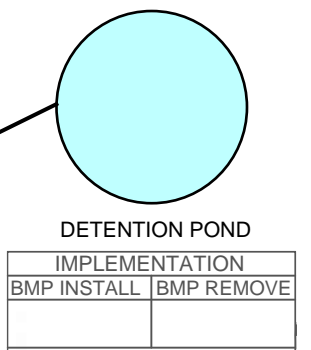
SHEET:
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MATCHLINE SEE PAGE 8



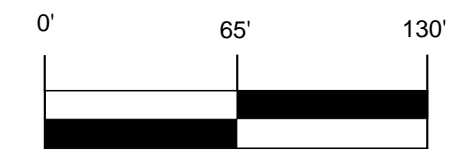
MATCHLINE SEE PAGE 11



NPDES ID: NMR1006KL, MDS INVESTMENTS, LLC

PHASE 2 FUTURE DEVELOPMENT

STORMWATER PONDS:
 INSTALL STORMWATER PONDS DURING THE INITIAL GRADING. THE PONDS WILL OPERATE AS SEDIMENT TRAPS DURING CONSTRUCTION.



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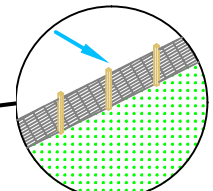
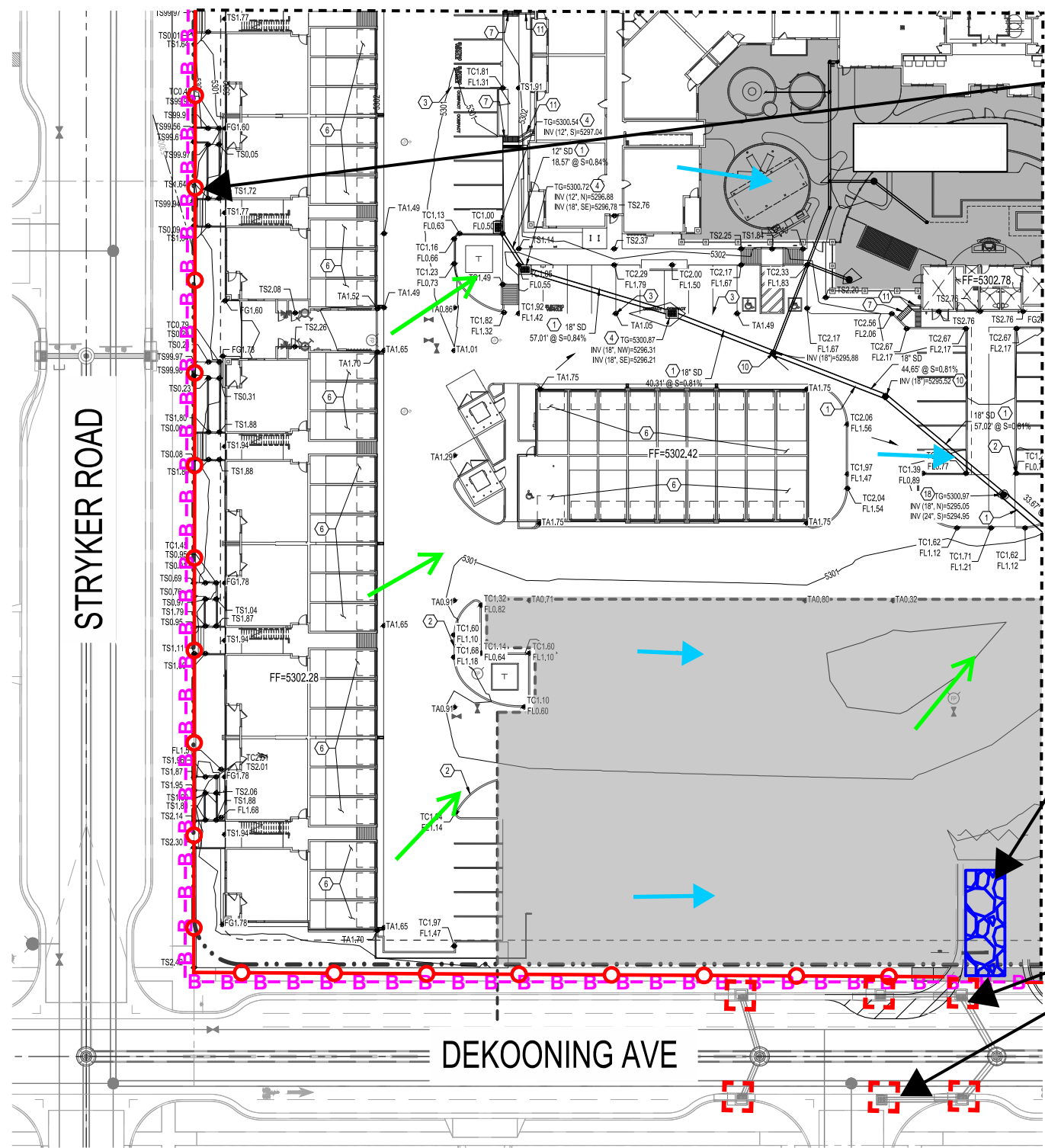
#	REVISION ITEM	DATE

