

CONTRIBUTING ZONE PLAN MODIFICATION

**LENOX HILL
14661 RONALD W REAGAN BLVD
LEANDER, WILLIAMSON COUNTY, TEXAS**

Prepared For:

BRIDGE TOWER HOMES, LLC

5430 LBJ Freeway #1050
Dallas, TX 75240
(469) 936-1695

Prepared By:

KIMLEY-HORN AND ASSOCIATES, INC.

10814 Jollyville Rd. Bldg. 4 Ste. 200
Austin, TX 78759
(512) 410-7737

Firm No. 928
KHA Project No. 06293601

June 2023



Modification of a Previously Approved Contributing Zone Plan Checklist

- **Edwards Aquifer Application Cover Page (TCEQ-20705)**
- **Modification of a Previously Approved Contributing Zone Plan Form (TCEQ-10259)**
 - Attachment A - Original Approval Letter and Approved Modification Letters
 - Attachment B - Narrative of Proposed Modification
 - Attachment C - Current site plan of the approved project
- **Contributing Zone Plan Application (TCEQ-10257)**
- **Storm Water Pollution Prevention Plan (SWPPP)**
- OR–
- **Temporary Stormwater Section (TCEQ-0602)**
- **Copy of Notice of Intent (NOI)**
- **Agent Authorization Form (TCEQ-0599), if application submitted by agent**
- **Application Fee Form (TCEQ-0574)**
- **Check Payable to the “Texas Commission on Environmental Quality”**
- **Core Data Form (TCEQ-10400)**

Texas Commission on Environmental Quality

Edwards Aquifer Application Cover Page

Our Review of Your Application

The Edwards Aquifer Program staff conducts an administrative and technical review of all applications. The turnaround time for administrative review can be up to 30 days as outlined in 30 TAC 213.4(e). Generally administrative completeness is determined during the intake meeting or within a few days of receipt. The turnaround time for technical review of an administratively complete Edwards Aquifer application is 90 days as outlined in 30 TAC 213.4(e). Please know that the review and approval time is directly impacted by the quality and completeness of the initial application that is received. In order to conduct a timely review, it is imperative that the information provided in an Edwards Aquifer application include final plans, be accurate, complete, and in compliance with [30 TAC 213](#).

Administrative Review

1. [Edwards Aquifer applications](#) must be deemed administratively complete before a technical review can begin. To be considered administratively complete, the application must contain completed forms and attachments, provide the requested information, and meet all the site plan requirements. The submitted application and plan sheets should be final plans. Please submit one full-size set of plan sheets with the original application, and half-size sets with the additional copies.

To ensure that all applicable documents are included in the application, the program has developed tools to guide you and web pages to provide all forms, checklists, and guidance. Please visit the below website for assistance: <http://www.tceq.texas.gov/field/eapp>.

2. This Edwards Aquifer Application Cover Page form (certified by the applicant or agent) must be included in the application and brought to the administrative review meeting.
3. Administrative reviews are scheduled with program staff who will conduct the review. Applicants or their authorized agent should call the appropriate regional office, according to the county in which the project is located, to schedule a review. The average meeting time is one hour.
4. In the meeting, the application is examined for administrative completeness. Deficiencies will be noted by staff and emailed or faxed to the applicant and authorized agent at the end of the meeting, or shortly after. Administrative deficiencies will cause the application to be deemed incomplete and returned.

An appointment should be made to resubmit the application. The application is re-examined to ensure all deficiencies are resolved. The application will only be deemed administratively complete when all administrative deficiencies are addressed.

5. If an application is received by mail, courier service, or otherwise submitted without a review meeting, the administrative review will be conducted within 30 days. The applicant and agent will be contacted with the results of the administrative review. If the application is found to be administratively incomplete, it can be retrieved from the regional office or returned by regular mail. If returned by mail, the regional office may require arrangements for return shipping.
6. If the geologic assessment was completed before October 1, 2004 and the site contains “possibly sensitive” features, the assessment must be updated in accordance with the *Instructions to Geologists* (TCEQ-0585 Instructions).

Technical Review

1. When an application is deemed administratively complete, the technical review period begins. The regional office will distribute copies of the application to the identified affected city, county, and groundwater conservation district whose jurisdiction includes the subject site. These entities and the public have 30 days to provide comments on the application to the regional office. All comments received are reviewed by TCEQ.
2. A site assessment is usually conducted as part of the technical review, to evaluate the geologic assessment and observe existing site conditions. The site must be accessible to our staff. The site boundaries should be

clearly marked, features identified in the geologic assessment should be flagged, roadways marked and the alignment of the Sewage Collection System and manholes should be staked at the time the application is submitted. If the site is not marked the application may be returned.

3. We evaluate the application for technical completeness and contact the applicant and agent via Notice of Deficiency (NOD) to request additional information and identify technical deficiencies. There are two deficiency response periods available to the applicant. There are 14 days to resolve deficiencies noted in the first NOD. If a second NOD is issued, there is an additional 14 days to resolve deficiencies. If the response to the second notice is not received, is incomplete or inadequate, or provides new information that is incomplete or inadequate, the application must be withdrawn or will be denied. Please note that because the technical review is underway, whether the application is withdrawn or denied **the application fee will be forfeited.**
4. The program has 90 calendar days to complete the technical review of the application. If the application is technically adequate, such that it complies with the Edwards Aquifer rules, and is protective of the Edwards Aquifer during and after construction, an approval letter will be issued. Construction or other regulated activity may not begin until an approval is issued.

Mid-Review Modifications

It is important to have final site plans prior to beginning the permitting process with TCEQ to avoid delays.

Occasionally, circumstances arise where you may have significant design and/or site plan changes after your Edwards Aquifer application has been deemed administratively complete by TCEQ. This is considered a “Mid-Review Modification”. Mid-Review Modifications may require redistribution of an application that includes the proposed modifications for public comment.

If you are proposing a Mid-Review Modification, two options are available:

- If the technical review has begun your application can be denied/withdrawn, your fees will be forfeited, and the plan will have to be resubmitted.
- TCEQ can continue the technical review of the application as it was submitted, and a modification application can be submitted at a later time.

If the application is denied/withdrawn, the resubmitted application will be subject to the administrative and technical review processes and will be treated as a new application. The application will be redistributed to the affected jurisdictions.

Please contact the regional office if you have questions. If your project is located in Williamson, Travis, or Hays County, contact TCEQ’s Austin Regional Office at 512-339-2929. If your project is in Comal, Bexar, Medina, Uvalde, or Kinney County, contact TCEQ’s San Antonio Regional Office at 210-490-3096

Please fill out all required fields below and submit with your application.

1. Regulated Entity Name: Lenox Hill Townhomes					2. Regulated Entity No.: RN111398608				
3. Customer Name: Bridge Tower Homes, LLC					4. Customer No.: CN605729698				
5. Project Type: (Please circle/check one)	New	Modification X			Extension	Exception			
6. Plan Type: (Please circle/check one)	WPAP	CZP	SCS	UST	AST	EXP	EXT	Technical Clarification	Optional Enhanced Measures
7. Land Use: (Please circle/check one)	Residential		Non-residential			8. Site (acres):		16.422	
9. Application Fee:	4,000		10. Permanent BMP(s):				-Jellyfish treatment filter (2) -Batch Detention Pond		
11. SCS (Linear Ft.):	0		12. AST/UST (No. Tanks):				0		
13. County:	Williamson		14. Watershed:				Turkey Creek		

Application Distribution

Instructions: Use the table below to determine the number of applications required. One original and one copy of the application, plus additional copies (as needed) for each affected incorporated city, county, and groundwater conservation district are required. Linear projects or large projects, which cross into multiple jurisdictions, can require additional copies. Refer to the “Texas Groundwater Conservation Districts within the EAPP Boundaries” map found at:

http://www.tceq.texas.gov/assets/public/compliance/field_ops/eapp/EAPP%20GWCD%20map.pdf

For more detailed boundaries, please contact the conservation district directly.

Austin Region			
County:	Hays	Travis	Williamson
Original (1 req.)	—	—	—
Region (1 req.)	—	—	—
County(ies)	—	—	—
Groundwater Conservation District(s)	<input type="checkbox"/> Edwards Aquifer Authority <input type="checkbox"/> Barton Springs/ Edwards Aquifer <input type="checkbox"/> Hays Trinity <input type="checkbox"/> Plum Creek	<input type="checkbox"/> Barton Springs/ Edwards Aquifer	NA
City(ies) Jurisdiction	<input type="checkbox"/> Austin <input type="checkbox"/> Buda <input type="checkbox"/> Dripping Springs <input type="checkbox"/> Kyle <input type="checkbox"/> Mountain City <input type="checkbox"/> San Marcos <input type="checkbox"/> Wimberley <input type="checkbox"/> Woodcreek	<input type="checkbox"/> Austin <input type="checkbox"/> Bee Cave <input type="checkbox"/> Pflugerville <input type="checkbox"/> Rollingwood <input type="checkbox"/> Round Rock <input type="checkbox"/> Sunset Valley <input type="checkbox"/> West Lake Hills	<input type="checkbox"/> Austin <input type="checkbox"/> Cedar Park <input type="checkbox"/> Florence <input type="checkbox"/> Georgetown <input type="checkbox"/> Jerrell <input checked="" type="checkbox"/> Leander <input type="checkbox"/> Liberty Hill <input type="checkbox"/> Pflugerville <input type="checkbox"/> Round Rock

San Antonio Region					
County:	Bexar	Comal	Kinney	Medina	Uvalde
Original (1 req.)	—	—	—	—	—
Region (1 req.)	—	—	—	—	—
County(ies)	—	—	—	—	—
Groundwater Conservation District(s)	<input type="checkbox"/> Edwards Aquifer Authority <input type="checkbox"/> Trinity-Glen Rose	<input type="checkbox"/> Edwards Aquifer Authority	<input type="checkbox"/> Kinney	<input type="checkbox"/> EAA Medina	<input type="checkbox"/> EAA Uvalde
City(ies) Jurisdiction	<input type="checkbox"/> Castle Hills <input type="checkbox"/> Fair Oaks Ranch <input type="checkbox"/> Helotes <input type="checkbox"/> Hill Country Village <input type="checkbox"/> Hollywood Park <input type="checkbox"/> San Antonio (SAWS) <input type="checkbox"/> Shavano Park	<input type="checkbox"/> Bulverde <input type="checkbox"/> Fair Oaks Ranch <input type="checkbox"/> Garden Ridge <input type="checkbox"/> New Braunfels <input type="checkbox"/> Schertz	NA	<input type="checkbox"/> San Antonio ETJ (SAWS)	NA

I certify that to the best of my knowledge, that the application is complete and accurate. This application is hereby submitted to TCEQ for administrative review and technical review.	
Sarah J. Mays, P.E.	
Print Name of Customer/Authorized Agent	6/5/2023
<i>sarah mays</i>	
Signature of Customer/Authorized Agent	Date

FOR TCEQ INTERNAL USE ONLY			
Date(s) Reviewed:		Date Administratively Complete:	
Received From:		Correct Number of Copies:	
Received By:		Distribution Date:	
EAPP File Number:		Complex:	
Admin. Review(s) (No.):		No. AR Rounds:	
Delinquent Fees (Y/N):		Review Time Spent:	
Lat./Long. Verified:		SOS Customer Verification:	
Agent Authorization Complete/Notarized (Y/N):		Fee Check:	Payable to TCEQ (Y/N):
Core Data Form Complete (Y/N):			Signed (Y/N):
Core Data Form Incomplete Nos.:			Less than 90 days old (Y/N):

Modification of a Previously Approved Contributing Zone Plan

Texas Commission on Environmental Quality

for Regulated Activities on the Edwards Aquifer Recharge Zone and Transition Zone and Relating to 30 TAC 213.4(j), Effective June 1, 1999

To ensure that the application is administratively complete, confirm that all fields in the form are complete, verify that all requested information is provided, consistently reference the same site and contact person in all forms in the application, and ensure forms are signed by the appropriate party.

Note: Including all the information requested in the form and attachments contributes to more streamlined technical reviews.

Signature

To the best of my knowledge, the responses to this form accurately reflect all information requested concerning the proposed regulated activities and methods to protect the Edwards Aquifer. This **Modification of a Previously Approved Contributing Zone Plan** is hereby submitted for TCEQ review and executive director approval. The request was prepared by:

Print Name of Customer/Agent: Sarah J. Mays, P.E.

Date: 6/5/2023

Signature of Customer/Agent:

sarah mays

Project Information

1. Current Regulated Entity Name: Lenox Hill Townhomes
Original Regulated Entity Name: Lenox Hill Townhomes
Assigned Regulated Entity Number(s) (RN): 111398608
Edwards Aquifer Protection Program ID Number(s): 11002857
 The applicant has not changed and the Customer Number (CN) is: CN605729698
 The applicant or Regulated Entity has changed. A new Core Data Form has been provided.
2. **Attachment A: Original Approval Letter and Approved Modification Letters.** A copy of the original approval letter and copies of any modification approval letters are attached.
3. A modification of a previously approved plan is requested for (check all that apply):

- Any physical or operational modification of any best management practices or structure(s), including but not limited to temporary or permanent ponds, dams, berms, silt fences, and diversionary structures;
- Any change in the nature or character of the regulated activity from that which was originally approved;
- A change that would significantly impact the ability to prevent pollution of the Edwards Aquifer and hydrologically connected surface water; or
- Any development of land previously identified in a contributing zone plan as undeveloped.

4. Summary of Proposed Modifications (select plan type being modified). If the approved plan has been modified more than once, copy the appropriate table below, as necessary, and complete the information for each additional modification.

<i>CZP Modification</i>	<i>Approved Project</i>	<i>Proposed Modification</i>
<i>Summary</i>		
Acres	<u>16.422</u>	<u>16.422</u>
Type of Development	<u>Residential - Townhomes</u>	<u>Residential - Townhomes</u>
Number of Residential Lots	<u>1</u>	<u>1</u>
Impervious Cover (acres)	<u>5.20</u>	<u>5.43</u>
Impervious Cover (%)	<u>32</u>	<u>33</u>
Permanent BMPs	<u>Jellyfish Filter (1),</u>	<u>Jellyfish Filter (2), Batch</u>
Other	<u>Batch Detention Pond</u>	<u>Detention Pond</u>
	<u>LUES: 73</u>	<u>LUES: 92</u>

<i>AST Modification</i>	<i>Approved Project</i>	<i>Proposed Modification</i>
<i>Summary</i>		
Number of ASTs	<u>X</u>	<u>X</u>
Other	<u>X</u>	<u>X</u>

<i>UST Modification</i>	<i>Approved Project</i>	<i>Proposed Modification</i>
<i>Summary</i>		
Number of USTs	<u>X</u>	<u>X</u>
Other	<u>X</u>	<u>X</u>

5. **Attachment B: Narrative of Proposed Modification.** A detailed narrative description of the nature of the proposed modification is attached. It discusses what was approved, including previous modifications, and how this proposed modification will change the approved plan.
6. **Attachment C: Current Site Plan of the Approved Project.** A current site plan showing the existing site development (i.e., current site layout) at the time this application for modification is attached. A site plan detailing the changes proposed in the submitted modification is required elsewhere.
 - The approved construction has not commenced. The original approval letter and any subsequent modification approval letters are included as Attachment A to document that the approval has not expired.
 - The approved construction has commenced and has been completed. Attachment C illustrates that the site was constructed as approved.
 - The approved construction has commenced and has been completed. Attachment C illustrates that the site was **not** constructed as approved.
 - The approved construction has commenced and has **not** been completed. Attachment C illustrates that, thus far, the site was constructed as approved.
 - The approved construction has commenced and has **not** been completed. Attachment C illustrates that, thus far, the site was **not** constructed as approved.
7. Acreage has not been added to or removed from the approved plan.
 - Acreage has been added to or removed from the approved plan and is discussed in *Attachment B: Narrative of Proposed Modification*.
8. Submit one (1) original and one (1) copy of the application, plus additional copies as needed for each affected incorporated city, groundwater conservation district, and county in which the project will be located. The TCEQ will distribute the additional copies to these jurisdictions. The copies must be submitted to the appropriate regional office.

MODIFICATION OF A PREVIOUSLY APPROVED CONTRIBUTING ZONE PLAN

Attachment A – Original TCEQ approval letter

ATTACHMENT A – ORIGINAL TCEQ APPROVAL LETTER

Jon Niermann, *Chairman*
Emily Lindley, *Commissioner*
Bobby Janecka, *Commissioner*
Toby Baker, *Executive Director*



TEXAS COMMISSION ON ENVIRONMENTAL QUALITY

Protecting Texas by Reducing and Preventing Pollution

April 26, 2022

Mr. Adam Green
Bridge Tower Homes, LLC
12801 N. Central Expressway, Suite 1675
Dallas, Texas 75243

Re: Edwards Aquifer, Williamson County

NAME OF PROJECT: Lenox Hill Townhomes; Located at 14881 Ronald Reagan Blvd.; Leander, TX

TYPE OF PLAN: Request for Approval of a Contributing Zone Plan (CZP); 30 Texas
Administrative Code (TAC) Chapter 213 Edwards Aquifer

Edwards Aquifer Protection Program ID No. 11002857; Regulated Entity No. RN111398608

Dear Mr. Green:

The Texas Commission on Environmental Quality (TCEQ) has completed its review of the request for approval of a Contributing Zone Plan Application for the above-referenced project submitted to the Austin Regional Office by Kimley-Horn and Associates, Inc. on behalf of Bridge Tower Homes, LLC on December 28, 2021. Final review of the CZP application was completed after additional materials were received on April 6, 2022, and April 22, 2022. As presented to the TCEQ, the Temporary and Permanent Best Management Practices (BMPs) and construction plans were prepared by a Texas Licensed Professional Engineer to be in general compliance with the requirements of 30 TAC Chapter 213. These planning materials were sealed, signed, and dated by a Texas Licensed Professional Engineer. Therefore, based on the engineer's concurrence of compliance, the planning materials for construction of the proposed project and pollution abatement measures are hereby approved subject to applicable state rules and the conditions in this letter. The applicant or a person affected may file with the chief clerk a motion for reconsideration of the executive director's final action on this Edwards Aquifer Protection Plan. *A motion for reconsideration must be filed no later than 23 days after the date of this approval letter. This approval expires two (2) years from the date of this letter unless, prior to the expiration date, more than 10 percent of the construction has commenced on the project or an extension of time has been requested.*

PROJECT DESCRIPTION

The proposed residential project will have a site area of approximately 16.42 acres. It will include the construction of a detached townhome development. The total impervious cover of the site will be approximately 5.20 acres (31.6%). Project wastewater will be disposed of by conveyance to the existing City of Leander Wastewater Treatment Plant.

PERMANENT POLLUTION ABATEMENT MEASURES

To prevent the pollution of stormwater runoff originating on-site or upgradient of the site and potentially flowing across and off the site after construction, a batch detention basin, and a Jellyfish JFPD0808-15-3, designed using the TCEQ technical guidance document, Complying with the Edwards Aquifer Rules: Technical Guidance on Best Management Practices (2005), will be constructed to treat stormwater runoff. The required total suspended solids (TSS) treatment for this project is 4,526 pounds of TSS generated from the 5.20 acres of impervious cover (IC). The approved measures meet the required 80 percent removal of the increased load in TSS caused by the project.

SPECIAL CONDITIONS

- I. All sediment and/or media removed from the permanent pollution abatement measures during maintenance activities shall be properly disposed of according to 30 TAC 330 or 30 TAC 335, as applicable.
- II. All permanent pollution abatement measures shall be operational prior to occupancy of the facility.

STANDARD CONDITIONS

1. Pursuant to Chapter 7 Subchapter C of the Texas Water Code, any violations of the requirements in 30 TAC Chapter 213 may result in administrative penalties.
2. The holder of the approved Edwards Aquifer protection plan must comply with all provisions of 30 TAC Chapter 213 and all best management practices and measures contained in the approved plan. Additional and separate approvals, permits, registrations and/or authorizations from other TCEQ Programs (i.e., Stormwater, Water Rights, UIC) can be required depending on the specifics of the plan.
3. In addition to the rules of the Commission, the applicant may also be required to comply with state and local ordinances and regulations providing for the protection of water quality.