PAVILION CONSTRUCTION, LLC
 MESA DEL SOL BY WOODBURY
 TESCP

DESIGNED BY:
K. FETTER, P.E.
 DRAWN BY:
O. CHAVEZ

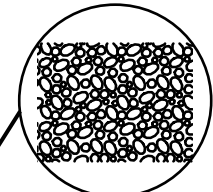
SHEET:
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MATCHLINE SEE PAGE 8



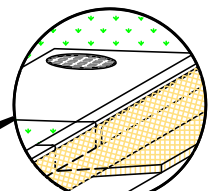
SILT FENCE

IMPLEMENTATION	
BMP INSTALL	BMP REMOVE



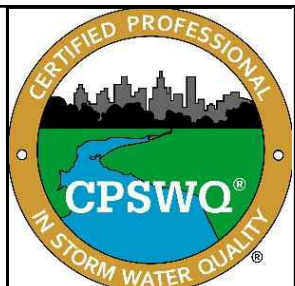
STABILIZED CONSTRUCTION ENTRANCE

IMPLEMENTATION	
BMP INSTALL	BMP REMOVE



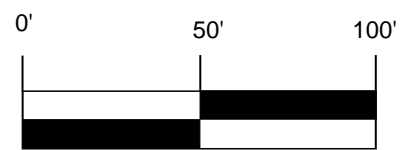
INLET PROTECTION

IMPLEMENTATION	
BMP INSTALL	BMP REMOVE



#	REVISION ITEM	DATE

**PAVILION CONSTRUCTION, LLC
MESA DEL SOL BY WOODBURY
FINAL STABILIZATION**



 PHASE 2 FUTURE DEVELOPMENT

STORMWATER PONDS:
INSTALL STORMWATER PONDS DURING THE INITIAL GRADING. THE PONDS WILL OPERATE AS SEDIMENT TRAPS DURING CONSTRUCTION.

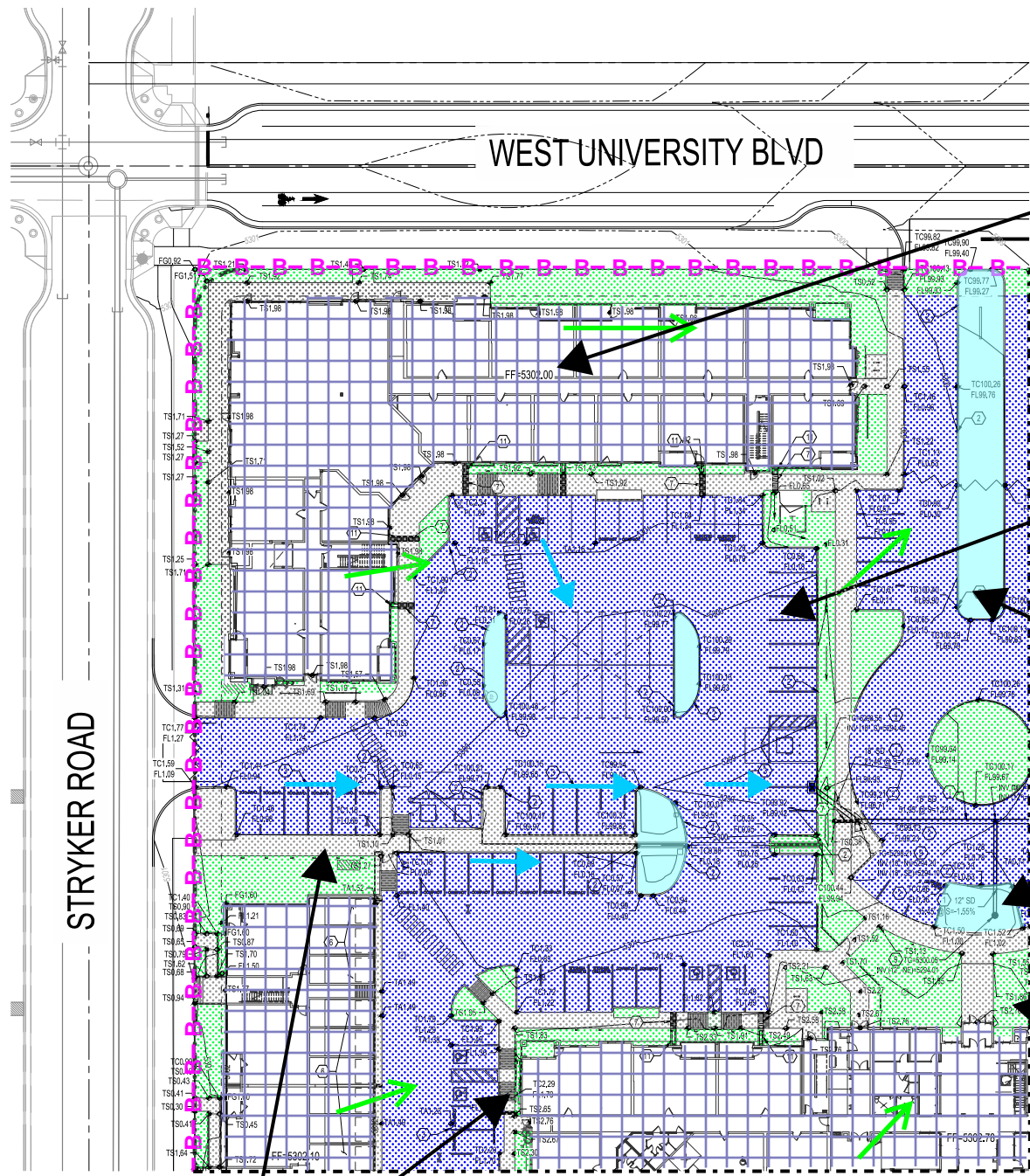


e2rc
SWPPP
Stormwater
Erosion Control
Reclamation
Seeding

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DESIGNED BY:
K. FETTER, P.E.
DRAWN BY:
O. CHAVEZ