Prior to Commencement of Construction

4. All contractors conducting regulated activities at the referenced project location shall be provided a copy of this notice of approval. At least one complete copy of the approved CZP and this notice of approval shall be maintained at the project location until all regulated activities are completed.
5. Modification to the activities described in the referenced CZP application following the date of approval may require the submittal of a plan to modify this approval, including the payment of appropriate fees and all information necessary for its review and approval prior to initiating construction of the modifications.
6. The applicant must provide written notification of intent to commence construction, replacement, or rehabilitation of the referenced project. Notification must be submitted to the Austin Regional Office no later than 48 hours prior to commencement of the regulated activity. Written notification must include the date on which the regulated activity will commence, the name of the approved plan and program ID number for the regulated activity, and the name of the prime contractor with the name and telephone number of the contact person. The executive director will use the notification to determine if the approved plan is eligible for an extension.
7. Temporary erosion and sedimentation (E&S) controls, i.e., silt fences, rock berms, stabilized construction entrances, or other controls described in the approved CZP, must be installed prior to construction, and maintained during construction. Temporary E&S controls may be

removed when vegetation is established, and the construction area is stabilized. The TCEQ may monitor stormwater discharges from the site to evaluate the adequacy of temporary E&S control measures. Additional controls may be necessary if excessive solids are being discharged from the site.

During Construction

8. During the course of regulated activities related to this project, the applicant or agent shall comply with all applicable provisions of 30 TAC Chapter 213, Edwards Aquifer. The applicant shall remain responsible for the provisions and conditions of this approval until such responsibility is legally transferred to another person or entity.
9. This approval does not authorize the installation of temporary aboveground storage tanks on this project. If the contractor desires to install a temporary aboveground storage tank for use during construction, an application to modify this approval must be submitted and approved prior to installation. The application must include information related to tank location and spill containment. Refer to Standard Condition No. 5, above.
10. If sediment escapes the construction site, the sediment must be removed at a frequency sufficient to minimize offsite impacts to water quality (e.g., fugitive sediment in street being washed into surface streams or sensitive features by the next rain). Sediment must be removed from sediment traps or sedimentation ponds not later than when design capacity has been reduced by 50 percent. Litter, construction debris, and construction chemicals shall be prevented from becoming stormwater discharge pollutants.
11. Discharges of sediment laden water are not allowed. If dewatering becomes necessary, the discharge will be filtered through appropriately selected best management practices. These may include vegetated filter strips, sediment traps, rock berms, silt fence rings, etc.
12. The following records shall be maintained and made available to the executive director upon request: the dates when major grading activities occur, the dates when construction activities temporarily or permanently cease on a portion of the site, and the dates when stabilization measures are initiated.
13. Stabilization measures shall be initiated as soon as practicable in portions of the site where construction activities have temporarily or permanently ceased, and construction activities will not resume within 21 days. When the initiation of stabilization measures by the 14th day is precluded by weather conditions, stabilization measures shall be initiated as soon as practicable.

After Completion of Construction

14. Owners of permanent BMPs and measures must ensure that the BMPs and measures are constructed and function as designed. A Texas Licensed Professional Engineer must certify in writing that the permanent BMPs or measures were constructed as designed. The certification letter must be submitted to the Austin Regional Office within 30 days of site completion.
15. The applicant shall be responsible for maintaining the permanent BMPs after construction until such time as the maintenance obligation is either assumed in writing by another entity having ownership or control of the property (such as without limitation, an owner's association, a new property owner or lessee, a district, or municipality) or the ownership of the property is transferred to the entity. Such entity shall then be responsible for maintenance until another entity assumes such obligations in writing or ownership is transferred. A copy of the transfer of responsibility must be filed with the executive director through the Austin Regional Office within 30 days of the transfer. A copy of the transfer form (TCEQ-10263) is enclosed.
16. Upon legal transfer of this property, the new owner(s) is required to comply with all terms of the approved Edwards Aquifer protection plan. If the new owner intends to commence any new regulated activity on the site, a new Edwards Aquifer protection plan that specifically addresses the new activity must be submitted to the executive director.

Mr. Adam Green
Page 4
April 26, 2022

Approval of the plan for the new regulated activity by the executive director is required prior to commencement of the new regulated activity.

17. A CZP approval or extension will expire, and no extension will be granted if more than 50 percent of the total construction has not been completed within ten years from the initial approval of a plan. A new plan must be submitted to the Austin Regional Office with the appropriate fees for review and approval by the executive director prior to commencing any additional regulated activities.
18. At project locations where construction is initiated and abandoned, or not completed, the site shall be returned to a condition such that the aquifer is protected from potential contamination.

This action is taken under authority delegated by the Executive Director of the Texas Commission on Environmental Quality. If you have any questions or require additional information, please contact Ms. Jade Mendiola, of the Edwards Aquifer Protection Program of the Austin Regional Office at (512) 339-2929.

Sincerely,



Lillian Butler, Section Manager
Edwards Aquifer Protection Program
Texas Commission on Environmental Quality

LIB/jkm

Enclosures: Change in Responsibility for Maintenance on Permanent Best Management Practices and Measures, Form TCEQ-10263

cc: Ms. Sarah Mays, P.E., Kimley-Horn and Associates, Inc.

MODIFICATION OF A PREVIOUSLY APPROVED CONTRIBUTING ZONE PLAN

Attachment B

ATTACHMENT B

PROJECT BACKGROUND

Lenox Hill Townhomes is a 16.42-acre development of attached and detached townhomes. The subject tract is located at 14661 Ronald Reagan Blvd in Leander, TX. It is currently undeveloped and is bifurcated by Block House Creek. Private improvements to the site include drive aisles, water, wastewater, and storm drainage infrastructure. Public improvements include a wastewater extension and asphalt pavement widening to accommodate a right-turn lane. The anticipated site disturbance is 6.69 acres.

The site lies within the Edwards Aquifer Contributing Zone and a portion of the site lies within the 100-year floodplain as defined by the Federal Emergency Management Agency Federal Insurance Rate Map #48491C0470F dated December 20, 2019. The subject site will follow Optional Enhanced Measures (OEM) with all water quality measures designed for compliance with design standards listed in Appendix A within document RG-348.

NARRATIVE OF PREVIOUSLY APPROVED PROJECT

The original Contributing Zone Plan application for the Lenox Hill was approved on April 26, 2022, Edwards Aquifer Protection Program ID No. 11002857. This Contributing Zone Plan approved one (1) batch detention pond, and one (1) Jellyfish (JFPD0808-15-3) to act as water quality BMPs for 16.42 acres of residential development and a proposed impervious cover of 5.20 acres. The approval letter was issued to Bridge Tower Homes, LLC. A copy of the approval letter can be found as **Attachment A**.

NARRATIVE OF PROPOSED PROJECT MODIFICATION

The purpose of this Modified Contributing Zone Plan is to:

- Modify the designs of the previously approved batch detention pond.
- Add an additional Jellyfish (JFPD0808-15-3) treatment filter.
- Update the impervious cover calculations and contributing drainage areas for the overall site and drainage areas.

MODIFICATION OF A PREVIOUSLY APPROVED CONTRIBUTING ZONE PLAN

Attachment B

A summary of the development components is presented below:

Batch Detention - Pond A

Pond A is a batch detention pond located at the center of the site. The pond location, design, outfall and inlet structures have been modified from the previously approved CZP design. In the previous CZP design, there existed two inflow pipes to the batch detention pond and one outflow pipe. The volume of the inflow was derived solely from onsite flow. The updated batch detention water quality pond includes one inflow pipe with flow from both onsite and offsite discharges. The geometry and volume of the pond has changed to reflect increase detained flow volume as well as to avoid environmental buffers on site.

The previously approved version of the pond is summarized in Table 1 and the updated pond information is summarized in Table 2. See the Water Quality and Detention Pond Plan sheets for Pond A calculations and details.

Jellyfish Filter J1

Jellyfish Filter J1 is in the northcentral portion of the site. This filter is the new addition that will treat the impervious cover flow on the western portion of the site before outfalling to Blockhouse Creek. The undeveloped offsite flow will not be treated and will continue to the outfall at Blockhouse Creek. See the Water Quality and Detention Pond Plan sheets for Jellyfish Filters J1 & J2 calculations and details.

Jellyfish Filter J2

Jellyfish Filter J2 is in the southeastern portion of the site. This filter was proposed in the approved CZP and will treat the impervious cover flow on the eastern portion of the site before outfalling to Blockhouse Creek.

MODIFICATION OF A PREVIOUSLY APPROVED CONTRIBUTING ZONE PLAN

Attachment B

Table 1: Water Quality Pond Summary- April 26, 2022 Approved CZP

Water Quality Feature	Drainage Area (Orig. CZP) (Acres)	Impervious Cover (AC)	TCEQ Required TSS Treatment (lbs)	Provided TSS Treatment (lbs)
Batch Detention	5.38	4.17	3,628	4,221
Jellyfish Filter	4.06	1.03	1,671	1,860
Total	9.44	5.20	5,299	6,081

Table 2: Water Quality Pond Summary- Proposed Modified CZP

Water Quality Feature	Drainage Area (AC)	Impervious Cover (AC)	TCEQ Required TSS Treatment (lbs)	Provided TSS Treatment (lbs)
Batch Detention	3.35	2.03	1,767	2,572
Jellyfish Filter – J1	17.95	2.06	2,139	2,139
Jellyfish Filter – J2	2.42	1.34	1,384	1,526
Public Roadway Improvements	.3	.16	0	N/A
Overtreatment Area	.1	.03	0	N/A
Total	24.12	5.62	5,290	6,237

MODIFICATION OF A PREVIOUSLY APPROVED CONTRIBUTING ZONE PLAN

Attachment C – Current site plan

ATTACHMENT C – CURRENT SITE PLAN

Contributing Zone Plan Application

Texas Commission on Environmental Quality

for Regulated Activities on the Contributing Zone to the Edwards Aquifer and Relating to 30 TAC §213.24(1), Effective June 1, 1999

To ensure that the application is administratively complete, confirm that all fields in the form are complete, verify that all requested information is provided, consistently reference the same site and contact person in all forms in the application, and ensure forms are signed by the appropriate party.

Note: Including all the information requested in the form and attachments contributes to more streamlined technical reviews.

Signature

To the best of my knowledge, the responses to this form accurately reflect all information requested concerning the proposed regulated activities and methods to protect the Edwards Aquifer. This **Contributing Zone Plan Application** is hereby submitted for TCEQ review and Executive Director approval. The application was prepared by:

Print Name of Customer/Agent: Sarah J. Mays, P.E.

Date: 6/5/2023

Signature of Customer/Agent:



Regulated Entity Name: Lenox Hill

Project Information

1. County: Williamson
2. Stream Basin: Brazos
3. Groundwater Conservation District (if applicable): N/A
4. Customer (Applicant):

Contact Person: Shaivali Desai

Entity: Bridge Tower Homes, LLC

Mailing Address: 5430 LBJ Fwy. #1050

City, State: Dallas, TX

Telephone: 469-903-2246

Zip: 75240

Fax: _____

Email Address: Sdesai@Bridgetowerhome.com

5. Agent/Representative (If any):

Contact Person: Sarah J. Mays, P.E.

Entity: Kimley-Horn

Mailing Address: 10814 Jollyville Road, Avallon IV, Suite 200

City, State: Austin, TX

Zip: 78759

Telephone: 512-649-8745

Fax: _____

Email Address: Sarah.Mays@Kimley-Horn.com

6. Project Location:

- The project site is located inside the city limits of Leander.
- The project site is located outside the city limits but inside the ETJ (extra-territorial jurisdiction) of _____.
- The project site is not located within any city's limits or ETJ.

7. The location of the project site is described below. Sufficient detail and clarity has been provided so that the TCEQ's Regional staff can easily locate the project and site boundaries for a field investigation.

The subject property is located in between Ronald Reagan Blvd. and 183A within Blockhouse creek. The location can be seen in the Road Map and the USGS Quadrangle Map; attachments A and B respectively.

8. **Attachment A - Road Map.** A road map showing directions to and the location of the project site is attached. The map clearly shows the boundary of the project site.

9. **Attachment B - USGS Quadrangle Map.** A copy of the official 7 ½ minute USGS Quadrangle Map (Scale: 1" = 2000') is attached. The map(s) clearly show:

- Project site boundaries.
- USGS Quadrangle Name(s).

10. **Attachment C - Project Narrative.** A detailed narrative description of the proposed project is attached. The project description is consistent throughout the application and contains, at a minimum, the following details:

- Area of the site
- Offsite areas
- Impervious cover
- Permanent BMP(s)
- Proposed site use
- Site history
- Previous development
- Area(s) to be demolished

11. Existing project site conditions are noted below:

- Existing commercial site
- Existing industrial site
- Existing residential site
- Existing paved and/or unpaved roads
- Undeveloped (Cleared)
- Undeveloped (Undisturbed/Not cleared)
- Other: _____

12. The type of project is:

- Residential: # of Lots: _____
- Residential: # of Living Unit Equivalents: 92
- Commercial
- Industrial
- Other: _____

13. Total project area (size of site): 16.422 Acres

Total disturbed area: 10.54 Acres

14. Estimated projected population: 322

15. The amount and type of impervious cover expected after construction is complete is shown below:

Table 1 - Impervious Cover

<i>Impervious Cover of Proposed Project</i>	<i>Sq. Ft.</i>	<i>Sq. Ft./Acre</i>	<i>Acres</i>
Structures/Rooftops	156,816	÷ 43,560 =	3.6
Parking	0	÷ 43,560 =	0
Other paved surfaces	87,555	÷ 43,560 =	2.01
Total Impervious Cover	244,807	÷ 43,560 =	5.62

Total Impervious Cover $\frac{5.62}{16.42} \times 100 = 34\%$ Impervious Cover

16. **Attachment D - Factors Affecting Surface Water Quality.** A detailed description of all factors that could affect surface water quality is attached. If applicable, this includes the location and description of any discharge associated with industrial activity other than construction.
17. Only inert materials as defined by 30 TAC 330.2 will be used as fill material.

For Road Projects Only

Complete questions 18 - 23 if this application is exclusively for a road project.

N/A

18. Type of project:

- TXDOT road project.
- County road or roads built to county specifications.
- City thoroughfare or roads to be dedicated to a municipality.
- Street or road providing access to private driveways.

19. Type of pavement or road surface to be used:

- Concrete
- Asphaltic concrete pavement
- Other: _____

20. Right of Way (R.O.W.):

Length of R.O.W.: _____ feet.

Width of R.O.W.: _____ feet.

$L \times W = \text{_____ Ft}^2 \div 43,560 \text{ Ft}^2/\text{Acre} = \text{_____ acres.}$

21. Pavement Area:

Length of pavement area: _____ feet.

Width of pavement area: _____ feet.

$L \times W = \text{_____ Ft}^2 \div 43,560 \text{ Ft}^2/\text{Acre} = \text{_____ acres.}$

Pavement area _____ acres \div R.O.W. area _____ acres $\times 100 = \text{_____ \%}$ impervious cover.

22. A rest stop will be included in this project.
 A rest stop will not be included in this project.

23. Maintenance and repair of existing roadways that do not require approval from the TCEQ Executive Director. Modifications to existing roadways such as widening roads/adding shoulders totaling more than one-half (1/2) the width of one (1) existing lane require prior approval from the TCEQ.

Stormwater to be generated by the Proposed Project

24. **Attachment E - Volume and Character of Stormwater.** A detailed description of the volume (quantity) and character (quality) of the stormwater runoff which is expected to occur from the proposed project is attached. The estimates of stormwater runoff quality and quantity are based on area and type of impervious cover. Include the runoff coefficient of the site for both pre-construction and post-construction conditions.

Wastewater to be generated by the Proposed Project

25. Wastewater is to be discharged in the contributing zone. Requirements under 30 TAC §213.6(c) relating to Wastewater Treatment and Disposal Systems have been satisfied.

N/A

26. Wastewater will be disposed of by:

On-Site Sewage Facility (OSSF/Septic Tank):

Attachment F - Suitability Letter from Authorized Agent. An on-site sewage facility will be used to treat and dispose of the wastewater from this site. The appropriate licensing authority's (authorized agent) written approval is attached. It states that the land is suitable for the use of private sewage facilities and will meet or exceed the requirements for on-site sewage facilities as specified under 30 TAC Chapter 285 relating to On-site Sewage Facilities.

Each lot in this project/development is at least one (1) acre (43,560 square feet) in size. The system will be designed by a licensed professional engineer or registered sanitarian and installed by a licensed installer in compliance with 30 TAC Chapter 285.

Sewage Collection System (Sewer Lines):

The sewage collection system will convey the wastewater to the City of Leander (name) Treatment Plant. The treatment facility is:

Existing.

Proposed.

N/A

Permanent Aboveground Storage Tanks(ASTs) ≥ 500 Gallons

Complete questions 27 - 33 if this project includes the installation of AST(s) with volume(s) greater than or equal to 500 gallons.

N/A

27. Tanks and substance stored:

Table 2 - Tanks and Substance Storage

<i>AST Number</i>	<i>Size (Gallons)</i>	<i>Substance to be Stored</i>	<i>Tank Material</i>
1			
2			
3			

<i>AST Number</i>	<i>Size (Gallons)</i>	<i>Substance to be Stored</i>	<i>Tank Material</i>
4			
5			

Total x 1.5 = _____ Gallons

28. The AST will be placed within a containment structure that is sized to capture one and one-half (1 1/2) times the storage capacity of the system. For facilities with more than one tank system, the containment structure is sized to capture one and one-half (1 1/2) times the cumulative storage capacity of all systems.

Attachment G - Alternative Secondary Containment Methods. Alternative methods for providing secondary containment are proposed. Specifications showing equivalent protection for the Edwards Aquifer are attached.

29. Inside dimensions and capacity of containment structure(s):

Table 3 - Secondary Containment

<i>Length (L)(Ft.)</i>	<i>Width(W)(Ft.)</i>	<i>Height (H)(Ft.)</i>	<i>L x W x H = (Ft3)</i>	<i>Gallons</i>

Total: _____ Gallons

30. Piping:

- All piping, hoses, and dispensers will be located inside the containment structure.
- Some of the piping to dispensers or equipment will extend outside the containment structure.
- The piping will be aboveground
- The piping will be underground

31. The containment area must be constructed of and in a material impervious to the substance(s) being stored. The proposed containment structure will be constructed of: _____.

32. **Attachment H - AST Containment Structure Drawings.** A scaled drawing of the containment structure is attached that shows the following:

- Interior dimensions (length, width, depth and wall and floor thickness).
- Internal drainage to a point convenient for the collection of any spillage.
- Tanks clearly labeled
- Piping clearly labeled

- Dispenser clearly labeled
33. Any spills must be directed to a point convenient for collection and recovery. Spills from storage tank facilities must be removed from the controlled drainage area for disposal within 24 hours of the spill.
- In the event of a spill, any spillage will be removed from the containment structure within 24 hours of the spill and disposed of properly.
- In the event of a spill, any spillage will be drained from the containment structure through a drain and valve within 24 hours of the spill and disposed of properly. The drain and valve system are shown in detail on the scaled drawing.

Site Plan Requirements

Items 34 - 46 must be included on the Site Plan.

34. The Site Plan must have a minimum scale of 1" = 400'.
Site Plan Scale: 1" = 100'.
35. 100-year floodplain boundaries:
- Some part(s) of the project site is located within the 100-year floodplain. The floodplain is shown and labeled.
- No part of the project site is located within the 100-year floodplain.
The 100-year floodplain boundaries are based on the following specific (including date of material) sources(s): _____.
36. The layout of the development is shown with existing and finished contours at appropriate, but not greater than ten-foot contour intervals. Lots, recreation centers, buildings, roads, etc. are shown on the site plan.
- The layout of the development is shown with existing contours at appropriate, but not greater than ten-foot contour intervals. Finished topographic contours will not differ from the existing topographic configuration and are not shown. Lots, recreation centers, buildings, roads, etc. are shown on the site plan.
37. A drainage plan showing all paths of drainage from the site to surface streams.
38. The drainage patterns and approximate slopes anticipated after major grading activities.
39. Areas of soil disturbance and areas which will not be disturbed.
40. Locations of major structural and nonstructural controls. These are the temporary and permanent best management practices.
41. Locations where soil stabilization practices are expected to occur.
42. Surface waters (including wetlands).
 N/A

43. Locations where stormwater discharges to surface water.
 There will be no discharges to surface water.
44. Temporary aboveground storage tank facilities.
 Temporary aboveground storage tank facilities will not be located on this site.
45. Permanent aboveground storage tank facilities.
 Permanent aboveground storage tank facilities will not be located on this site.
46. Legal boundaries of the site are shown.