SHEET:
10

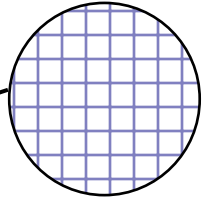


WEST UNIVERSITY BLVD

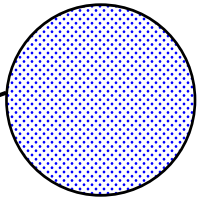
STRYKER ROAD

MATCHLINE SEE PAGE 13

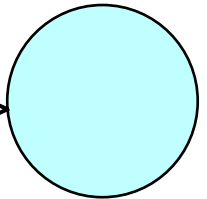
MATCHLINE SEE PAGE 14



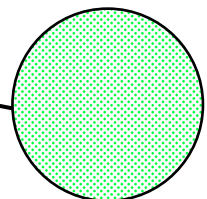
VERTICAL STRUCTURE
FINAL STABILIZATION



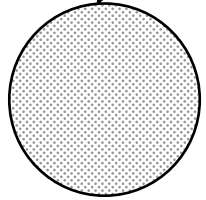
ASPHALT PAVING
FINAL STABILIZATION



DETENTION POND
FINAL STABILIZATION



LANDSCAPING
FINAL STABILIZATION

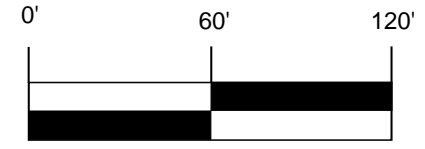


CONCRETE PAVING
FINAL STABILIZATION



DATE	REVISION ITEM	#

PAVILION CONSTRUCTION, LLC
MESA DEL SOL BY WOODBURY
FINAL STABILIZATION

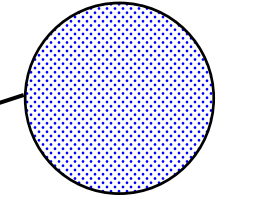
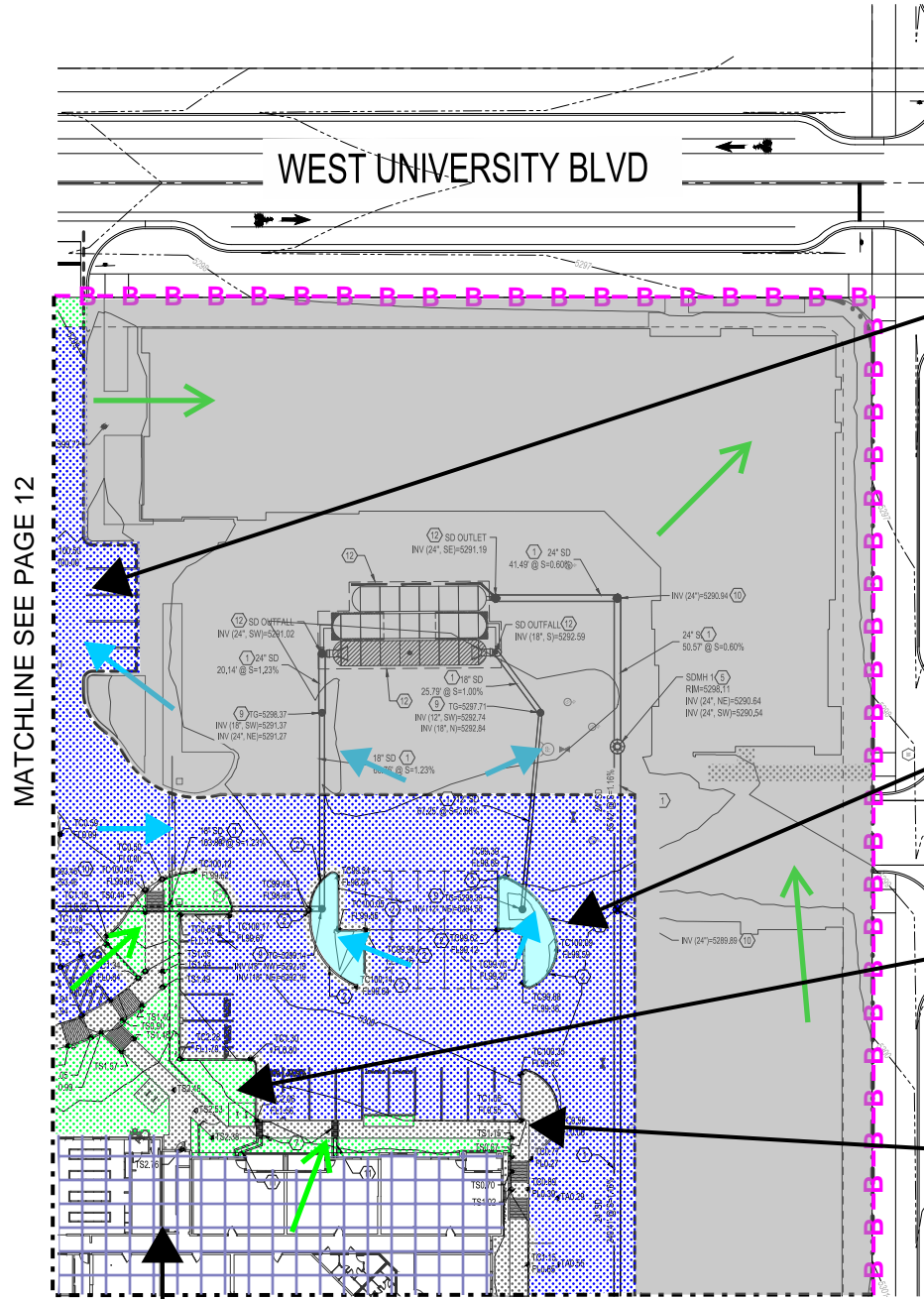


- SWPPP
- Stormwater
- Erosion Control
- Reclamation
- Seeding

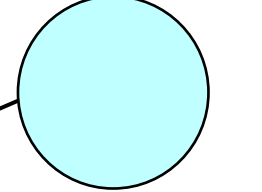
www.e2rc.com | 505.867.4040

DESIGNED BY:
K. FETTER, P.E.
DRAWN BY:
O. CHAVEZ

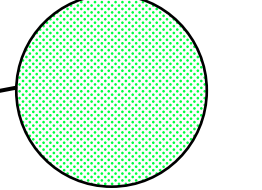
SHEET:
12



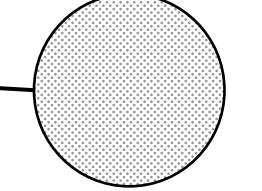
ASPHALT PAVING
FINAL STABILIZATION



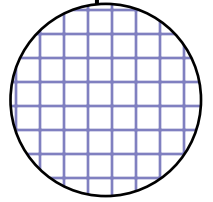
DETENTION POND
FINAL STABILIZATION



LANDSCAPING
FINAL STABILIZATION



CONCRETE PAVING
FINAL STABILIZATION



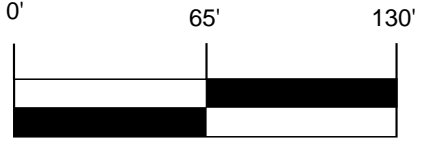
VERTICAL STRUCTURE
FINAL STABILIZATION

PHASE 2 FUTURE DEVELOPMENT
NPDES ID: NMR1006KL, MDS INVESTMENTS, LLC



DATE	REVISION ITEM	#

PAVILION CONSTRUCTION, LLC
MESA DEL SOL BY WOODBURY
FINAL STABILIZATION

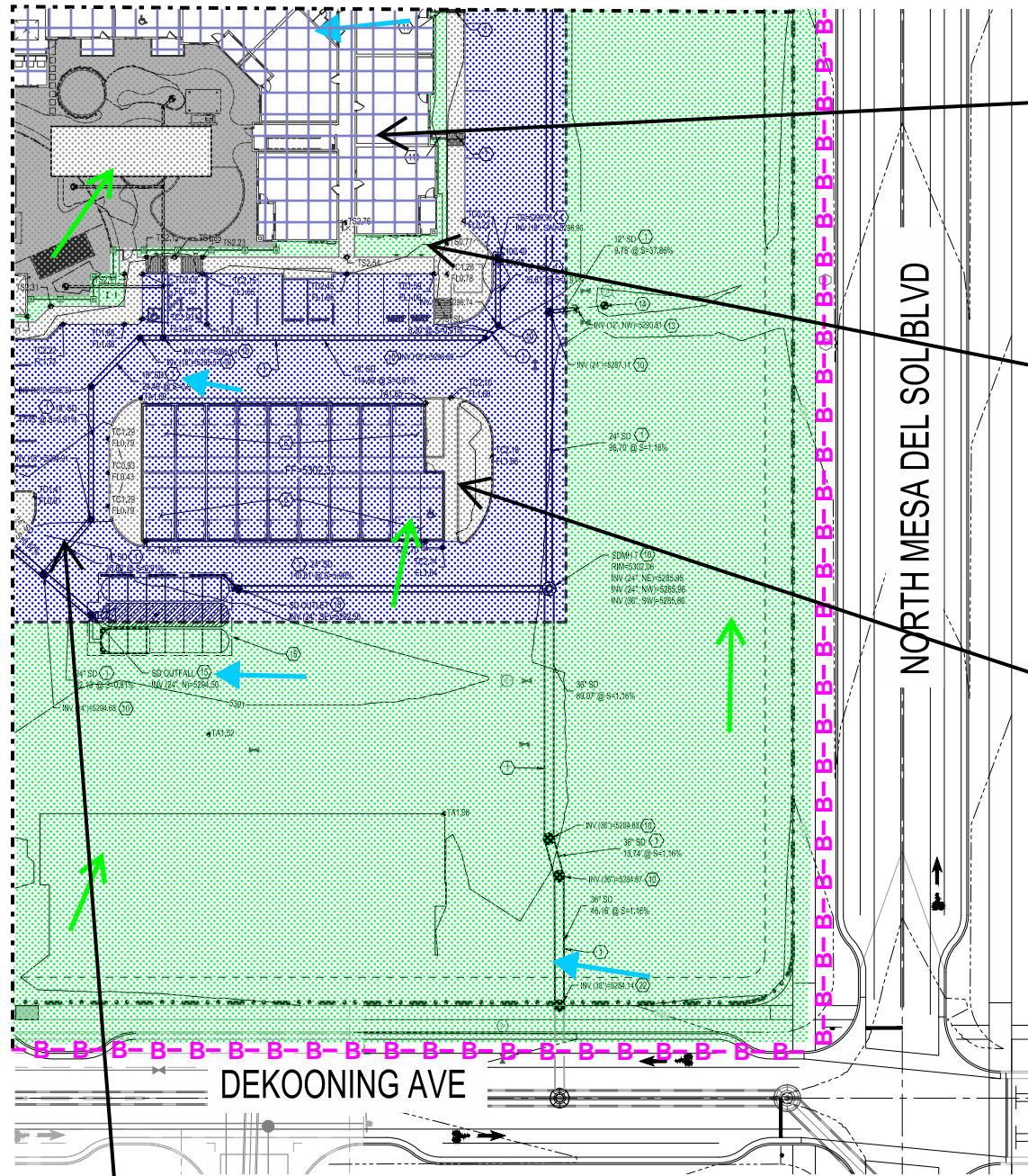


- SWPPP
- Stormwater
- Erosion Control
- Reclamation
- Seeding

DESIGNED BY:
K. FETTER, P.E.
DRAWN BY:
O. CHAVEZ

SHEET:
13

MATCHLINE SEE PAGE 9



VERTICAL STRUCTURE
FINAL STABILIZATION