Permanent Best Management Practices (BMPs)

Practices and measures that will be used during and after construction is completed.

47. Permanent BMPs and measures must be implemented to control the discharge of pollution from regulated activities after the completion of construction.
 N/A
48. These practices and measures have been designed, and will be constructed, operated, and maintained to insure that 80% of the incremental increase in the annual mass loading of total suspended solids (TSS) from the site caused by the regulated activity is removed. These quantities have been calculated in accordance with technical guidance prepared or accepted by the executive director.
 The TCEQ Technical Guidance Manual (TGM) was used to design permanent BMPs and measures for this site.
 A technical guidance other than the TCEQ TGM was used to design permanent BMPs and measures for this site. The complete citation for the technical guidance that was used is: _____.
 N/A
49. Owners must insure that permanent BMPs and measures are constructed and function as designed. A Texas Licensed Professional Engineer must certify in writing that the permanent BMPs or measures were constructed as designed. The certification letter must be submitted to the appropriate regional office within 30 days of site completion.
 N/A
50. Where a site is used for low density single-family residential development and has 20 % or less impervious cover, other permanent BMPs are not required. This exemption from permanent BMPs must be recorded in the county deed records, with a notice that if the percent impervious cover increases above 20% or land use changes, the exemption for the whole site as described in the property boundaries required by 30 TAC §213.4(g) (relating to Application Processing and Approval), may no longer apply and the property owner must notify the appropriate regional office of these changes.

- The site will be used for low density single-family residential development and has 20% or less impervious cover.
- The site will be used for low density single-family residential development but has more than 20% impervious cover.
- The site will not be used for low density single-family residential development.

51. The executive director may waive the requirement for other permanent BMPs for multi-family residential developments, schools, or small business sites where 20% or less impervious cover is used at the site. This exemption from permanent BMPs must be recorded in the county deed records, with a notice that if the percent impervious cover increases above 20% or land use changes, the exemption for the whole site as described in the property boundaries required by 30 TAC §213.4(g) (relating to Application Processing and Approval), may no longer apply and the property owner must notify the appropriate regional office of these changes.

- Attachment I - 20% or Less Impervious Cover Waiver.** The site will be used for multi-family residential developments, schools, or small business sites and has 20% or less impervious cover. A request to waive the requirements for other permanent BMPs and measures is attached.
- The site will be used for multi-family residential developments, schools, or small business sites but has more than 20% impervious cover.
- The site will not be used for multi-family residential developments, schools, or small business sites.

52. **Attachment J - BMPs for Upgradient Stormwater.**

- A description of the BMPs and measures that will be used to prevent pollution of surface water, groundwater, or stormwater that originates upgradient from the site and flows across the site is attached.
- No surface water, groundwater or stormwater originates upgradient from the site and flows across the site, and an explanation is attached.
- Permanent BMPs or measures are not required to prevent pollution of surface water, groundwater, or stormwater that originates upgradient from the site and flows across the site, and an explanation is attached.

53. **Attachment K - BMPs for On-site Stormwater.**

- A description of the BMPs and measures that will be used to prevent pollution of surface water or groundwater that originates on-site or flows off the site, including pollution caused by contaminated stormwater runoff from the site is attached.
- Permanent BMPs or measures are not required to prevent pollution of surface water or groundwater that originates on-site or flows off the site, including pollution caused by contaminated stormwater runoff, and an explanation is attached.

54. **Attachment L - BMPs for Surface Streams.** A description of the BMPs and measures that prevent pollutants from entering surface streams is attached.

N/A

55. **Attachment M - Construction Plans.** Construction plans and design calculations for the proposed permanent BMPs and measures have been prepared by or under the direct supervision of a Texas Licensed Professional Engineer, and are signed, sealed, and dated. Construction plans for the proposed permanent BMPs and measures are attached and include: Design calculations, TCEQ Construction Notes, all proposed structural plans and specifications, and appropriate details.

N/A

56. **Attachment N - Inspection, Maintenance, Repair and Retrofit Plan.** A site and BMP specific plan for the inspection, maintenance, repair, and, if necessary, retrofit of the permanent BMPs and measures is attached. The plan fulfills all of the following:

Prepared and certified by the engineer designing the permanent BMPs and measures

Signed by the owner or responsible party

Outlines specific procedures for documenting inspections, maintenance, repairs, and, if necessary, retrofit.

Contains a discussion of record keeping procedures

N/A

57. **Attachment O - Pilot-Scale Field Testing Plan.** Pilot studies for BMPs that are not recognized by the Executive Director require prior approval from the TCEQ. A plan for pilot-scale field testing is attached.

N/A

58. **Attachment P - Measures for Minimizing Surface Stream Contamination.** A description of the measures that will be used to avoid or minimize surface stream contamination and changes in the way in which water enters a stream as a result of the construction and development is attached. The measures address increased stream flashing, the creation of stronger flows and in-stream velocities, and other in-stream effects caused by the regulated activity, which increase erosion that result in water quality degradation.

N/A

Responsibility for Maintenance of Permanent BMPs and Measures after Construction is Complete.

59. The applicant is responsible for maintaining the permanent BMPs after construction until such time as the maintenance obligation is either assumed in writing by another entity having ownership or control of the property (such as without limitation, an owner's association, a new property owner or lessee, a district, or municipality) or the ownership of the property is transferred to the entity. Such entity shall then be

responsible for maintenance until another entity assumes such obligations in writing or ownership is transferred.

60. A copy of the transfer of responsibility must be filed with the executive director at the appropriate regional office within 30 days of the transfer if the site is for use as a multiple single-family residential development, a multi-family residential development, or a non-residential development such as commercial, industrial, institutional, schools, and other sites where regulated activities occur.

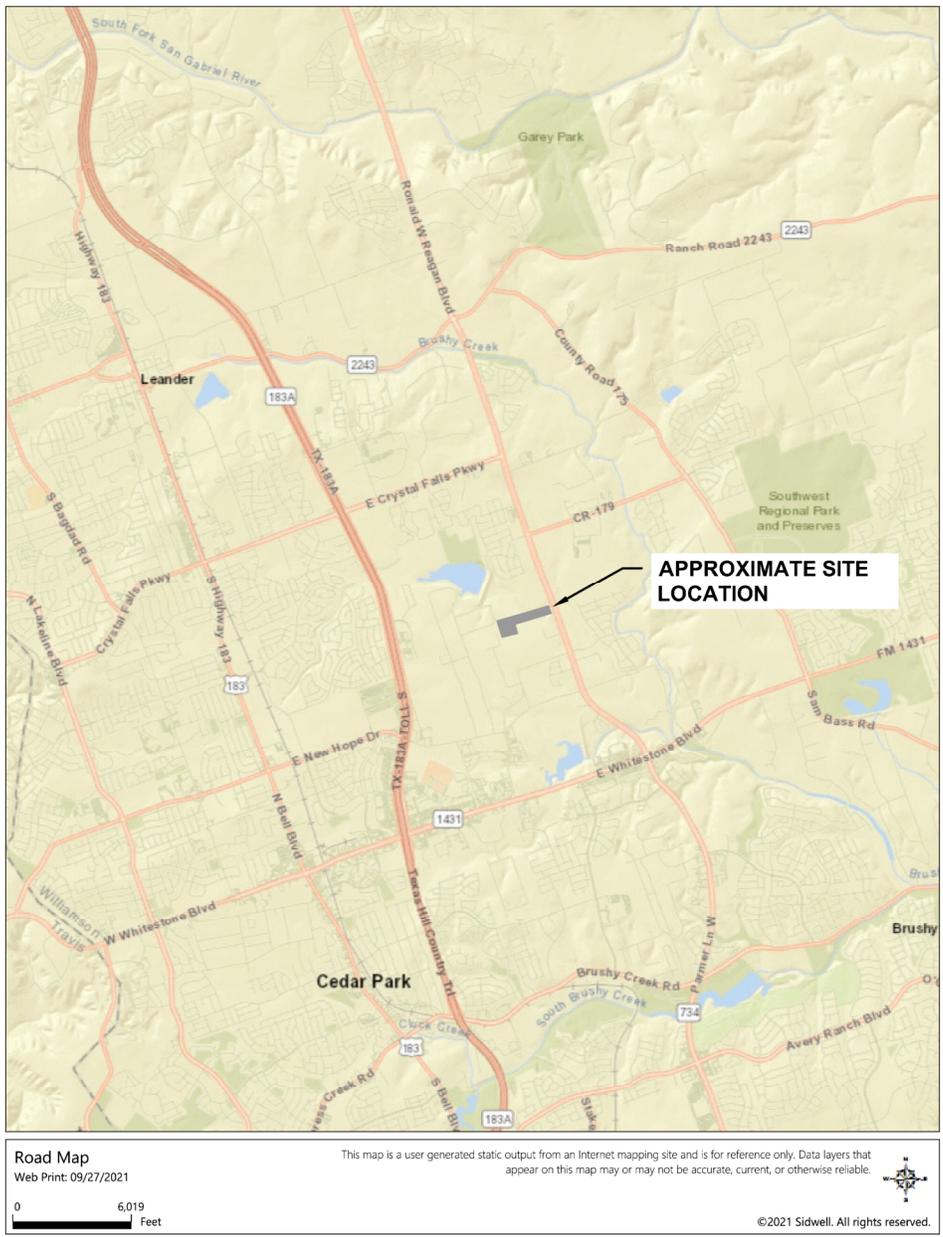
Administrative Information

61. Submit one (1) original and one (1) copy of the application, plus additional copies as needed for each affected incorporated city, groundwater conservation district, and county in which the project will be located. The TCEQ will distribute the additional copies to these jurisdictions.
62. Any modification of this Contributing Zone Plan may require TCEQ review and Executive Director approval prior to construction, and may require submission of a revised application, with appropriate fees.
63. The site description, controls, maintenance, and inspection requirements for the storm water pollution prevention plan (SWPPP) developed under the EPA NPDES general permits for stormwater discharges have been submitted to fulfill paragraphs 30 TAC §213.24(1-5) of the technical report. All requirements of 30 TAC §213.24(1-5) have been met by the SWPPP document.
- The Temporary Stormwater Section (TCEQ-0602) is included with the application.

MODIFICATION OF A PREVIOUSLY APPROVED CONTRIBUTING ZONE PLAN

Attachment A – Site location map

ATTACHMENT A – SITE LOCATION MAP

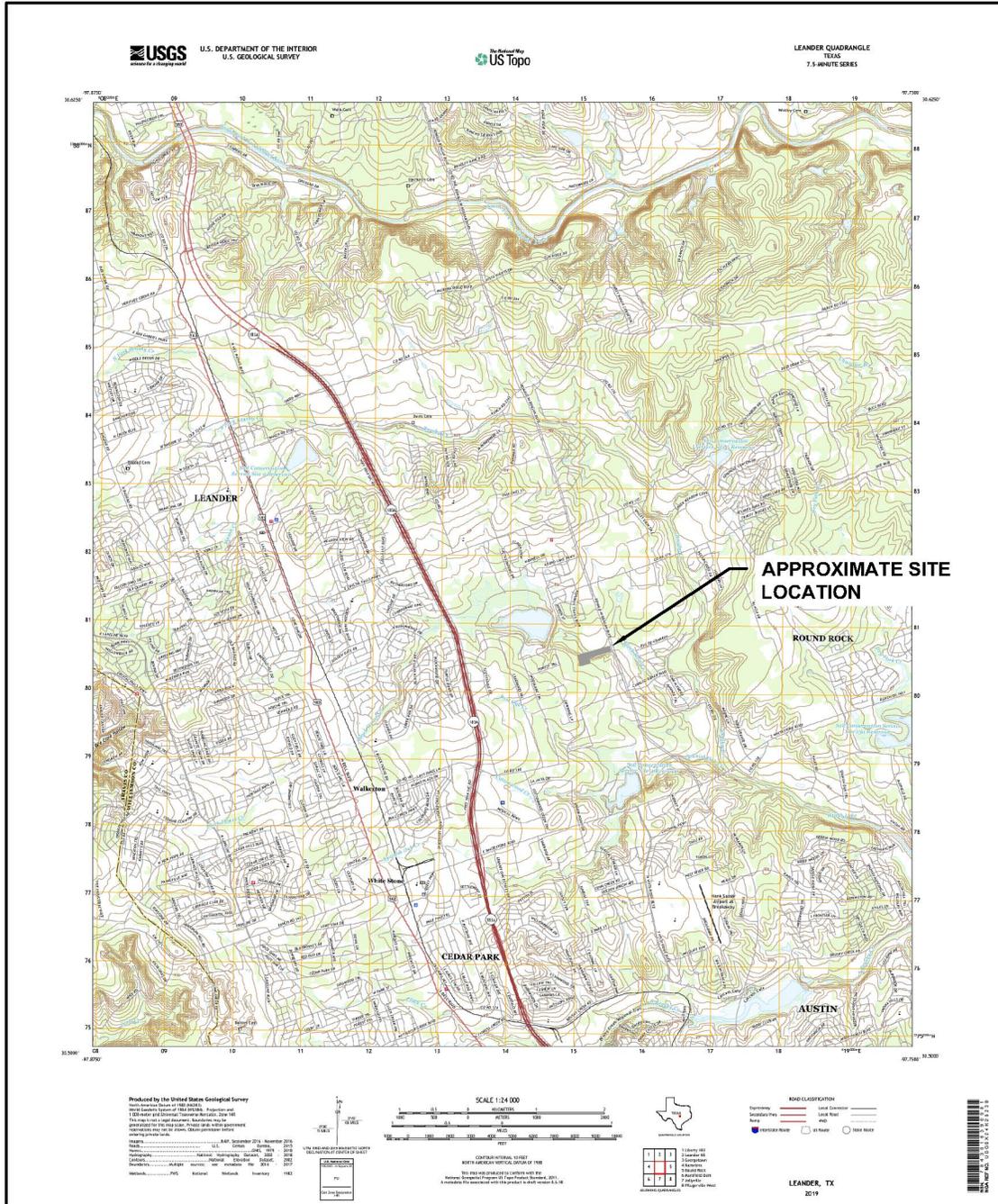


SHEET 1 OF 1 SHEETS	Scale:	NTS	Road Map	Lenox Hill Leander, Williamson County, Texas		
	Designed by:	AEH				
	Drawn by:	AEH				
	Checked by:					
	Date:	October, 2021				
Project No.	06293601	This product is for informational purposes and may not have been prepared for or be suitable for legal, engineering, or surveying purposes. It does not represent an on-the-ground survey and represents only the approximate relative location of property boundaries.				

MODIFICATION OF A PREVIOUSLY APPROVED CONTRIBUTING ZONE PLAN

Attachment B – USGS Quadrangle Map

ATTACHMENT B – USGS QUADRANGLE MAP

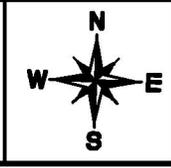


SHEET
1
 OF 1 SHEETS

Scale:	1:24
Designed by:	AEH
Drawn by:	AEH
Checked by:	
Date:	October, 2021
Project No.	06293601

USGS Quadrangle

Lenox Hill
 Leander, Williamson County,
 Texas



Kimley»Horn
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MODIFICATION OF A PREVIOUSLY APPROVED CONTRIBUTING ZONE PLAN

Attachment C – Project Narrative

ATTACHMENT C – PROJECT NARRATIVE

Lenox Hill Townhomes is a 16.42-acre development of attached and detached townhomes. The subject tract is located at 14661 Ronald Reagan Blvd in Leander, TX. It is currently undeveloped and is bifurcated by Block House Creek. Private improvements to the site include drive aisles, water, wastewater, and storm drainage infrastructure. Public improvements include a wastewater extension and asphalt pavement widening to accommodate a right-turn lane. The anticipated site disturbance is 6.69 acres.

The site lies within the Edwards Aquifer Contributing Zone and a portion of the site lies within the 100-year floodplain as defined by the Federal Emergency Management Agency Federal Insurance Rate Map #48491C0470F dated December 20, 2019. The subject site will follow Optional Enhanced Measures (OEM) with all water quality measures designed for compliance with design standards listed in Appendix A within document RG-348.

MODIFICATION OF A PREVIOUSLY APPROVED CONTRIBUTING ZONE PLAN

Attachment D – Factors Affecting Surface Water Quality

ATTACHMENT D – FACTORS AFFECTING SURFACE WATER QUALITY

Examples of items and activities to be expected with the proposed development include petroleum-based fuels used in vehicles from vehicle parking, and grass and leaves from landscaping.

During construction, water quality could be affected by the runoff carrying sediments and materials from the open construction area and from the construction of buildings. These materials include hydraulic fluid, diesel fuel, oils, asphalt, concrete, and paint. Silt fence will be installed along the downstream portion of the property and inlet protections will be installed around all proposed inlet structures (once constructed).

After construction, all disturbed areas on the site will be re-vegetated and runoff from the proposed improvements will be either released or captured by the proposed inlets and conveyed to the BMP's for water quality treatment

MODIFICATION OF A PREVIOUSLY APPROVED CONTRIBUTING ZONE PLAN

Attachment E – Volume and Character of Storm Water

ATTACHMENT E – VOLUME AND CHARACTER OF STORM WATER

The proposed BMP's were designed and sized to treat the proposed site in fully developed conditions. The proposed improvements include 33% of impervious cover in full build out conditions. TCEQ TSS Removal Calculations are provided on the sheets that follow. Please also reference the following sheets in the attached construction plans:

- Existing Drainage Area Map
- Proposed Drainage Area Map
- Water Quality Area Map
- Water Quality and Detention Pond Plan

MODIFICATION OF A PREVIOUSLY APPROVED CONTRIBUTING ZONE PLAN

ATTACHMENT J– BMP's for upgradient Storm Water

ATTACHMENT J– BMP'S FOR UPGRADIENT STORM WATER

Surface water runoff that originates from the western limits of the site will be captured via storm sewer inlets and conveyed to the Jellyfish water quality treatment filter before out falling into Blockhouse Creek following treatment.

Surface water runoff originating from the southeastern limits of the site will be routed through the storm sewer system to be treated in the batch pond located in the center of the site. This flow will ultimately outfall from the pond into Blockhouse Creek.

A second Jellyfish treatment filter is proposed near the eastern site limits to treat storm runoff resulting from the smaller drainage basin. Developed flows at the discharge point into the Blockhouse Creek do not exceed existing conditions flow, and therefore detention is not provided for this basin

Offsite flows from the undeveloped southern tract will bypass the onsite storm system and outfall directly to Blockhouse Creek. Water quality for the offsite flow is not provided as part of the Lenox Hill development.

MODIFICATION OF A PREVIOUSLY APPROVED CONTRIBUTING ZONE PLAN

ATTACHMENT K – BMPs for On-Site Storm Water

ATTACHMENT K – BMPS FOR ON-SITE STORM WATER

During construction, Best Management Practices include the use of silt fence and inlet protection to capture sediment from the construction area contained within the storm water runoff limits. Silt fence will be installed along the downstream portions of the property, around any staging areas, and around the banks of the creek. Inlet protection will be installed around all existing and proposed inlet structures.

The site is split into three (3) main drainage basins. Most of the site will drain to the batch detention pond. A jellyfish filter is proposed towards the northern site boundary to treat storm water run-off from the smaller on-site drainage basin. An additional jellyfish filter is proposed at the western site boundary to treat storm water run-off that is not captured within the batch detention pond. Discharges from all the areas described above will include the installation of rock riprap to dissipate velocities and minimize erosion potential.

After construction, all disturbed areas on the site will be re-vegetated and runoff from the proposed improvements will be captured by the proposed inlets and conveyed to BMP's.

MODIFICATION OF A PREVIOUSLY APPROVED CONTRIBUTING ZONE PLAN

ATTACHMENT L – BMPs FOR SURFACE STREAMS

ATTACHMENT L – BMPs FOR SURFACE STREAMS

The proposed development site is partially situated within the Blockhouse Creek centerline. To prevent construction debris from entering Blockhouse Creek, all runoff directed to the stream will be treated per TCEQ requirements and no increase in peak flows are expected. Additionally, water being discharged to the creek from the water quality pond will pass through a headwall and riprap structure to reduce the runoff velocity prior to entering the creek. Adhering to this procedure will limit erosion and potential stream contamination. All permanent BMPs have been designed to remove at least 89% of the increase in TSS. All disturbed areas will be re-vegetated in accordance with TCEQ requirements and the applicable Blockhouse Creek PUD guidelines. Temporary erosion controls will be implemented during construction to reduce potential creek contamination by site run-off. Silt fence, rock berms, and a temporary sedimentation basin will be utilized as temporary BMPs.

MODIFICATION OF A PREVIOUSLY APPROVED CONTRIBUTING ZONE PLAN

ATTACHMENT M – Construction Plans

ATTACHMENT M – CONSTRUCTION PLANS

Please reference attached construction plans.

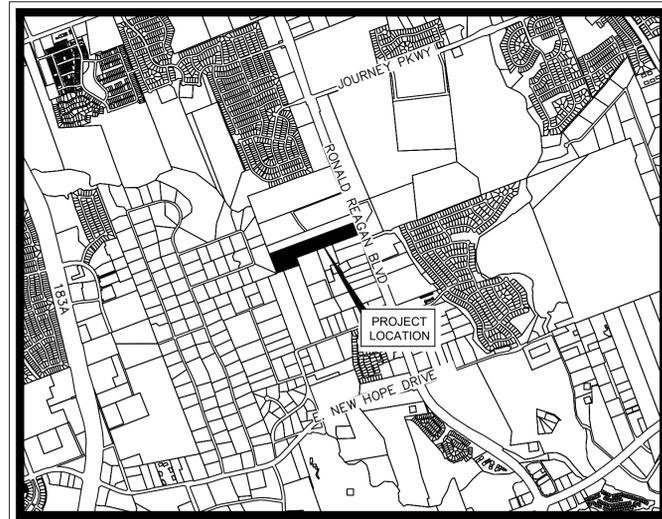
LENOX HILL TOWNHOMES

SITE DEVELOPMENT PLANS

PROJECT NUMBER 21-SD-044

CITY OF LEANDER

WILLIAMSON COUNTY, TX



VICINITY MAP
SCALE: 1" = 2,000'
MAPSCO: I435

MARCH 2023

sarah mays

SARAH J. MAYS, P.E.

PROJECT MANAGER

03/28/2023

DATE

RELEASE OF THIS APPLICATION DOES NOT CONSTITUTE A VERIFICATION OF ALL DATA, INFORMATION AND CALCULATIONS SUPPLIED BY THE APPLICANT. THE ENGINEER OF RECORD IS SOLELY RESPONSIBLE FOR THE COMPLETENESS, THE ACCURACY, AND ADEQUACY OF HIS/HER SUBMITTAL, WHETHER OR NOT THE APPLICATION IS REVIEWED FOR CODE COMPLIANCE BY CITY ENGINEERS.

APPROVED BY: _____

ROBIN M. GRIFFIN, AICP, EXECUTIVE DIRECTOR OF DEVELOPMENT SERVICES DATE _____

EMILY TRUMAN, P.E., CFM, CITY ENGINEER DATE _____

MARK TUMMONS, CPRP, DIRECTOR OF PARKS AND RECREATION DATE _____

CHIEF JOSHUA DAVIS, FIRE MARSHAL DATE _____

PROJECT INFORMATION:

LAND USE SUMMARY:

- ZONING: BLOCKHOUSE TOWNHOUSE PUD PER ORDINANCE 19-024-00 (SFT-2-A)
- PROPOSED USE: SINGLE FAMILY TOWNHOUSE
- ACREAGE: 16.429 AC. PER PLAT
- TOTAL IMPERVIOUS COVER: 248,577 SQ. FT.
- BUILDING AND DRIVEWAY IMPERVIOUS COVER: 136,605 SQ. FT.
- TOTAL TOWNHOME UNITS: 92
- FUTURE LAND USE CATEGORY: NEIGHBORHOOD RESIDENTIAL & MULTI-USE CORRIDOR

LEGAL DESCRIPTION:

CALLED 16.429 ACRE TRACT OUT OF THE WALTER CAMPBELL SURVEY ABSTRACT NO. 3

GENERAL NOTES:

1. ALL WATER QUALITY AND DRAINAGE IMPROVEMENTS PROPOSED WITH THIS PLAN SET ARE PRIVATE, OWNED AND MAINTAINED BY THE OWNER.
2. THE ENGINEER OF RECORD IS SOLELY RESPONSIBLE FOR THE COMPLETENESS, ACCURACY, REGULATORY COMPLIANCE, AND ADEQUACY OF THESE PLANS AND/OR SPECIFICATIONS WHETHER OR NOT THE PLANS AND/OR SPECIFICATIONS WERE REVIEWED BY THE CITY ENGINEER(S).

ENGINEER

Kimley»Horn

10814 JOLLYVILLE ROAD, AVALLON IV, SUITE 200
AUSTIN, TEXAS 78759
Tel. No. (512) 418-1771
Fax No. (512) 418-1791

OWNER

LENOX HILL OWNER, LLC
5430 LBJ
FREEWAY STE 1050
DALLAS, TX 75240
TEL: 214-440-5606

DEVELOPER

BRIDGE TOWER HOMES, LLC
5430 LBJ
FREEWAY STE 1050
DALLAS, TX 75240
TEL: 214-440-5606

SURVEYOR

BRYAN TECHNICAL SERVICES, INC
911 NORTH MAIN
TAYLOR, TEXAS 76574
TEL: 512-352-9090

REVISIONS		
REVISION #	DESCRIPTION	APPROVAL

SHEET INDEX

SHEET NUMBER	SHEET TITLE
1	COVER SHEET
2	GENERAL NOTES
3	KIMLEY-HORN GENERAL NOTES
4	FINAL PLAT (SHEET 1 OF 4)
5	FINAL PLAT (SHEET 2 OF 4)
6	FINAL PLAT (SHEET 3 OF 4)
7	FINAL PLAT (SHEET 4 OF 4)
8	EXISTING CONDITIONS AND DEMO PLAN (SHEET 1 OF 2)
9	EXISTING CONDITIONS AND DEMO PLAN (SHEET 2 OF 2)
10	EROSION CONTROL PLAN (SHEET 1 OF 2)
11	EROSION CONTROL PLAN (SHEET 2 OF 2)
12	EROSION CONTROL DETAILS
13	OVERALL GRADING PLAN
14	GRADING PLAN (SHEET 1 OF 7)
15	GRADING PLAN (SHEET 2 OF 7)
16	GRADING PLAN (SHEET 3 OF 7)
17	GRADING PLAN (SHEET 4 OF 7)
18	GRADING PLAN (SHEET 5 OF 7)
19	GRADING PLAN (SHEET 6 OF 7)
20	GRADING PLAN (SHEET 7 OF 7)
21	EXISTING DRAINAGE AREA MAP
22	PROPOSED DRAINAGE AREA MAP
23	INLET DRAINAGE AREA MAP (SHEET 1 OF 2)
24	INLET DRAINAGE AREA MAP (SHEET 2 OF 2)
25	WATER QUALITY AREA MAP
26	WATER QUALITY AND DETENTION POND PLAN (SHEET 1 OF 2)
27	WATER QUALITY AND DETENTION POND PLAN (SHEET 2 OF 2)
28	WATER QUALITY DETAILS
29	CHANNEL PLAN & PROFILE
30	CHANNEL CROSS SECTIONS
31	SITE PLAN
32	WATER PLAN (SHEET 1 OF 2)
33	WATER PLAN (SHEET 2 OF 2)
34	WASTEWATER PLAN (SHEET 1 OF 2)
35	WASTEWATER PLAN (SHEET 2 OF 2)
36	OVERALL STORM PLAN (SHEET 1 OF 2)
37	OVERALL STORM PLAN (SHEET 2 OF 2)
38	STORM PLAN & PROFILE SD-A
39	STORM PLAN & PROFILE SD-B
40	STORM PLAN & PROFILE SD-C
41	STORM PLAN & PROFILE SD-D
42	STORM PLAN & PROFILE SD-E
43	STORM PLAN & PROFILE SD-F & SD-G
44	DIMENSION CONTROL PLAN (SHEET 1 OF 2)
45	DIMENSION CONTROL PLAN (SHEET 2 OF 2)
46	PAVING PLAN (SHEET 1 OF 2)
47	PAVING PLAN (SHEET 2 OF 2)
48	TREE PRESERVATION PLAN
49	TREE TABLE (SHEET 1 OF 2)
50	TREE TABLE (SHEET 2 OF 2)
51	PARK PLAN
52	STORM DRAIN DETAILS
53	SITE DETAILS
54	FIRE PROTECTION DETAILS
55	PAVING DETAILS (1 OF 2)
56	PAVING DETAILS (2 OF 2)
57	UTILITY DETAILS (SHEET 1 OF 2)
58	UTILITY DETAILS (SHEET 2 OF 2)
59	ADDRESS PLAN (SHEET 1 OF 2)
60	ADDRESS PLAN (SHEET 2 OF 2)
61	LANDSCAPE PLANTING PLAN (SHEET 1 OF 4)
62	LANDSCAPE PLANTING PLAN (SHEET 2 OF 4)
63	LANDSCAPE PLANTING PLAN (SHEET 3 OF 4)
64	LANDSCAPE PLANTING PLAN (SHEET 4 OF 4)
65	LANDSCAPE PLANTING TYP. LOT LANDSCAPE
66	LANDSCAPE PLANTING DETAILS
67	FENCE AND WALL DETAILS
68	LANDSCAPE NOTES
69	RETAINING WALL COVER SHEET
70	RETAINING WALL PLANS
71	RETAINING WALL PLANS
72	RETAINING WALL PLANS
73	RETAINING WALL NOTES & DETAILS

BENCHMARKS

DATUM IS NAVD '88, USING GEOID B13, BASED ON GPS OBSERVATIONS.	
• BM #2 TBM-CSS-IN-ASPH	ELEV. = 861.17 NORTHING: 10173728.87 EASTING: 3095144.14
• BM #141 FH-TOP-BOLT	ELEV. = 846.89 NORTHING: 10173963.32 EASTING: 3095151.09



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TBPE Firm No. 928



3/9/23
KHA PROJECT: 06293601
DATE: MARCH 2023
SCALE: AS SHOWN
DESIGNED BY: AEH
DRAWN BY: AEH
CHECKED BY: SJM

COVER SHEET

LENOX HILL TOWNHOMES
CITY OF LEANDER
WILLIAMSON COUNTY, TEXAS

SHEET NUMBER
1 OF 84

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LENOX HILL TOWNHOMES - 21-SD-044

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LENOX HILL SUBDIVISION SHORT FORM FINAL PLAT

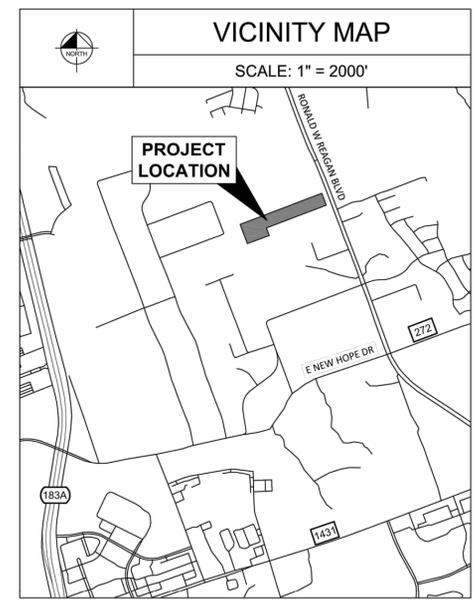
ENGINEER:
 KIMLEY-HORN
 10814 JOLLYVILLE ROAD
 CAMPUS IV, SUITE 200
 AUSTIN, TEXAS 78759
 PH: (512) 418-1771

SURVEYOR:
 KIMLEY-HORN
 10814 JOLLYVILLE ROAD
 CAMPUS IV, SUITE 200
 AUSTIN, TEXAS 78759
 PH: (512) 418-1771

OWNER/DEVELOPER:
 LENOX HILL OWNER LLC
 5430 LBJ FREEWAY
 #1050
 DALLAS, TEXAS 75240
 PH: (469) 903-2246

LOT INFORMATION		
TYPE	TOTAL	ACREAGE
MULTI-FAMILY	1	16.429
COMMERCIAL	0	0.000
HOA PARKLAND AND DRAINAGE	0	0.000
TOTAL	1	16.429

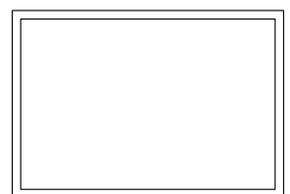
INITIAL SUBMITTAL DATE: 10/26/2021



- SHEET INDEX:**
- COVER SHEET
 - FINAL PLAT
 - FINAL PLAT
 - SIGNATURE & PLAT NOTES

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 SUITE 200, AUSTIN, TEXAS 78759 FIRM # 10194624 TEL. NO. (512) 418-1771
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SCALE	DRAWN BY	CHECKED BY	DATE	PROJECT NO.	SHEET NO.
N/A	RPP	MMH	2/15/2023	069293601	1 OF 4



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sarah j mays
 SARAH J. MAYS
 LICENSED PROFESSIONAL ENGINEER
 STATE OF TEXAS
 129794

KHA PROJECT: 06293601
 DATE: MARCH 2023
 SCALE: AS SHOWN
 DESIGNED BY: AEH
 DRAWN BY: AEH
 CHECKED BY: SJM

3/9/23

FINAL PLAT
(SHEET 1 OF 4)

LENOX HILL
TOWNHOMES

CITY OF LEANDER
WILLIAMSON COUNTY, TEXAS

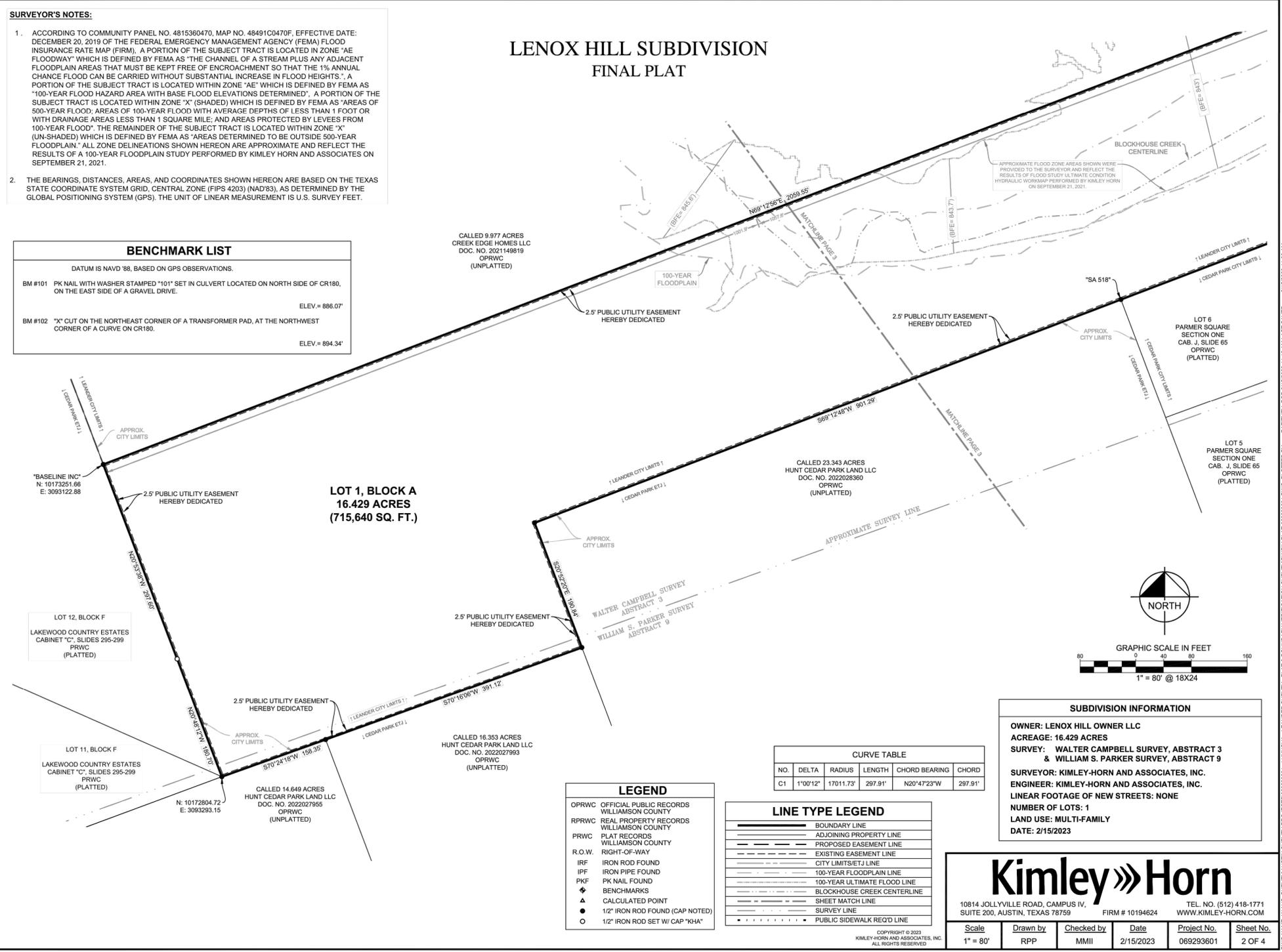
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SURVEYOR'S NOTES:

- ACCORDING TO COMMUNITY PANEL NO. 4815360470, MAP NO. 48491C0470F, EFFECTIVE DATE: DECEMBER 20, 2019 OF THE FEDERAL EMERGENCY MANAGEMENT AGENCY (FEMA) FLOOD INSURANCE RATE MAP (FIRM), A PORTION OF THE SUBJECT TRACT IS LOCATED IN ZONE "AE FLOODWAY" WHICH IS DEFINED BY FEMA AS "THE CHANNEL OF A STREAM PLUS ANY ADJACENT FLOODPLAIN AREAS THAT MUST BE KEPT FREE OF ENCROACHMENT SO THAT THE 1% ANNUAL CHANCE FLOOD CAN BE CARRIED WITHOUT SUBSTANTIAL INCREASE IN FLOOD HEIGHTS". A PORTION OF THE SUBJECT TRACT IS LOCATED WITHIN ZONE "AE" WHICH IS DEFINED BY FEMA AS "100-YEAR FLOOD HAZARD AREA WITH BASE FLOOD ELEVATIONS DETERMINED". A PORTION OF THE SUBJECT TRACT IS LOCATED WITHIN ZONE "X" (SHADED) WHICH IS DEFINED BY FEMA AS "AREAS OF 500-YEAR FLOOD; AREAS OF 100-YEAR FLOOD WITH AVERAGE DEPTHS OF LESS THAN 1 FOOT OR WITH DRAINAGE AREAS LESS THAN 1 SQUARE MILE; AND AREAS PROTECTED BY LEVEES FROM 100-YEAR FLOOD". THE REMAINDER OF THE SUBJECT TRACT IS LOCATED WITHIN ZONE "X" (UN-SHADED) WHICH IS DEFINED BY FEMA AS "AREAS DETERMINED TO BE OUTSIDE 500-YEAR FLOODPLAIN." ALL ZONE DELINEATIONS SHOWN HEREON ARE APPROXIMATE AND REFLECT THE RESULTS OF A 100-YEAR FLOODPLAIN STUDY PERFORMED BY KIMLEY HORN AND ASSOCIATES ON SEPTEMBER 21, 2021.
- THE BEARINGS, DISTANCES, AREAS, AND COORDINATES SHOWN HEREON ARE BASED ON THE TEXAS STATE COORDINATE SYSTEM GRID, CENTRAL ZONE (FIPS 4203) (NAD'83), AS DETERMINED BY THE GLOBAL POSITIONING SYSTEM (GPS). THE UNIT OF LINEAR MEASUREMENT IS U.S. SURVEY FEET.