LANDSCAPING - SEE APPROVED LANDSCAPING PLAN
FINAL STABILIZATION

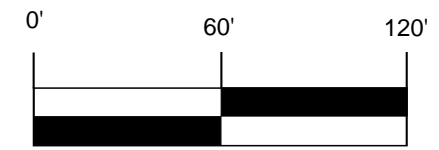
CONCRETE PAVING
FINAL STABILIZATION

ASPHALT PAVING
FINAL STABILIZATION



#	REVISION ITEM	DATE

PAVILION CONSTRUCTION, LLC
MESA DEL SOL BY WOODBURY
FINAL STABILIZATION



- SWPPP
- Stormwater
- Erosion Control
- Reclamation
- Seeding

DESIGNED BY:
K. FETTER, P.E.
DRAWN BY:
O. CHAVEZ

SHEET:
15

SHEET KEYED NOTES

1. CLEAR SIGHT TRIANGLE

PLANT LEGEND

SYMBOL COMMON NAME

TREES

- ESCARPMENT LIVE OAK
- FRONTIER ELM
- WESTERN REDBUD

EVERGREEN TREES

- BLUE SPRUCE
- SKYROCKET JUNIPER

STREET TREES

- CHINESE PISTACHE
- PURPLE ROBE LOCUST

SHRUBS

- BAYLEY'S RED TWIG DOGWOOD
- CALIFORNIA FUCHSIA
- GRO-LOW FRAGRANT SUMAC
- MUNSTEAD ENGLISH LAVENDER
- TURPENTINE BUSH

DESERT ACCENTS

- BANANA YUCCA
- BEARGRASS
- BLUE SOTOL
- BRAKELIGHTS YUCCA
- BRIGHT EDGE YUCCA
- OCOTILLO
- TEXAS SOTOL

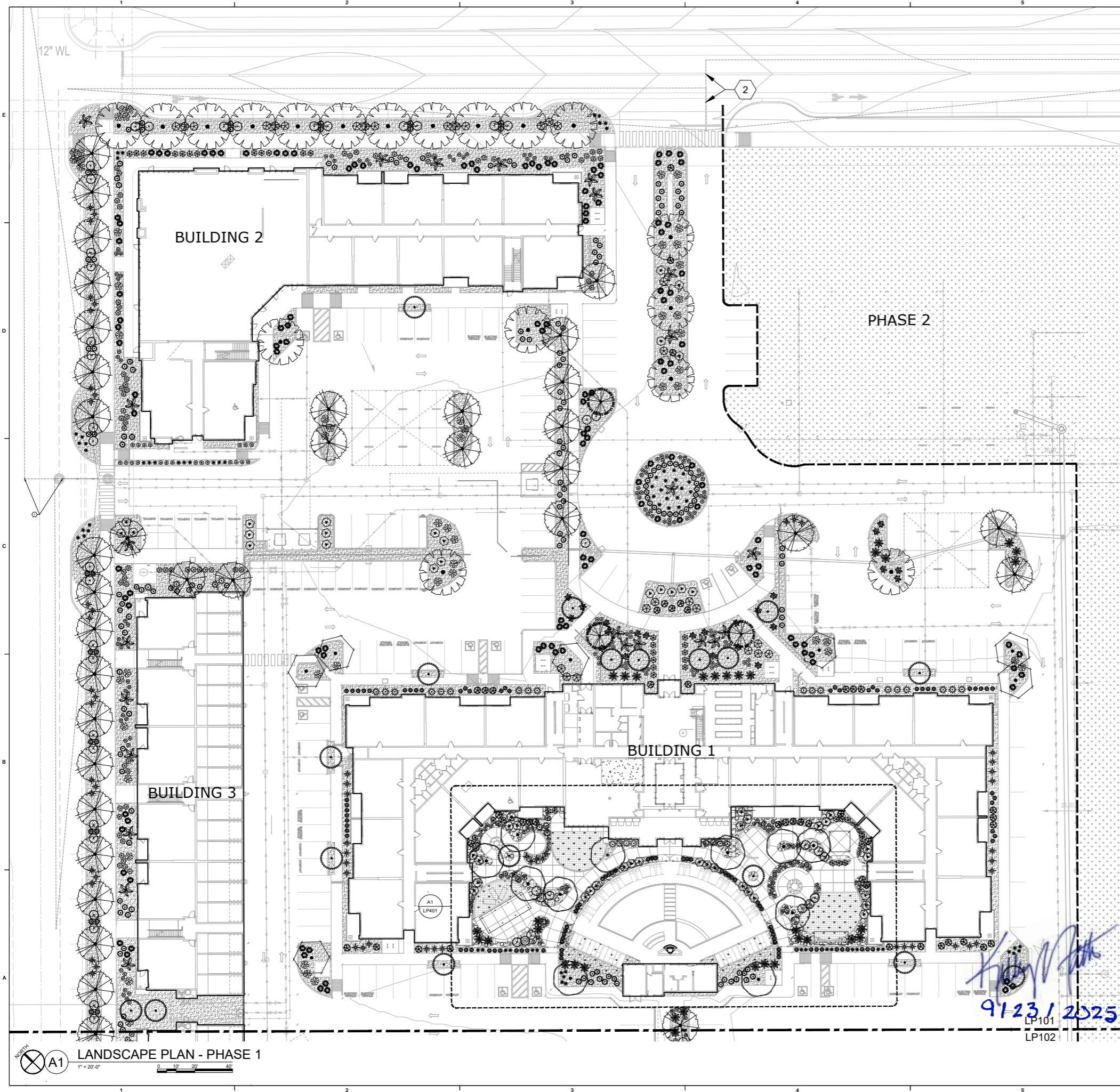
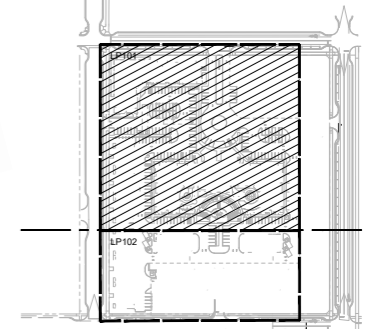
GRASSES