LENOX HILL SUBDIVISION FINAL PLAT



DWG NAME: K:\AUS_SURVEY\AUSTIN SURVEY PROJECT\069293601 - LUNOVIA - LEANDER SURVEY - PLAT & BOUNDARY VERIFICATION SURVEY\069293601.DWG PLOTTED BY: PATZINNEY, ROB 2/15/2023 11:12 AM LAST SAVED: 2/15/2023 11:50 AM

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sarah j mays

 SARAH J. MAYS
 LICENSED PROFESSIONAL ENGINEER
 STATE OF TEXAS
 LICENSE NO. 129794

KHA PROJECT	DATE	SCALE	DESIGNED BY	DRAWN BY	CHECKED BY
06293601	MARCH 2023	AS SHOWN	AEH	AEH	SJM

3/9/23

**FINAL PLAT
(SHEET 2 OF 4)**

**LENOX HILL
TOWNHOMES**
CITY OF LEANDER
WILLIAMSON COUNTY, TEXAS

SHEET NUMBER
5 OF 84

811
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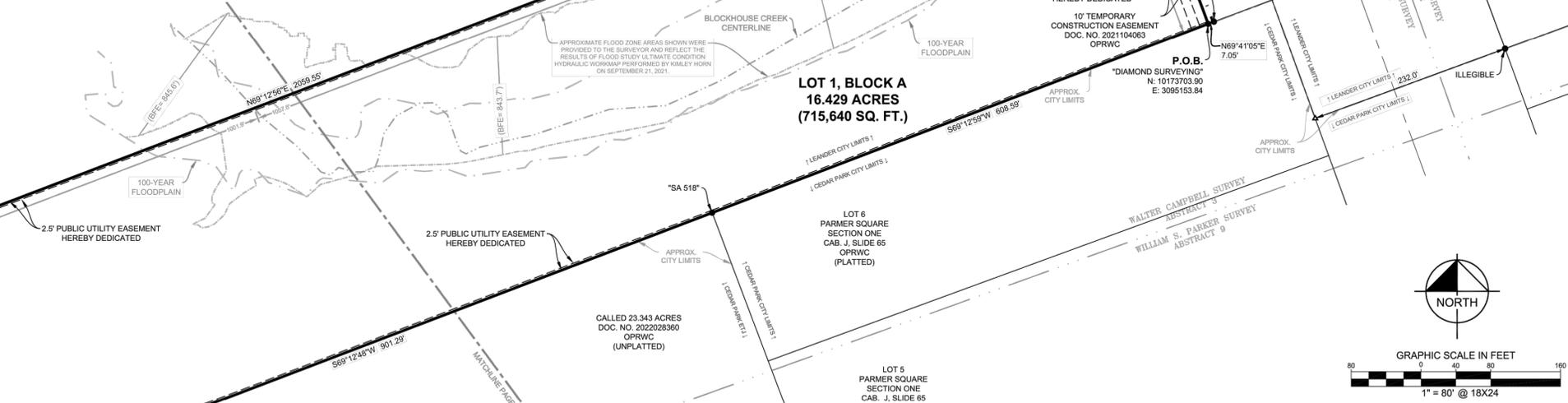
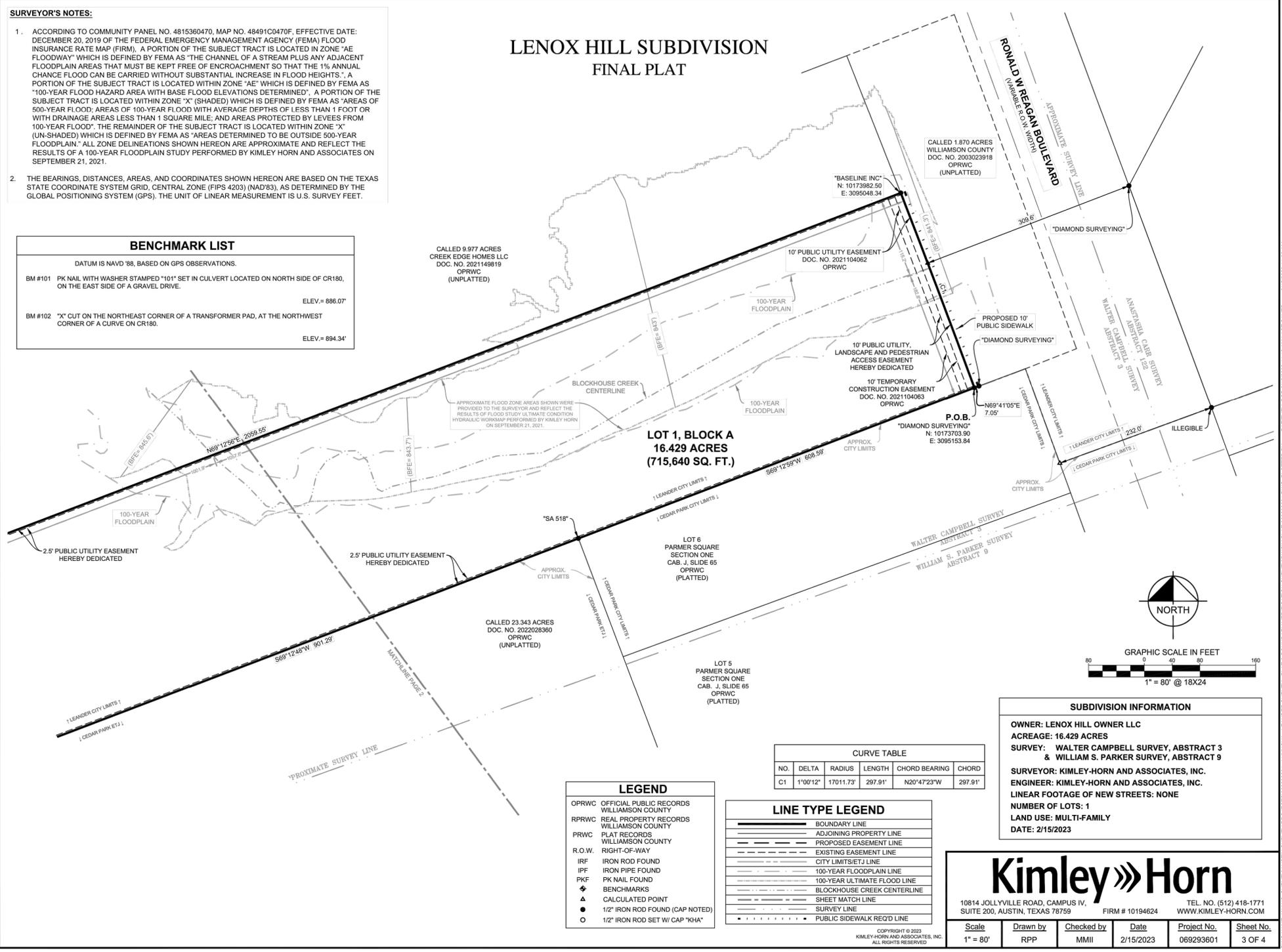
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BENCHMARK LIST	
DATUM IS NAVD '88, BASED ON GPS OBSERVATIONS.	
BM #101 PK NAIL WITH WASHER STAMPED "101" SET IN CULVERT LOCATED ON NORTH SIDE OF CR180, ON THE EAST SIDE OF A GRAVEL DRIVE.	ELEV. = 886.07'
BM #102 "X" CUT ON THE NORTHEAST CORNER OF A TRANSFORMER PAD, AT THE NORTHWEST CORNER OF A CURVE ON CR180.	ELEV. = 894.34'

LENOX HILL SUBDIVISION FINAL PLAT



SUBDIVISION INFORMATION

OWNER: LENOX HILL OWNER LLC
 ACREAGE: 16.429 ACRES
 SURVEY: WALTER CAMPBELL SURVEY, ABSTRACT 3 & WILLIAM S. PARKER SURVEY, ABSTRACT 9
 SURVEYOR: KIMLEY-HORN AND ASSOCIATES, INC.
 ENGINEER: KIMLEY-HORN AND ASSOCIATES, INC.
 LINEAR FOOTAGE OF NEW STREETS: NONE
 NUMBER OF LOTS: 1
 LAND USE: MULTI-FAMILY
 DATE: 2/15/2023

CURVE TABLE					
NO.	DELTA	RADIUS	LENGTH	CHORD BEARING	CHORD
C1	1°00'12"	17011.73'	297.91'	N20°47'23"W	297.91'

LEGEND	
OPRWC	OFFICIAL PUBLIC RECORDS WILLIAMSON COUNTY
RPRWC	REAL PROPERTY RECORDS WILLIAMSON COUNTY
PRWC	PLAT RECORDS WILLIAMSON COUNTY
R.O.W.	RIGHT-OF-WAY
IRF	IRON ROD FOUND
IPF	IRON PIPE FOUND
PKF	PK NAIL FOUND
⊕	BENCHMARKS
▲	CALCULATED POINT
●	1/2" IRON ROD FOUND (CAP NOTED)
○	1/2" IRON ROD SET W/ CAP "KHA"

LINE TYPE LEGEND	
	BOUNDARY LINE
	ADJOINING PROPERTY LINE
	PROPOSED EASEMENT LINE
	EXISTING EASEMENT LINE
	CITY LIMITS/SETJ LINE
	100-YEAR FLOODPLAIN LINE
	100-YEAR ULTIMATE FLOODLINE
	BLOCKHOUSE CREEK CENTERLINE
	SHEET MATCH LINE
	SURVEY LINE
	PUBLIC SIDEWALK RECD LINE

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Scale	Drawn by	Checked by	Date	Project No.	Sheet No.
1" = 80'	RPP	MMII	2/15/2023	069293601	3 OF 4

NO.	REVISIONS	DATE	BY

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 TBPE Firm No. 928

SARAH J. MAYS
 LICENSED PROFESSIONAL ENGINEER
 STATE OF TEXAS
 3/9/23

FINAL PLAT
(SHEET 3 OF 4)

LENOX HILL
TOWNHOMES
CITY OF LEANDER
WILLIAMSON COUNTY, TEXAS

SHEET NUMBER
6 OF 84

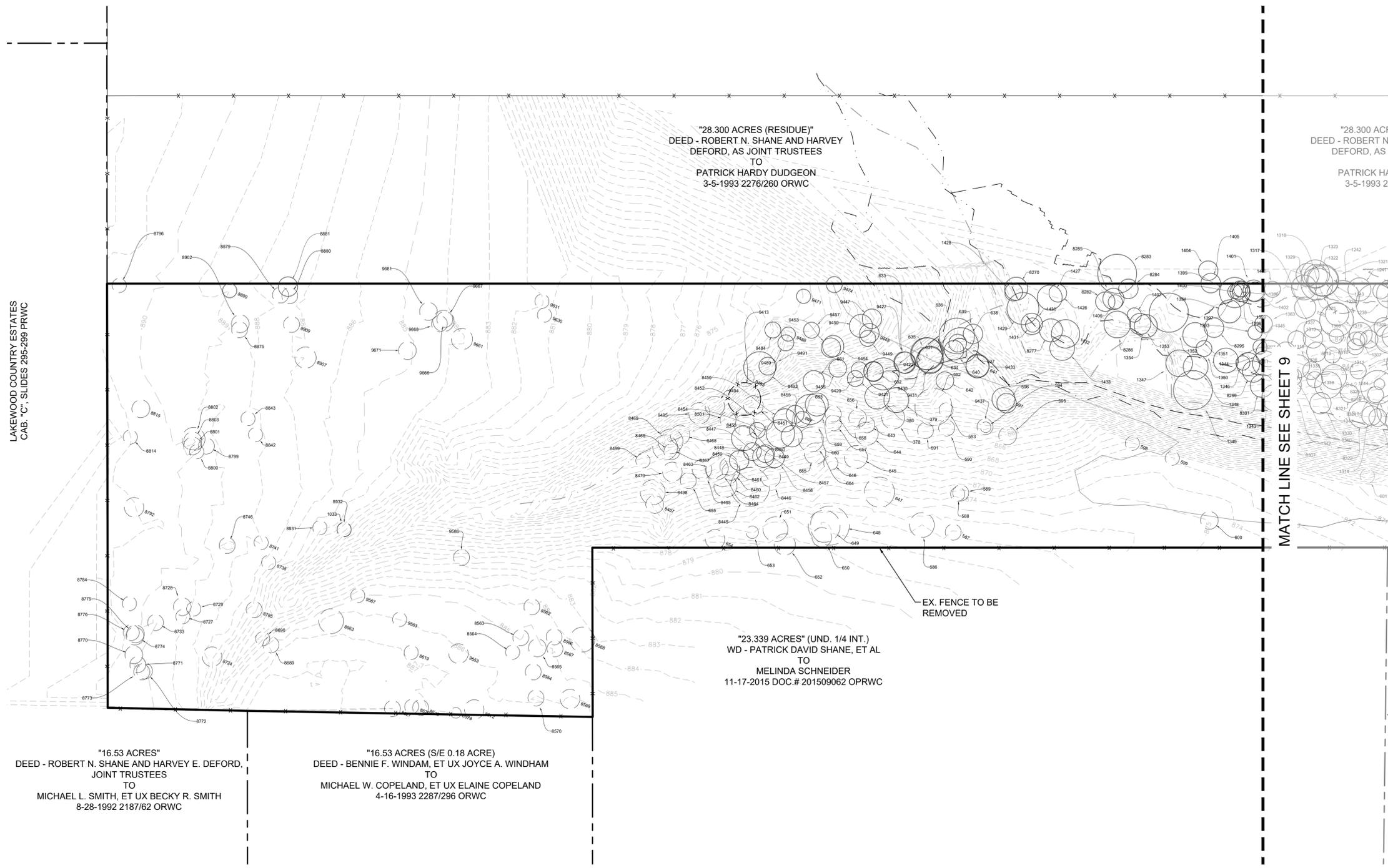
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DWG NAME: K:\AUS_SURVEY\AUSTIN SURVEY PROJECT\069293601 - LUXNOVA - LEANDER SURVEY - PLAT & BOUNDARY VERIFICATION SURVEY\DWG\PLAT-069293601.DWG PLOTTED BY: PAUTNEY, ROB 2/15/2023 11:21 AM LAST SAVED: 2/15/2023 11:00 AM

Plotted: E:\harris_Avanna - Date: March 28, 2023 - 05:26:05pm File Path: K:\AUS-Civil\0629263601-LuxNova - Leander Blockhouse\CD\PlanSheets\C - Existing Conditions and Demo Plan.dwg
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LAKEWOOD COUNTRY ESTATES
 CAB "C" - SLIDES 295-299 PRWC



"16.53 ACRES"
 DEED - ROBERT N. SHANE AND HARVEY E. DEFORD,
 JOINT TRUSTEES
 TO
 MICHAEL L. SMITH, ET UX BECKY R. SMITH
 8-28-1992 2187/62 ORWC

"16.53 ACRES (S/E 0.18 ACRE)
 DEED - BENNIE F. WINDAM, ET UX JOYCE A. WINDHAM
 TO
 MICHAEL W. COPELAND, ET UX ELAINE COPELAND
 4-16-1993 2287/296 ORWC

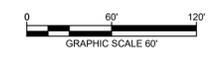
"28.300 ACRES (RESIDUE)"
 DEED - ROBERT N. SHANE AND HARVEY
 DEFORD, AS JOINT TRUSTEES
 TO
 PATRICK HARDY DUDGEON
 3-5-1993 2276/260 ORWC

"28.300 AC"
 DEED - ROBERT N
 DEFORD, AS
 PATRICK H/
 3-5-1993 2

"23.339 ACRES" (UND. 1/4 INT.)
 WD - PATRICK DAVID SHANE, ET AL
 TO
 MELINDA SCHNEIDER
 11-17-2015 DOC.# 201509062 OPRWC

EX. FENCE TO BE REMOVED

MATCH LINE SEE SHEET 9



UTILITY LEGEND

	PROPERTY LINE
	EXISTING CONTOUR
	EXISTING OVERHEAD ELECTRIC LINE
	EXISTING WATER LINE
	EXISTING WASTEWATER LINE
	EXISTING EDGE OF PAVEMENT
	EXISTING POWER POLE
	EXISTING FIRE HYDRANT
	EXISTING WATER METER
	EXISTING WASTEWATER MANHOLE
	TREE TO REMAIN
	TREE TO BE REMOVED
	HERITAGE TREE TO REMAIN
	ATLAS 14 100-YR FLOODPLAIN
	FEMA A/E 100-YR FLOODPLAIN

DEMOLITION GENERAL NOTES

- IT IS THE CONTRACTOR'S RESPONSIBILITY TO COORDINATE WITH THE FRANCHISE UTILITY OWNERS TO ENSURE THAT SERVICE HAS BEEN DISCONNECTED, SAID UTILITY OWNER HAS SALVAGED WHAT THEY ARE RECOVERING, AND THAT REMAINING UTILITIES CAN BE REMOVED AND DISPOSED OF ACCORDINGLY BY THE CONTRACTOR.
- IT IS THE CONTRACTOR'S RESPONSIBILITY TO NOTIFY THE OWNER AND ALL THE UTILITY COMPANIES AND DEPARTMENTS 72 HOURS OR AS REQUIRED BEFORE DEMOLITION IS TO START TO VERIFY ANY UTILITIES THAT MAY BE PRESENT ON SITE. ALL VERIFICATIONS, LOCATIONS, SIZE AND DEPTHS SHALL BE MADE BY THE APPROPRIATE UTILITY COMPANIES OR DEPARTMENTS WHEN EXCAVATING AROUND OR OVER EXISTING UTILITIES. THE CONTRACTOR MUST NOTIFY THE UTILITY COMPANY SO A REPRESENTATIVE MAY BE PRESENT DURING THE EXCAVATION TO INSTRUCT AND OBSERVE DURING EXCAVATION. VERIFY THAT UTILITIES HAVE BEEN DISCONNECTED AND CAPPED BEFORE STARTING.
- ALL CONTRACTORS MUST TAKE PARTICULAR CARE WHEN EXCAVATING IN AND AROUND EXISTING UTILITY LINES AND EQUIPMENT. ACTUAL FIELD LOCATIONS OF ALL THE EXISTING UTILITIES ARE THE CONTRACTOR'S RESPONSIBILITY AND MUST BE LOCATED EITHER BY THE REPRESENTATIVE OF THE UTILITY COMPANY OR BY A PRIVATE UNDERGROUND UTILITY LOCATING COMPANY PRIOR TO THE START OF DEMOLITION ACTIVITIES.
- REMOVAL OF THE EXISTING IMPROVEMENTS SHALL BE AS REQUIRED FOR THE PROJECT. THE MATERIALS REMOVED FROM THE SITE SHALL BE DISPOSED OF IN A PROPER AND LEGAL MANNER PER FEDERAL, STATE, AND/OR LOCAL LAWS AND ORDINANCES.
- IF ANY HAZARDOUS MATERIALS ARE ENCOUNTERED THE OWNER SHALL BE NOTIFIED. THOSE MATERIALS SHALL BE REMOVED AND DISPOSED OF IN A MANNER AS APPROVED BY ALL GOVERNING AGENCIES AND IN A LANDFILL OR DISPOSAL FACILITY LICENSED TO ACCEPT HAZARDOUS MATERIAL.
- THE CONTRACTOR SHALL MAINTAIN EROSION CONTROL DEVICES AS REQUIRED DURING DEMOLITION.
- REMOVAL OF EXISTING CONCRETE OR OTHER PAVED AREAS SHALL INCLUDE ALL AGGREGATE BASE MATERIALS.
- EXISTING BUILDINGS TO BE DEMOLISHED SHALL BE REMOVED IN THEIR ENTIRETY INCLUDING SLABS AND FOUNDATIONS.
- FLOODPLAIN LIMITS DELINEATED VIA DRAINAGE STUDY PREPARED BY KIMLEY-HORN DATED 11/2021
- REFER TO SHEETS 48 - 50 FOR TREE PRESERVATION PLAN AND TREE TABLE.

BENCHMARKS

DATUM IS NAVD '88, USING GEOID B13, BASED ON GPS OBSERVATIONS.

- BM #2 TBM-CSS-IN-ASPH ELEV. = 861.17
NORTHING: 1017328.87
EASTING: 3085144.14
- BM #141 FH-TOP-BOLT ELEV. = 846.89
NORTHING: 10173863.32
EASTING: 3085151.09



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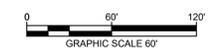
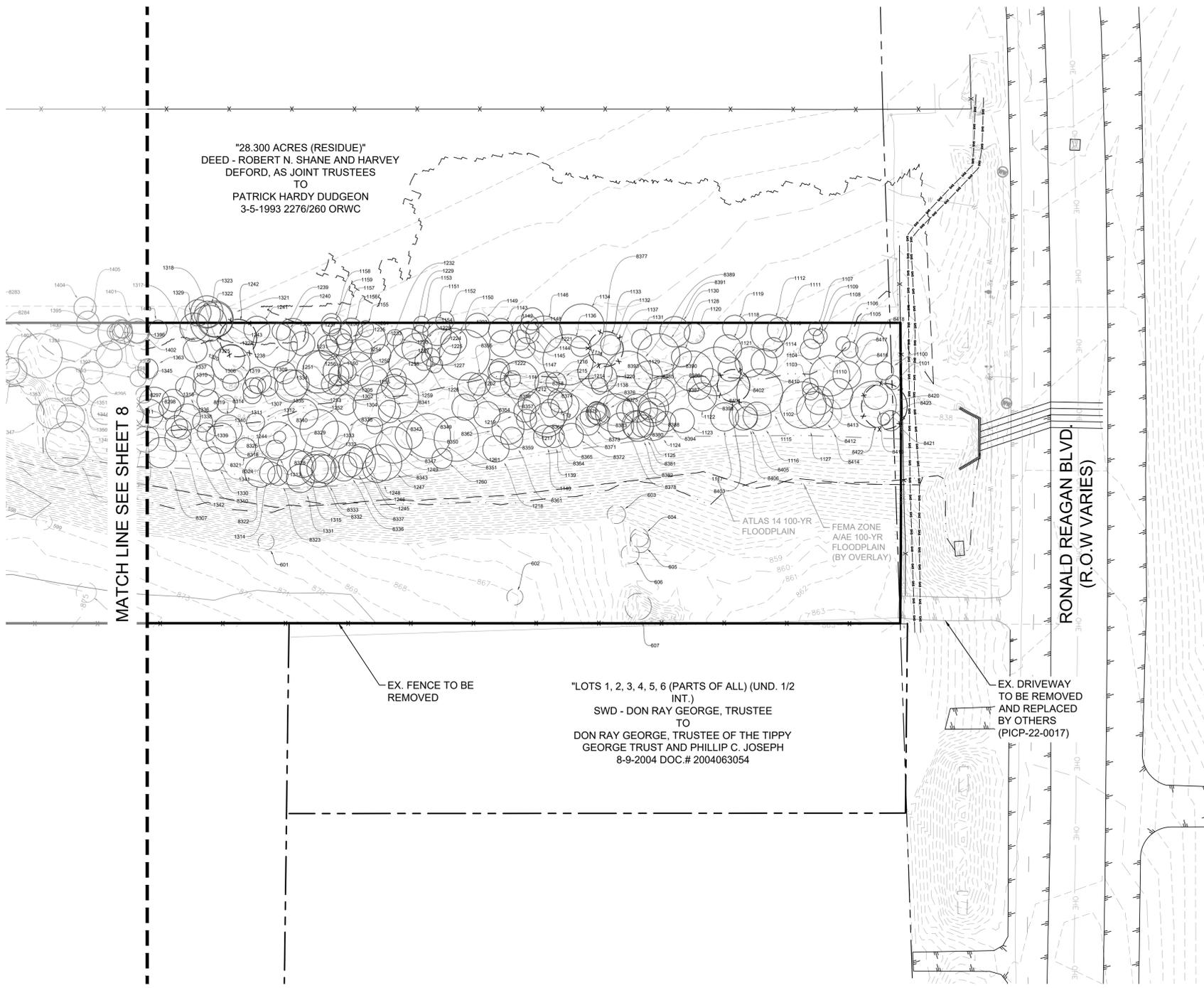
Sarah J. Mays

 KHA PROJECT: 06293601
 DATE: MARCH 2023
 SCALE: AS SHOWN
 DESIGNED BY: AEH
 DRAWN BY: AEH
 CHECKED BY: SJM
 3/9/23

**EXISTING CONDITIONS
 AND DEMO PLAN
 (SHEET 1 OF 2)**

**LENOX HILL
 TOWNHOMES**
 CITY OF LEANDER
 WILLIAMSON COUNTY, TEXAS

Plotted By: Harris, Avanna Date: March 28, 2023 05:26:14pm File Path: \\K:\AUS_Civil\062923\601-LuxNova - Leander Blockhouse\CD\PlanSheets\C - Existing Conditions and Demo Planning
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UTILITY LEGEND

	PROPERTY LINE
	EXISTING CONTOUR
	EXISTING OVERHEAD ELECTRIC LINE
	EXISTING WATER LINE
	EXISTING WASTEWATER LINE
	EXISTING EDGE OF PAVEMENT
	EXISTING POWER POLE
	EXISTING FIRE HYDRANT
	EXISTING WATER METER
	EXISTING WASTEWATER MANHOLE
	TREE TO REMAIN
	TREE TO BE REMOVED
	HERITAGE TREE TO REMAIN
	ATLAS 14 100-YR FLOODPLAIN
	FEMA A/E 100-YR FLOODPLAIN

DEMOLITION GENERAL NOTES

- IT IS THE CONTRACTOR'S RESPONSIBILITY TO COORDINATE WITH THE FRANCHISE UTILITY OWNERS TO ENSURE THAT SERVICE HAS BEEN DISCONNECTED, SAID UTILITY OWNER HAS SALVAGED WHAT THEY ARE RECOVERING, AND THAT REMAINING UTILITIES CAN BE REMOVED AND DISPOSED OF ACCORDINGLY BY THE CONTRACTOR.
- IT IS THE CONTRACTOR'S RESPONSIBILITY TO NOTIFY THE OWNER AND ALL THE UTILITY COMPANIES AND DEPARTMENTS 72 HOURS OR AS REQUIRED BEFORE DEMOLITION IS TO START TO VERIFY ANY UTILITIES THAT MAY BE PRESENT ON SITE. ALL VERIFICATIONS, LOCATIONS, SIZE AND DEPTHS SHALL BE MADE BY THE APPROPRIATE UTILITY COMPANIES OR DEPARTMENTS WHEN EXCAVATING AROUND OR OVER EXISTING UTILITIES. THE CONTRACTOR MUST NOTIFY THE UTILITY COMPANY SO A REPRESENTATIVE MAY BE PRESENT DURING THE EXCAVATION TO INSTRUCT AND OBSERVE DURING EXCAVATION. VERIFY THAT UTILITIES HAVE BEEN DISCONNECTED AND CAPPED BEFORE STARTING DEMOLITION OPERATIONS.
- ALL CONTRACTORS MUST TAKE PARTICULAR CARE WHEN EXCAVATING IN AND AROUND EXISTING UTILITY LINES AND EQUIPMENT. ACTUAL FIELD LOCATIONS OF ALL THE EXISTING UTILITIES ARE THE CONTRACTOR'S RESPONSIBILITY AND MUST BE LOCATED EITHER BY THE REPRESENTATIVE OF THE UTILITY COMPANY OR BY A PRIVATE UNDERGROUND UTILITY LOCATING COMPANY PRIOR TO THE START OF DEMOLITION ACTIVITIES.
- REMOVAL OF THE EXISTING IMPROVEMENTS SHALL BE AS REQUIRED FOR THE PROJECT. THE MATERIALS REMOVED FROM THE SITE SHALL BE DISPOSED OF IN A PROPER AND LEGAL MANNER PER FEDERAL, STATE, AND/OR LOCAL LAWS AND ORDINANCES.
- IF ANY HAZARDOUS MATERIALS ARE ENCOUNTERED THE OWNER SHALL BE NOTIFIED. THOSE MATERIALS SHALL BE REMOVED AND DISPOSED OF IN A MANNER AS APPROVED BY ALL GOVERNING AGENCIES AND IN A LANDFILL OR DISPOSAL FACILITY LICENSED TO ACCEPT HAZARDOUS MATERIAL.
- THE CONTRACTOR SHALL MAINTAIN EROSION CONTROL DEVICES AS REQUIRED DURING DEMOLITION.
- REMOVAL OF EXISTING CONCRETE OR OTHER PAVED AREAS SHALL INCLUDE ALL AGGREGATE BASE MATERIALS.
- EXISTING BUILDINGS TO BE DEMOLISHED SHALL BE REMOVED IN THEIR ENTIRETY INCLUDING SLABS AND FOUNDATIONS.
- FLOODPLAIN LIMITS DELINEATED VIA DRAINAGE STUDY PREPARED BY KIMLEY-HORN DATED 11/2021
- REFER TO SHEETS 48 - 50 FOR TREE PRESERVATION PLAN AND TREE TABLE.

BENCHMARKS

DATUM IS NAVD '88, USING GEOID B13, BASED ON GPS OBSERVATIONS.	
• BM #2 TBM-CSS-IN-ASPH	ELEV. = 861.17 NORTHING: 1017328.87 EASTING: 3085144.14
• BM #141 FH-TOP-BOLT	ELEV. = 846.89 NORTHING: 10173963.32 EASTING: 3085151.09



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WARNING: CONTRACTOR IS TO VERIFY PRESENCE AND EXACT LOCATION OF ALL UTILITIES PRIOR TO CONSTRUCTION.

No.	REVISIONS	DATE	BY

Kimley & Horn
 10814 JOLLYVILLE ROAD AVALON IV SUITE 200 AUSTIN, TX 78759
 PHONE: 512-418-7871 FAX: 512-418-1791
 WWW.KIMLEY-HORN.COM
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 TPE Firm No. 928

sarah j. mays

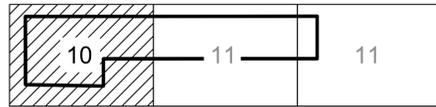
 3/9/23

KHA PROJECT: 06293601
 DATE: MARCH 2023
 SCALE: AS SHOWN
 DESIGNED BY: AEH
 DRAWN BY: AEH
 CHECKED BY: SJM

EXISTING CONDITIONS AND DEMO PLAN (SHEET 2 OF 2)

LENOX HILL TOWNHOMES
 CITY OF LEANDER
 WILLIAMSON COUNTY, TEXAS

KEY MAP
N.T.S.



LEGEND

	PROPERTY BOUNDARY
	SILT FENCE (SEE DETAIL ON SHEET 12)
	TREE PROTECTION (SEE DETAIL ON SHEET 12)
	LIMITS OF CONSTRUCTION (SEE DETAIL ON SHEET 12)
	PROPOSED INLET PROTECTION (SEE DETAIL ON SHEET 12)
	CONSTRUCTION ENTRANCE (SEE DETAIL ON SHEET 12)
	ROCK BERM (SEE DETAIL ON SHEET 12)
	EXISTING CONTOURS
	PROPOSED CONTOURS
	FIRE LANE
	ATLAS 14 100-YR FLOODPLAIN
	FEMA A/E 100-YR FLOODPLAIN
	TRIBUTARY CENTERLINE
	TRIBUTARY CENTERLINE + BUFFER
	TREE TO REMAIN
	TREE TO BE REMOVED
	HERITAGE TREE
	CONCRETE WASHOUT AREA (SEE DETAIL SHEET 12)
	STAGING AREA
	SPOILS AREA

PROPOSED 25' DRAINAGE EASEMENT (TO BE DEDICATED BY SEPARATE INSTRUMENT)

PROPERTY LINE

5' PARKING & DRIVE AISLE SETBACK

15' BUILDING SETBACK

"28.300 ACRES (RESIDUE)"
DEED - ROBERT N. SHANE AND HARVEY DEFORD, AS JOINT TRUSTEES
TO
PATRICK-HARDY DUDGEON
3-5-1993 2276/260 ORWC

15' REAR SETBACK

LAKELAND COUNTRY ESTATES
CAB. 'C', SLIDES 295-299 PRWC

SEDIMENTATION BASIN

5' PARKING & DRIVE AISLE SETBACK

"23.339 ACRES" (UND. 1/4 INT.)
WD - PATRICK DAVID SHANE, ET AL
TO
MELINDA SCHNEIDER
11-17-2015 DOC.# 201509062 OPRWC

MATCH LINE SEE SHEET 11

"16.53 ACRES"
DEED - ROBERT N. SHANE AND HARVEY E. DEFORD, JOINT TRUSTEES
TO
MICHAEL L. SMITH, ET UX BECKY R. SMITH
8-28-1992 2187/62 ORWC

"16.53 ACRES (S/E 0.18 ACRE)"
DEED - BENNIE F. WINDAM, ET UX JOYCE A. WINDHAM
TO
MICHAEL W. COPELAND, ET UX ELAINE COPELAND
4-16-1993 2287/296 ORWC

EROSION CONTROL SCHEDULE AND SEQUENCING

1. ROUGH GRADING	CONSTRUCTION ENTRANCE/EXIT, SILT FENCE PROTECTION AND STONE OVERFLOW STRUCTURES SHALL BE INSTALLED PRIOR TO THE INITIATION OF ROUGH GRADING, AS NEEDED.
2. UTILITY INSTALLATION	ALL PRIOR EROSION CONTROL MEASURES INSTALLED TO BE MAINTAINED AS NECESSARY DURING UTILITY INSTALLATION. INLET PROTECTION SHALL BE INSTALLED AS STORM DRAINAGE SYSTEM IS CONSTRUCTED.
3. PAVING	ALL PRIOR EROSION CONTROL MEASURES INSTALLED ABOVE TO BE MAINTAINED AS NECESSARY DURING PAVING AND THROUGHOUT THE REMAINDER OF THE PROJECT.
4. FINAL GRADING/STABILIZATION/LANDSCAPING	ALL TEMPORARY EROSION CONTROL MEASURES TO BE REMOVED AT THE CONCLUSION OF THE PROJECT AS DIRECTED BY THE CITY OR COUNTY.

NOTE: THE SEQUENCE OF CONSTRUCTION SHOWN ABOVE IS A GENERAL OVERVIEW AND IS INTENDED TO CONVEY THE GENERAL CONCEPTS OF THE EROSION CONTROL DESIGN AND SHOULD NOT BE RELIED UPON FOR CONSTRUCTION PURPOSES. THE CONTRACTOR IS SOLELY RESPONSIBLE FOR DETAILED PHASING AND CONSTRUCTION SEQUENCING NECESSARY TO CONSTRUCT THE PROPOSED IMPROVEMENTS INCLUDED IN THESE PLANS. THE CONTRACTOR SHALL NOTIFY ENGINEER IN WRITING IMMEDIATELY, PRIOR TO AND/OR DURING CONSTRUCTION IF ANY ADDITIONAL INFORMATION ON THE CONSTRUCTION SEQUENCE IS NECESSARY. CONTRACTOR IS SOLELY RESPONSIBLE FOR COMPLYING WITH THE REQUIREMENTS OF THE AUTHORITY HAVING JURISDICTION AND ALL OTHER APPLICABLE LAWS.

- NOTES:
- CONTRACTOR IS SOLELY RESPONSIBLE FOR IMPLEMENTATION, MAINTENANCE, AND EFFECTIVENESS OF ALL SWPPP CONTROLS - CONTROLS SHOWN ON THIS SITE MAP ARE SUGGESTED CONTROLS ONLY.
 - CONTRACTOR SHALL RECORD INSTALLATION, MAINTENANCE OR MODIFICATION, AND REMOVAL DATES FOR EACH BMP EMPLOYED (WHETHER CALLED OUT ON ORIGINAL SWPPP OR NOT) DIRECTLY ON THE SITE MAP.
 - THE CITY OF LEANDER ENVIRONMENTAL INSPECTOR HAS THE AUTHORITY TO ADD OR MODIFY EROSION/SEDIMENT CONTROLS ON SITE THROUGHOUT THE DURATION OF THE PROJECT.
 - CONTRACTOR SHALL UTILIZE DUST CONTROL MEASURE DURING SITE CONSTRUCTION SUCH AS IRRIGATION TRUCKS AND MULCHING AS PER ECOM 1.4.5(D) OR AS DIRECTED BY THE ENVIRONMENTAL INSPECTOR. TEMPORARY AND PERMANENT STABILIZATION PRACTICES AND BMP'S SHALL BE INSTALLED AT THE EARLIEST POSSIBLE TIME DURING THE CONSTRUCTION SEQUENCE AS AN EXAMPLE, PERIMETER SILT FENCE SHALL BE INSTALLED BEFORE COMMENCEMENT OF ANY GRADING ACTIVITIES. OTHER BMP'S SHALL BE INSTALLED AS SOON AS PRACTICABLE AND SHALL BE MAINTAINED UNTIL FINAL SITE STABILIZATION IS ATTAINED. CONTRACTOR SHALL ALSO REFERENCE CIVIL AND LANDSCAPE PLANS SINCE PERMANENT STABILIZATION IS PROVIDED BY LANDSCAPING, THE BUILDING(S), AND SITE PAVING. BMP'S HAVE BEEN LOCATED AS INDICATED ON THIS PLAN IN ACCORDANCE WITH GENERALLY ACCEPTED ENGINEERING PRACTICES IN ORDER TO MINIMIZE SEDIMENT TRANSFER. FOR EXAMPLE: SILT FENCES LOCATED AT TOE OF SLOPE AND INLET PROTECTION FOR INLETS RECEIVING SEDIMENT FROM SITE RUN-OFF.
 - ADDITIONAL EROSION AND SEDIMENTATION CONTROLS MAY BE REQUIRED BY THE CITY DURING CONSTRUCTION.
 - REFERENCE EROSION CONTROL NOTES AND DETAILS ON SHEET 12.
 - IF DISTURBED AREA IS NOT TO BE WORKED ON FOR MORE THAN 14 DAYS, DISTURBED AREA NEEDS TO BE STABILIZED BY REVEGETATION, MULCH, TARP OR REVEGETATION MATTING [ECM 1.4.4.B.3, SECTION 5. I]. THE CONTRACTOR WILL CLEAN UP SPOILS THAT MIGRATE ONTO THE ROADS A MINIMUM OF ONCE DAILY [ECM 1.4.4.D.4].
 - ALL DISTURBED AREAS TO BE RE-VEGETATED.
 - SEE SHEET 48 FOR TREE PRESERVATION PLAN AND SHEETS 49 & 50 FOR THE TREE TABLE.
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 - ON-SITE EROSION CONTROL MEASURES TO BE ESTABLISHED AND MAINTAINED AROUND TEMPORARY/PERMANENT SPOILS LOCATIONS, CONCRETE WASHOUT AND CONTRACTOR STAGING AREAS.