- BLUE FESCUE
- DEER GRASS
- FEATHER REED GRASS
- FOUNTAIN GRASS
- KARLEY ROSE FOUNTAIN GRASS
- SHENANDOAH SWITCH GRASS

LEGEND

- ARTIFICIAL TURF. SEE ARCHITECTURAL SITE PLAN
- UNIRRIGATED SEED MIX. SEE D1/LP501 AND SPECIFICATIONS
- 1'-2" Ø ROCK MULCH OVER FILTER FABRIC, 3" DEPTH. COLOR: BUILDINGLOGY BROWN
- PROPERTY LINE
- LIMIT OF WORK

KEYPLAN



MESA DEL SOL-TRACT A
PHASE 1
 (Tract A) UNIVERSITY BLVD.
 SE ALBUQUERQUE, NM 87106

80% HUD
SUBMITTAL
BID SET

- REVISIONS
- △
 - △
 - △
 - △
 - △
 - △
 - △

DRAWN BY CS/DL
 REVIEWED BY CM
 DATE 01/27/2025
 PROJECT NO 22-0148.002

DRAWING NAME
LANDSCAPE PLAN
PHASE 1

SHEET NO
LP101

LANDSCAPE PLAN - PHASE 1
 1" = 20'-0"
 0 10' 20' 40'




SHEET KEYED NOTES

1. CLEAR SIGHT TRIANGLE

PLANT LEGEND

SYMBOL COMMON NAME

TREES

-  ESCARPMENT LIVE OAK
-  FRONTIER ELM
-  WESTERN REDBUD

EVERGREEN TREES

-  BLUE SPRUCE
-  SKYROCKET JUNIPER

STREET TREES

-  CHINESE PISTACHE
-  PURPLE ROBE LOCUST

SHRUBS

-  BAYLEY'S RED TWIG DOGWOOD
-  CALIFORNIA FUCHSIA
-  GRO-LOW FRAGRANT SUMAC
-  MUNSTEAD ENGLISH LAVENDER
-  TURPENTINE BUSH






DESERT ACCENTS

-  BANANA YUCCA
-  BEARGRASS
-  BLUE SOTOL
-  BRAKELIGHTS YUCCA
-  BRIGHT EDGE YUCCA
-  OCOTILLO
-  TEXAS SOTOL

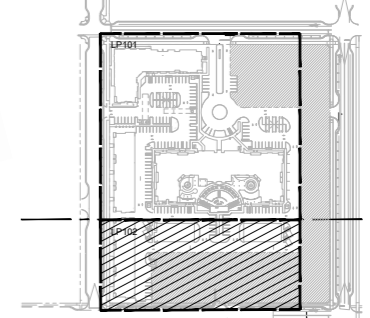
GRASSES

-  BLUE FESCUE
-  DEER GRASS
-  FEATHER REED GRASS
-  FOUNTAIN GRASS
-  KARLEY ROSE FOUNTAIN GRASS
-  SHENANDOAH SWITCH GRASS

LEGEND

-  ARTIFICIAL TURF. SEE ARCHITECTURAL SITE PLAN
-  UNIRRIGATED SEED MIX. SEE D1/LP501 AND SPECIFICATIONS
-  1"-2" Ø ROCK MULCH OVER FILTER FABRIC. 3" DEPTH. COLOR: BUILDING BROWN
-  PROPERTY LINE
-  LIMIT OF WORK