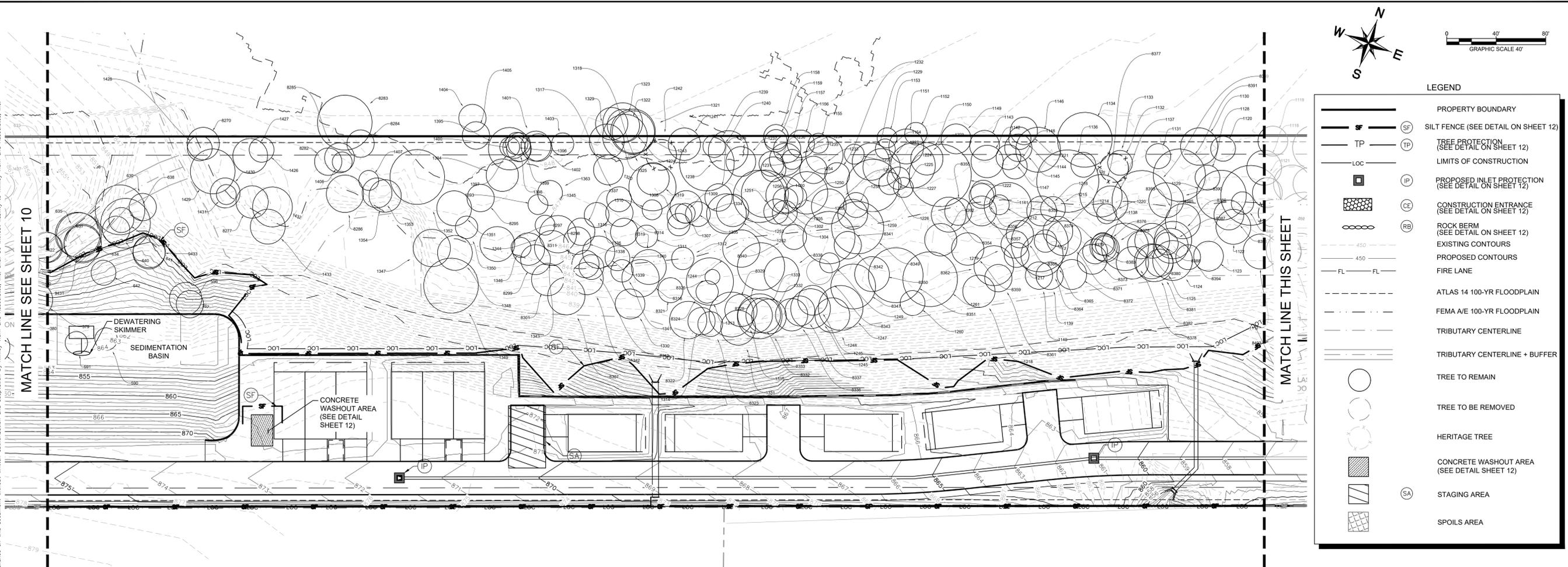
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<p>SARAH J. MAYS LICENSED PROFESSIONAL ENGINEER NO. 128704</p>	
<p>KHA PROJECT 06293601</p>	<p>DATE MARCH 2023</p>
<p>SCALE: AS SHOWN</p>	<p>DESIGNED BY: AEH</p>
<p>DRAWN BY: AEH</p>	<p>CHECKED BY: SJM</p>
<p>3/9/23</p>	
<p>EROSION CONTROL PLAN (SHEET 1 OF 2)</p>	
<p>LENOX HILL TOWNHOMES CITY OF LEANDER WILLIAMSON COUNTY, TEXAS</p>	
<p>SHEET NUMBER 10 OF 84</p>	

Plotted: B:\harris_Avanna Date: March 28, 2023 05:27:33pm File Path: K:\AUS_Civil\06293601-LuxNova - Leander Blockhouse_Cad\PlanSheets\C - Erosion Control Plan.dwg
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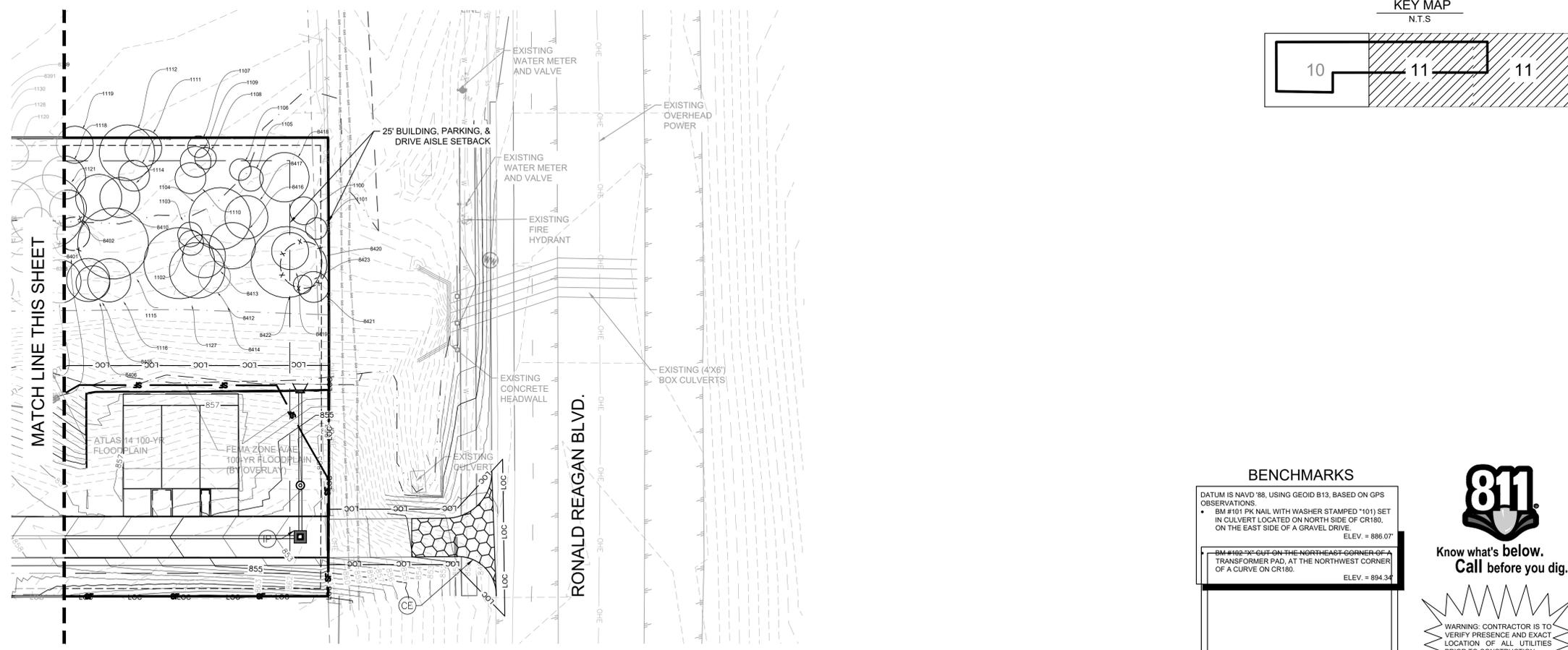
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LEGEND

	PROPERTY BOUNDARY
	SILTS FENCE (SEE DETAIL ON SHEET 12)
	TREE PROTECTION (SEE DETAIL ON SHEET 12)
	LIMITS OF CONSTRUCTION
	PROPOSED INLET PROTECTION (SEE DETAIL ON SHEET 12)
	CONSTRUCTION ENTRANCE (SEE DETAIL ON SHEET 12)
	ROCK BERM (SEE DETAIL ON SHEET 12)
	EXISTING CONTOURS
	PROPOSED CONTOURS
	FIRE LANE
	ATLAS 14 100-YR FLOODPLAIN
	FEMA A/E 100-YR FLOODPLAIN
	TRIBUTARY CENTERLINE
	TRIBUTARY CENTERLINE + BUFFER
	TREE TO REMAIN
	TREE TO BE REMOVED
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BENCHMARKS

DATUM IS NAVD '88, USING GEOID B13, BASED ON GPS OBSERVATIONS.

- BM #101 1X NAIL WITH WASHER STAMPED "101" SET IN CULVERT LOCATED ON NORTH SIDE OF CR180, ON THE EAST SIDE OF A GRAVEL DRIVE. ELEV. = 886.07'
- BM #102 2X CUT ON THE NORTHEAST CORNER OF A TRANSFORMER PAD, AT THE NORTHWEST CORNER OF A CURVE ON CR180. ELEV. = 894.34'

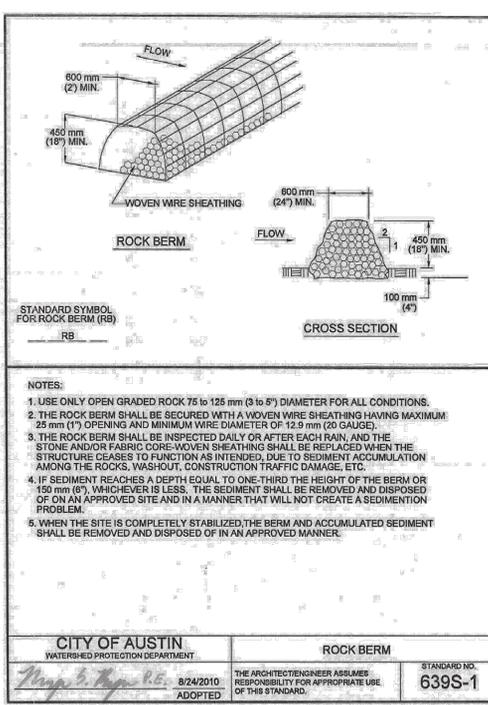
811

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WARNING: CONTRACTOR IS TO VERIFY PRESENCE AND EXACT LOCATION OF ALL UTILITIES PRIOR TO CONSTRUCTION.

 10814 JOLLYVILLE ROAD AVALON IV SUITE 200 AUSTIN, TX 78759 PHONE: 512-418-1771 FAX: 512-418-1791 © 2023 KIMLEY-HORN AND ASSOCIATES, INC. TPBE Firm No. 928	KHA PROJECT 06293601	DATE MARCH 2023	SCALE: AS SHOWN	DESIGNED BY: AEH	DRAWN BY: AEH	CHECKED BY: SJM	
	EROSION CONTROL PLAN (SHEET 2 OF 2)						
	LENOX HILL TOWNHOMES CITY OF LEANDER WILLIAMSON COUNTY, TEXAS						
SHEET NUMBER 11 OF 84							

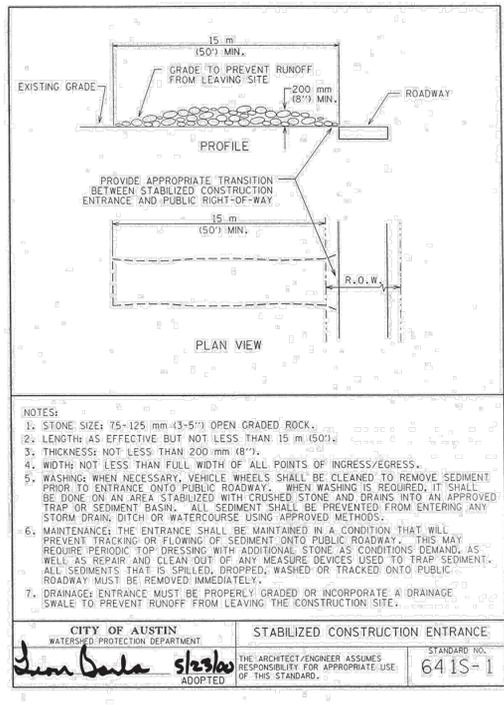
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NOTES:

1. USE ONLY OPEN GRADED ROCK 75 TO 125 mm (3 to 5") DIAMETER FOR ALL CONDITIONS.
2. THE ROCK BERM SHALL BE SECURED WITH A WOVEN WIRE SHEATHING HAVING MAXIMUM 25 mm (1") OPENINGS AND MINIMUM WIRE DIAMETER OF 12.9 mm (20 GAUGE).
3. THE ROCK BERM SHALL BE INSPECTED DAILY OR AFTER EACH RAIN, AND THE STONE AND/OR FABRIC CORE-WOVEN SHEATHING SHALL BE REPLACED WHEN THE STRUCTURE CEASES TO FUNCTION AS INTENDED, DUE TO SEDIMENT ACCUMULATION AMONG THE ROCKS, WASHOUT, CONSTRUCTION TRAFFIC DAMAGE, ETC.
4. IF SEDIMENT REACHES A DEPTH EQUAL TO ONE-THIRD THE HEIGHT OF THE BERM OR 150 mm (6"), WHICHEVER IS LESS, THE SEDIMENT SHALL BE REMOVED AND DISPOSED OF ON AN APPROVED SITE AND IN A MANNER THAT WILL NOT CREATE A SEDIMENTATION PROBLEM.
5. WHEN THE SITE IS COMPLETELY STABILIZED, THE BERM AND ACCUMULATED SEDIMENT SHALL BE REMOVED AND DISPOSED OF IN AN APPROVED MANNER.

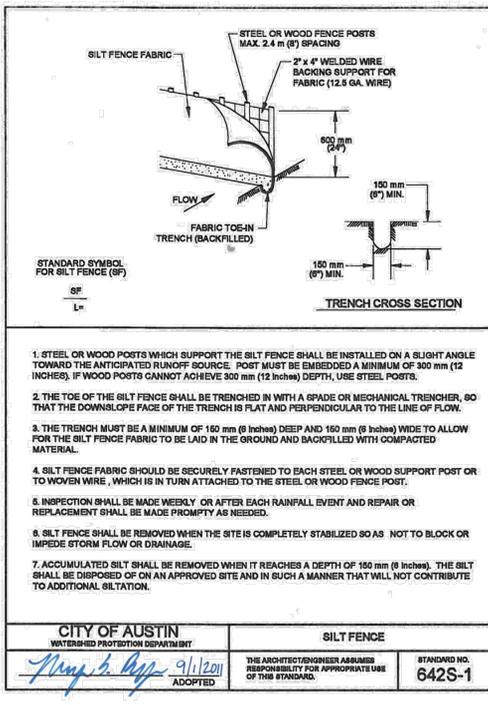
CITY OF AUSTIN WATERSHED PROTECTION DEPARTMENT	ROCK BERM	STANDARD NO. 639S-1
<i>Wagner & White</i> 8/24/2010 ADOPTED	THE ARCHITECT/ENGINEER ASSUMES RESPONSIBILITY FOR APPROPRIATE USE OF THIS STANDARD.	



NOTES:

1. STONE SIZE: 75-125 mm (3-5") OPEN GRADED ROCK.
2. LENGTH AS EFFECTIVE BUT NOT LESS THAN 15 m (50').
3. THICKNESS: NOT LESS THAN 200 mm (8").
4. WIDTH: NOT LESS THAN FULL WIDTH OF ALL POINTS OF INGRESS/EGRESS.
5. WASHING: WHEN NECESSARY, VEHICLE WHEELS SHALL BE CLEANED TO REMOVE SEDIMENT PRIOR TO ENTRANCE ONTO PUBLIC ROADWAY. WHEN WASHING IS REQUIRED, IT SHALL BE DONE ON AN AREA STABILIZED WITH CRUSHED STONE AND DRAINS INTO AN APPROVED TRAP OR SEDIMENT BASIN. ALL SEDIMENT SHALL BE PREVENTED FROM ENTERING ANY STORM DRAIN, DITCH OR WATERCOURSE USING APPROVED METHODS.
6. MAINTENANCE: THE ENTRANCE SHALL BE MAINTAINED IN A CONDITION THAT WILL PREVENT TRACKING OR FLOWING OF SEDIMENT ONTO PUBLIC ROADWAY. THIS MAY REQUIRE PERIODIC TOP DRESSING WITH ADDITIONAL STONE AS CONDITIONS DEMAND, AS WELL AS REPAIR AND CLEAN OUT OF ANY MEASURE DEVICES USED TO TRAP SEDIMENT. ALL SEDIMENTS THAT IS SPOILED, DROPPED, WASHED OR TRACKED ONTO PUBLIC ROADWAY MUST BE REMOVED IMMEDIATELY.
7. DRAINAGE: ENTRANCE MUST BE PROPERLY GRADED OR INCORPORATE A DRAINAGE SWALE TO PREVENT RUNOFF FROM LEAVING THE CONSTRUCTION SITE.

CITY OF AUSTIN WATERSHED PROTECTION DEPARTMENT	STABILIZED CONSTRUCTION ENTRANCE	STANDARD NO. 641S-1
<i>Wagner & White</i> 5/23/10 ADOPTED	THE ARCHITECT/ENGINEER ASSUMES RESPONSIBILITY FOR APPROPRIATE USE OF THIS STANDARD.	



NOTES:

1. STEEL OR WOOD POSTS WHICH SUPPORT THE SILT FENCE SHALL BE INSTALLED ON A SLIGHT ANGLE TOWARD THE ANTICIPATED RUNOFF SOURCE. POST MUST BE EMBEDDED A MINIMUM OF 300 mm (12 INCHES). IF WOOD POSTS CANNOT ACHIEVE 300 mm (12 INCHES) DEPTH, USE STEEL POSTS.
2. THE TOE OF THE SILT FENCE SHALL BE TRENCHED IN WITH A SPADE OR MECHANICAL TRENCHER, SO THAT THE DOWNFLOW FACE OF THE TRENCH IS FLAT AND PERPENDICULAR TO THE LINE OF FLOW.
3. THE TRENCH MUST BE A MINIMUM OF 150 mm (6 inches) DEEP AND 150 mm (6 inches) WIDE TO ALLOW FOR THE SILT FENCE FABRIC TO BE LAID IN THE GROUND AND BACKFILLED WITH COMPACTED MATERIAL.
4. SILT FENCE FABRIC SHOULD BE SECURELY FASTENED TO EACH STEEL OR WOOD SUPPORT POST OR TO WOVEN WIRE, WHICH IS IN TURN ATTACHED TO THE STEEL OR WOOD FENCE POST.
5. INSPECTION SHALL BE MADE WEEKLY OR AFTER EACH RAINFALL EVENT AND REPAIR OR REPLACEMENT SHALL BE MADE PROMPTLY AS NEEDED.
6. SILT FENCE SHALL BE REMOVED WHEN THE SITE IS COMPLETELY STABILIZED SO AS NOT TO BLOCK OR IMPEDE STORM FLOW OR DRAINAGE.
7. ACCUMULATED SILT SHALL BE REMOVED WHEN IT REACHES A DEPTH OF 150 mm (6 inches). THE SILT SHALL BE DISPOSED OF ON AN APPROVED SITE AND IN SUCH A MANNER THAT WILL NOT CONTRIBUTE TO ADDITIONAL SILTATION.

CITY OF AUSTIN WATERSHED PROTECTION DEPARTMENT	SILT FENCE	STANDARD NO. 642S-1
<i>Wagner & White</i> 9/11/2011 ADOPTED	THE ARCHITECT/ENGINEER ASSUMES RESPONSIBILITY FOR APPROPRIATE USE OF THIS STANDARD.	

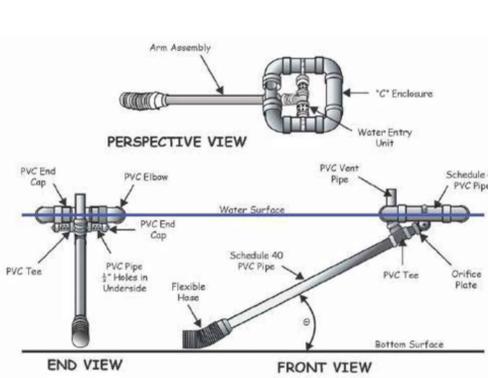
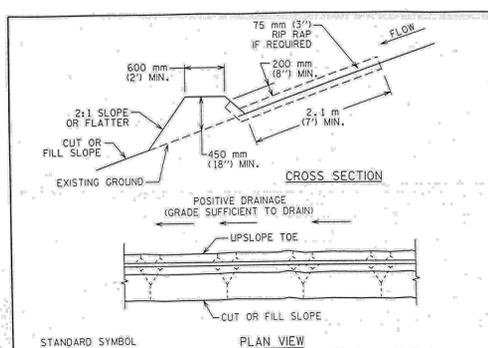


Figure 6.64a Schematic of a skimmer, from Pennsylvania Erosion and Sediment Pollution Control Manual, March, 2000.

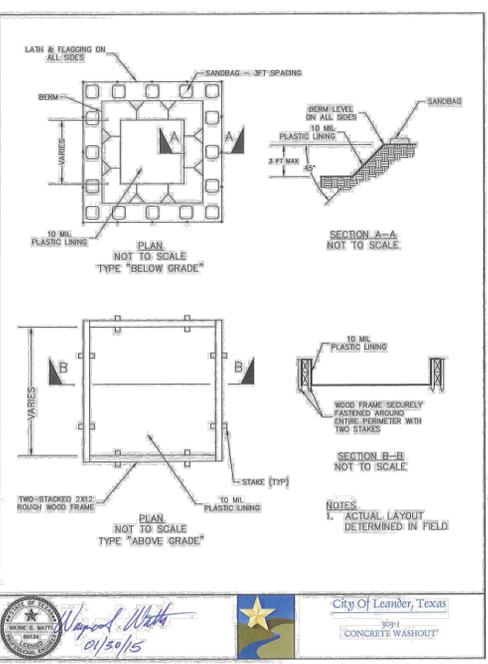
DEWATERING SKIMMER
N.T.S.



GENERAL NOTES:

1. ALL DIKES SHALL BE MACHINE COMPACTED.
2. ALL DIVERSION DIKES SHALL HAVE POSITIVE DRAINAGE TO AN OUTLET.
3. a. DIVERTED RUNOFF FROM A PROTECTED OR STABILIZED AREA SHALL HAVE ITS OUTLET FLOW DIRECTED TO AN UNDISTURBED STABILIZED AREA OR INTO A LEVEL SPREADER OR GRADE STABILIZATION STRUCTURE.
b. DIVERTED RUNOFF FROM A DISTURBED OR EXPOSED AREA SHALL BE CONVEYED TO A SEDIMENT TRAPPING DEVICE, SUCH AS A ROCK BERM, BRUSH BERM, STONE OUTLET STRUCTURE, SEDIMENT TRAP OR SEDIMENT BASIN OR TO AN AREA PROTECTED BY ANY OF THESE PRACTICES.
4. UNLESS OTHERWISE SPECIFIED, EROSION STABILIZATION SHALL BE OPEN GRADED ROCK 75 TO 125 mm (3 TO 5 INCHES) IN DIAMETER EMBEDDED IN SOIL SURFACE.
5. INSPECTION SHALL BE CONDUCTED WEEKLY OR AFTER EACH RAINFALL EVENT.