KEYPLAN



MESA DEL SOL-TRACT A
 PHASE 1
 (Tract A) UNIVERSITY BLVD.
 SE ALBUQUERQUE, NM 87106

80% HUD
SUBMITTAL
BID SET

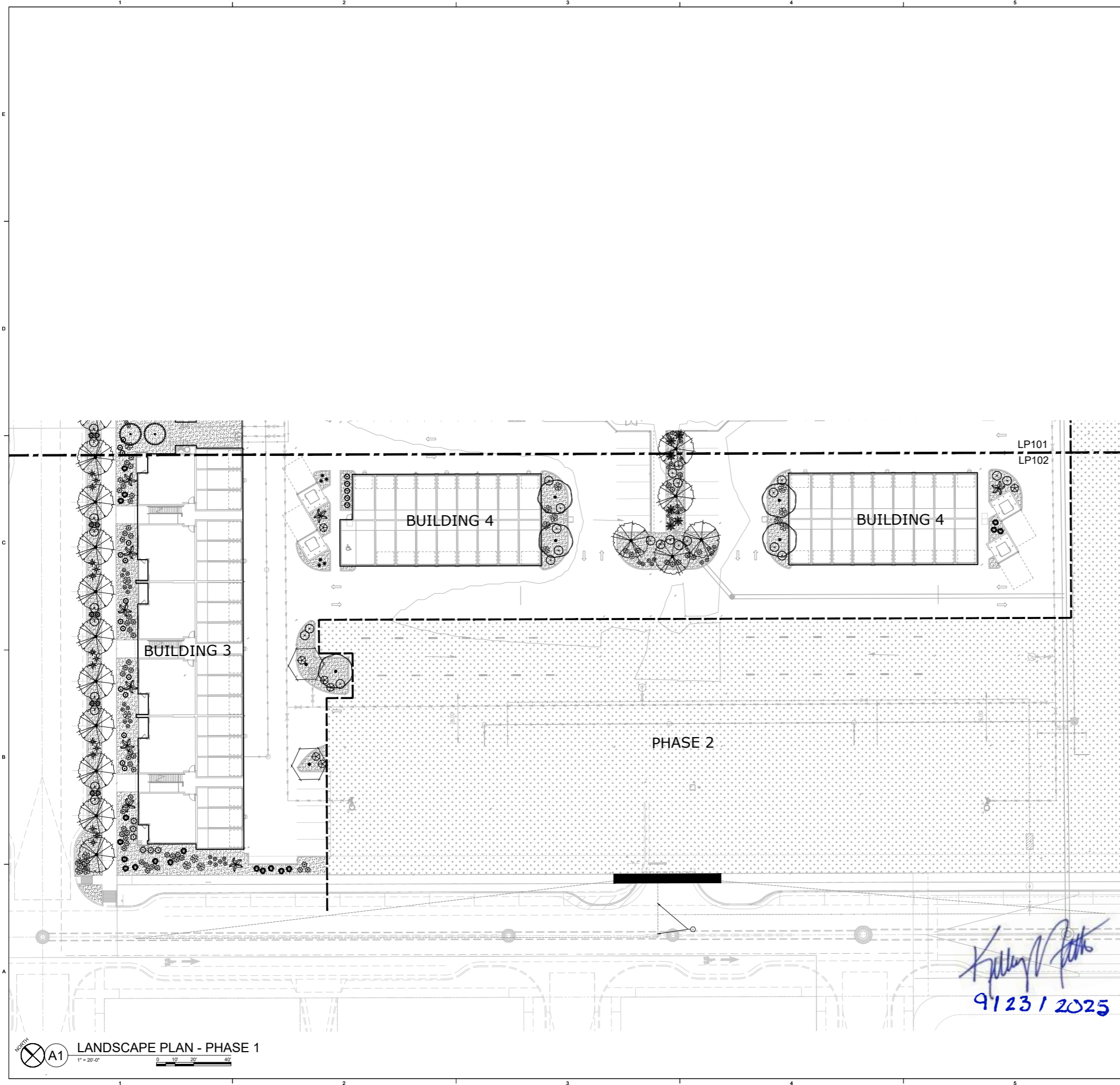
REVISIONS

- △
- △
- △
- △
- △
- △
- △

DRAWN BY	CS/DL
REVIEWED BY	CM
DATE	01/27/2025
PROJECT NO	22-0148.002

DRAWING NAME
LANDSCAPE PLAN
PHASE 1

SHEET NO
LP102



LANDSCAPE PLAN - PHASE 1
 1" = 20'-0"
 0 10' 20' 40'

Kellen P...
 9/23/2025