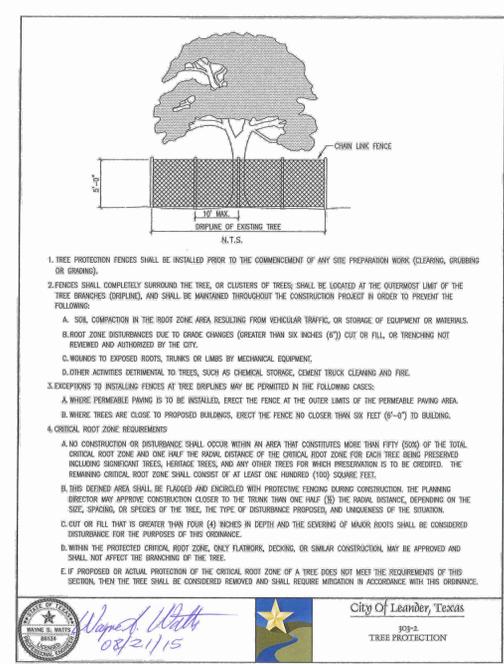
CITY OF AUSTIN WATERSHED PROTECTION DEPARTMENT	DIVERSION DIKE	STANDARD NO. 622S-1
<i>Wagner & White</i> 3/27/200 ADOPTED	THE ARCHITECT/ENGINEER ASSUMES RESPONSIBILITY FOR APPROPRIATE USE OF THIS STANDARD.	



NOTES:

1. ACTUAL LAYOUT DETERMINED IN FIELD.

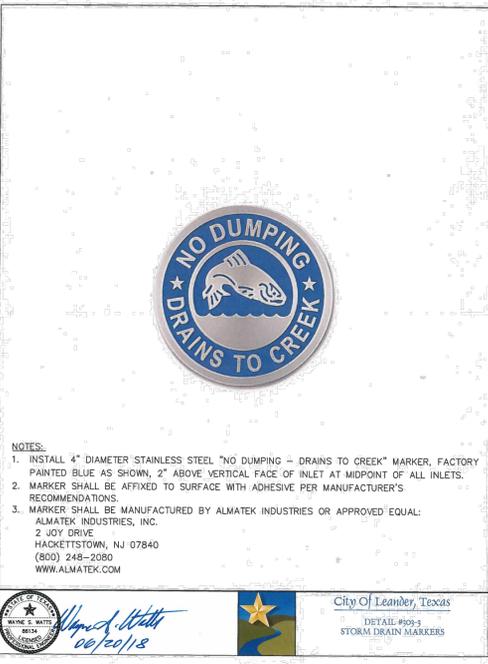
CITY OF LEANDER, TEXAS	ROCK BERM	STANDARD NO. 639S-1
<i>Wagner & White</i> 01/30/15	THE ARCHITECT/ENGINEER ASSUMES RESPONSIBILITY FOR APPROPRIATE USE OF THIS STANDARD.	



NOTES:

1. TREE PROTECTION FENCES SHALL BE INSTALLED PRIOR TO THE COMMENCEMENT OF ANY SITE PREPARATION WORK (CLEARING, GRUBBING OR EROSION).
2. FENCES SHALL COMPLETELY SURROUND THE TREE, OR CLUSTERS OF TREES, SHALL BE LOCATED AT THE OUTERMOST LIMIT OF THE TREE BRANCHES (OFFLINE), AND SHALL BE MAINTAINED THROUGHOUT THE CONSTRUCTION PROJECT IN ORDER TO PREVENT THE FOLLOWING:
a. SOIL COMPACTION IN THE ROOT ZONE AREA RESULTING FROM VEHICULAR TRAFFIC, OR STORAGE OF EQUIPMENT OR MATERIALS.
b. ROOT ZONE DISTURBANCES DUE TO GRADE CHANGES (GREATER THAN SIX INCHES (6") CUT OR FILL, OR TRENCHING) NOT REVIEWED AND AUTHORIZED BY THE CITY.
c. WORKS TO EXPOSED ROOTS, TRUNKS OR LIMBS BY MECHANICAL EQUIPMENT.
d. OTHER ACTIVITIES DETRIMENTAL TO TREES, SUCH AS CHEMICAL STORAGE, CEMENT TRUCK CLEANING AND FIRE.
3. EXCEPTIONS TO INSTALLING FENCES AT TREE DRIFTLINES MAY BE PERMITTED IN THE FOLLOWING CASES:
a. WHERE PERMEABLE PAVING IS TO BE INSTALLED, ERECT THE FENCE AT THE OUTER LIMITS OF THE PERMEABLE PAVING AREA.
b. WHERE TREES ARE CLOSE TO PROPOSED BUILDINGS, ERECT THE FENCE NO CLOSER THAN SIX FEET (6'-0") TO BUILDING.
4. CRITICAL ROOT ZONE REQUIREMENTS:
a. NO CONSTRUCTION OR DISTURBANCE SHALL OCCUR WITHIN AN AREA THAT CONSTITUTES MORE THAN FIFTY (50%) OF THE TOTAL CRITICAL ROOT ZONE AND ONE HALF THE RADIAL DISTANCE OF THE CRITICAL ROOT ZONE FOR EACH TREE BEING PRESERVED INCLUDING SIGNIFICANT TREES, HERITAGE TREES, AND ANY OTHER TREES FOR WHICH PRESERVATION IS TO BE CREDITED. THE REMAINING CRITICAL ROOT ZONE SHALL CONSIST OF AT LEAST ONE HUNDRED (100) SQUARE FEET.
b. THIS DEFINED AREA SHALL BE FLAGGED AND ENCLOSED WITH PROTECTIVE FENCING DURING CONSTRUCTION. THE PLANNING DIRECTOR MAY APPROVE CONSTRUCTION CLOSER TO THE TRUNK THAN ONE HALF (1/2) THE RADIAL DISTANCE, DEPENDING ON THE SIZE, SPACING, OR SPICES OF THE TREE, THE TYPE OF DISTURBANCE PROPOSED, AND CHARACTERISTICS OF THE SITUATION.
c. CUT OR FILL THAT IS GREATER THAN FOUR (4) INCHES IN DEPTH AND THE EXPOSURE OF WATER ROOTS SHALL BE CONSIDERED DISTURBANCE FOR THE PURPOSES OF THIS ORDINANCE.
d. WITHIN THE PROTECTED CRITICAL ROOT ZONE, ONLY FLATWORK, DECKING, OR SIMILAR CONSTRUCTION MAY BE APPROVED AND SHALL NOT AFFECT THE UNDERGROUND OF THE TREE.
e. IF PROPOSED OR ACTUAL PROTECTION OF THE CRITICAL ROOT ZONE OF A TREE DOES NOT MEET THE REQUIREMENTS OF THIS SECTION, THEN THE TREE SHALL BE CONSIDERED REMOVED AND SHALL REQUIRE MITIGATION IN ACCORDANCE WITH THIS ORDINANCE.

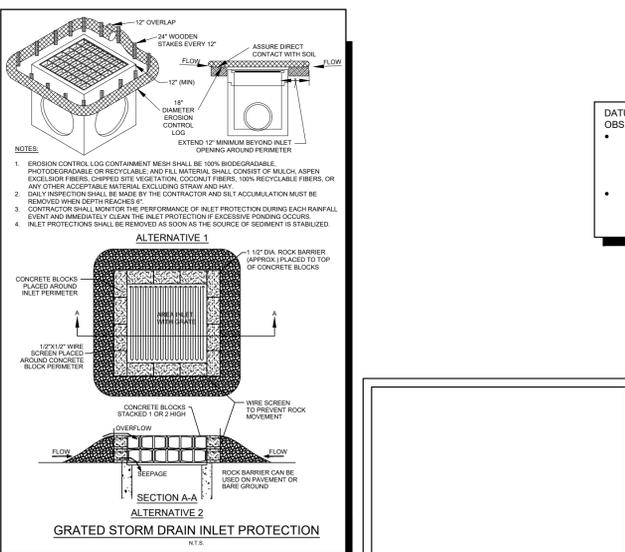
CITY OF LEANDER, TEXAS	TREE PROTECTION	STANDARD NO. 639S-2
<i>Wagner & White</i> 08/21/15	THE ARCHITECT/ENGINEER ASSUMES RESPONSIBILITY FOR APPROPRIATE USE OF THIS STANDARD.	



NOTES:

1. INSTALL 4" DIAMETER STAINLESS STEEL "NO DUMPING - DRAINS TO CREEK" MARKER, FACTORY PAINTED BLUE AS SHOWN, 2" ABOVE VERTICAL FACE OF INLET AT MIDPOINT OF ALL INLETS.
2. MARKER SHALL BE AFFIXED TO SURFACE WITH ADHESIVE PER MANUFACTURER'S RECOMMENDATIONS.
3. MARKER SHALL BE MANUFACTURED BY ALMATEX INDUSTRIES OR APPROVED EQUAL:
a. ALMATEX INDUSTRIES, INC.
b. 2 JOY DRIVE
c. HACKETTSTOWN, NJ 07840
d. (800) 248-2080
e. WWW.ALMATEX.COM

CITY OF LEANDER, TEXAS	DETAIL #93-3 STORM DRAIN MARKERS	STANDARD NO. 622S-1
<i>Wagner & White</i> 06/20/18	THE ARCHITECT/ENGINEER ASSUMES RESPONSIBILITY FOR APPROPRIATE USE OF THIS STANDARD.	



Grated Storm Drain Inlet Protection N.T.S.

BENCHMARKS

DATUM IS NAVD 88, USING GEOID B13, BASED ON GPS OBSERVATIONS.

- BM #2 TBM-CSS-IN-ASPH ELEV. = 861.17' NORTHING: 1017328.87' EASTING: 3085144.14'
- BM #14 FH-TOP-BOLT ELEV. = 846.89' NORTHING: 10173963.32' EASTING: 3085151.09'

811

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WWW.KIMLEY-HORN.COM
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sarah j. mays
SARAH J. MAYS
LICENSED PROFESSIONAL ENGINEER
STATE OF TEXAS

EROSION CONTROL DETAILS

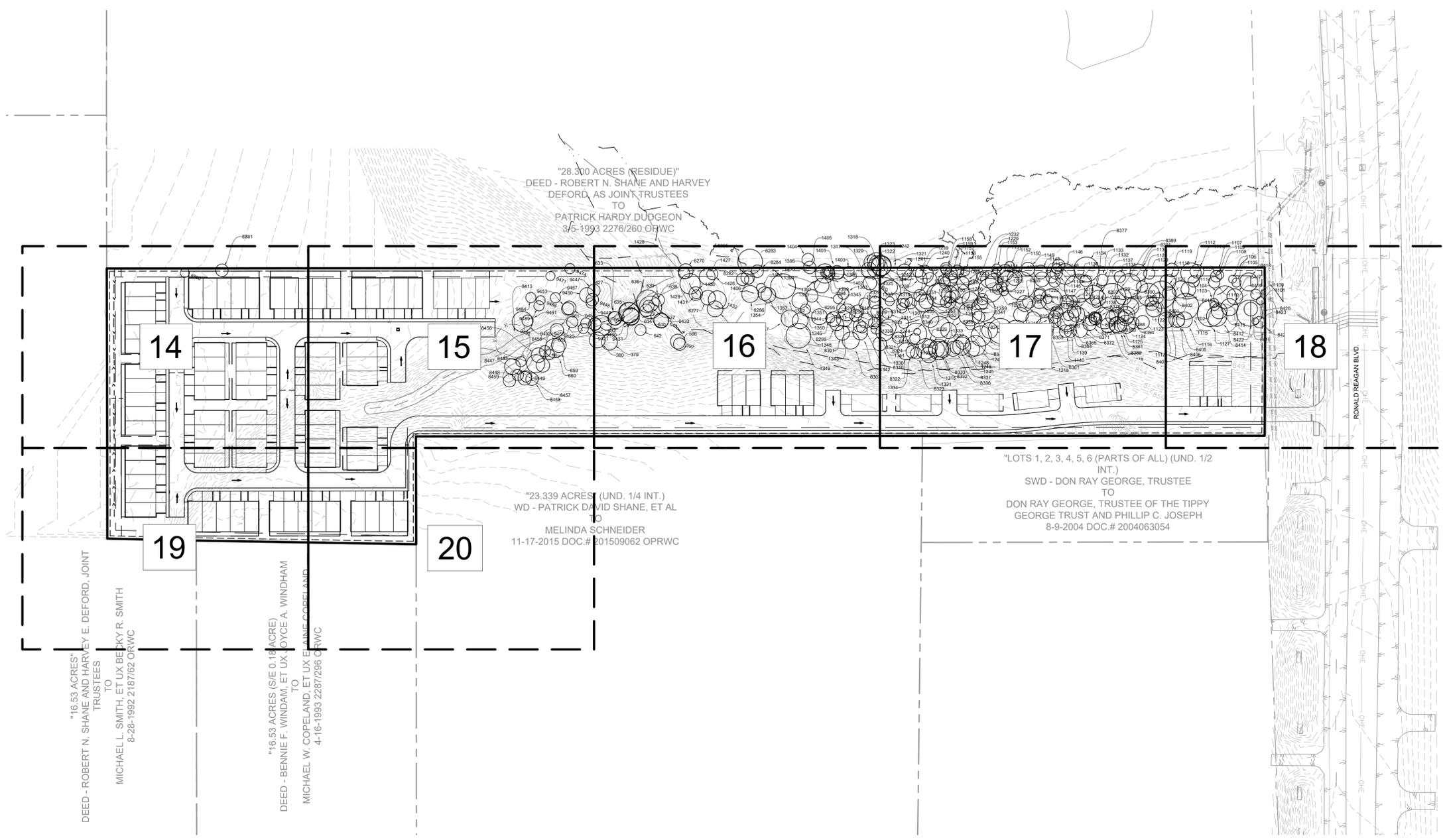
LENOX HILL TOWNHOMES
CITY OF LEANDER
WILLIAMSON COUNTY, TEXAS

KHA PROJECT: 06293601
DATE: MARCH 2023
SCALE: AS SHOWN
DESIGNED BY: AEH
DRAWN BY: AEH
CHECKED BY: SJM

3/9/23

SHEET NUMBER
12 OF 84

Plotted By: Harris, Avanna Date: March 28, 2023 05:28:39pm File Path: K:\AUS-Civil\062923601-LuxNova - Leander Blockhouse\Coa\PlanSheets\C - Grading Plan.dwg
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-----	PROPOSED GRADE AT END OF WALL
---<---<---<---	PROPOSED SWALE
HP	HIGH POINT
→	FLOW DIRECTION
-----	PROPOSED RETAINING WALL
555	PROPOSED CONTOUR
555	EXISTING CONTOUR
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○	HERITAGE TREE
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 TPBE Firm No. 928

sarah j mays

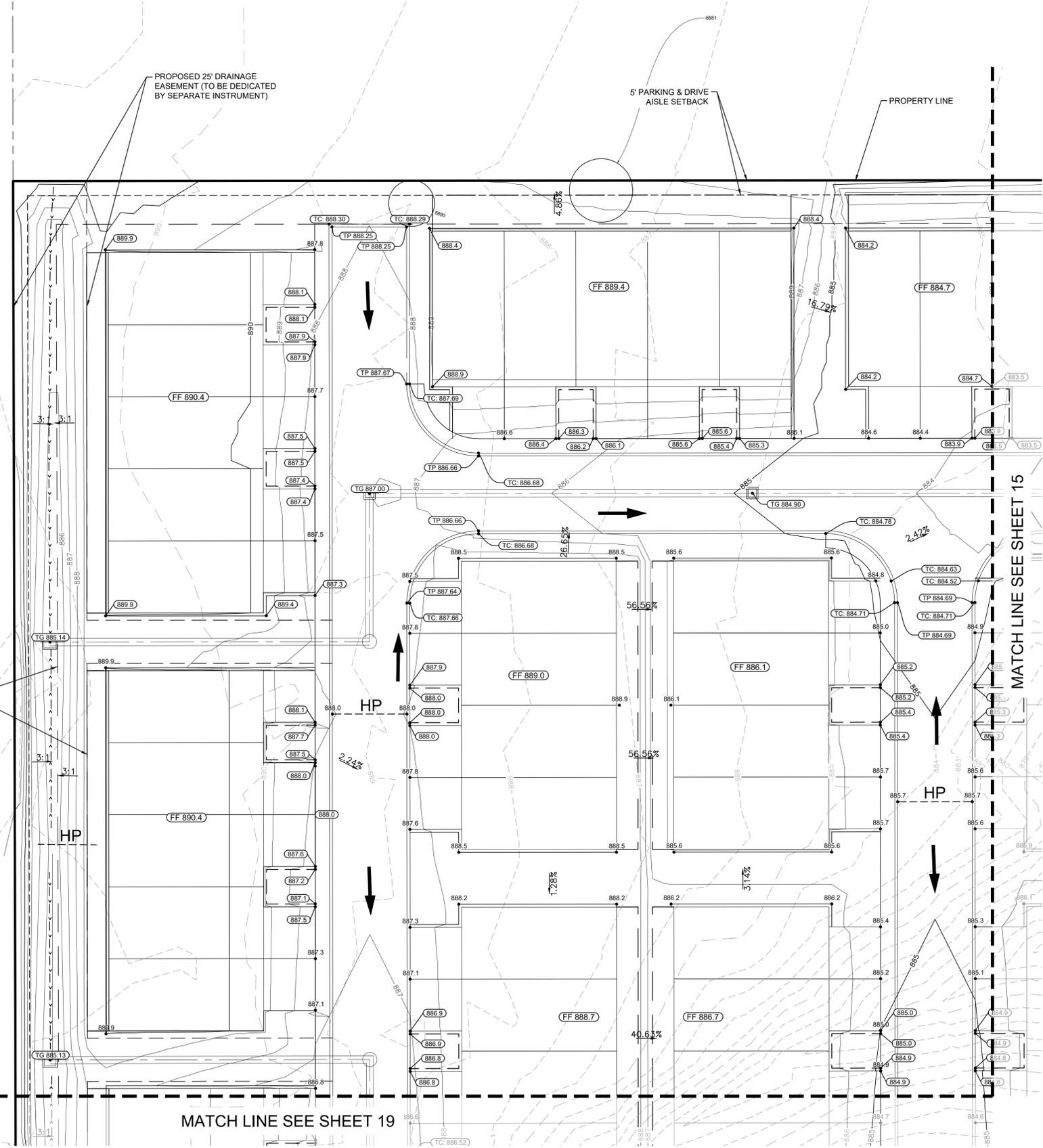
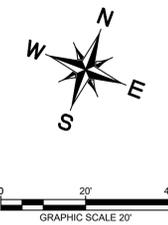
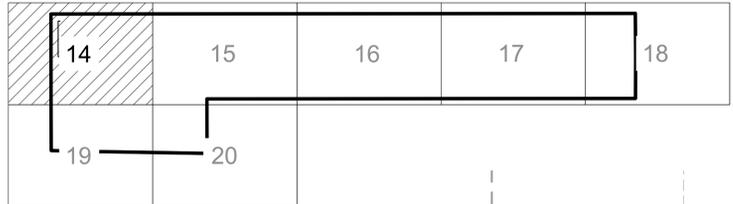
 SARAH J. MAYS
 LICENSED PROFESSIONAL ENGINEER
 STATE OF TEXAS
 LICENSE NO. 129794

KHA PROJECT	06293601
DATE	MARCH 2023
SCALE	AS SHOWN
DESIGNED BY:	AEH
DRAWN BY:	AEH
CHECKED BY:	SJM

OVERALL GRADING PLAN

LENOX HILL TOWNHOMES
 CITY OF LEANDER
 WILLIAMSON COUNTY, TEXAS

KEY MAP
N.T.S



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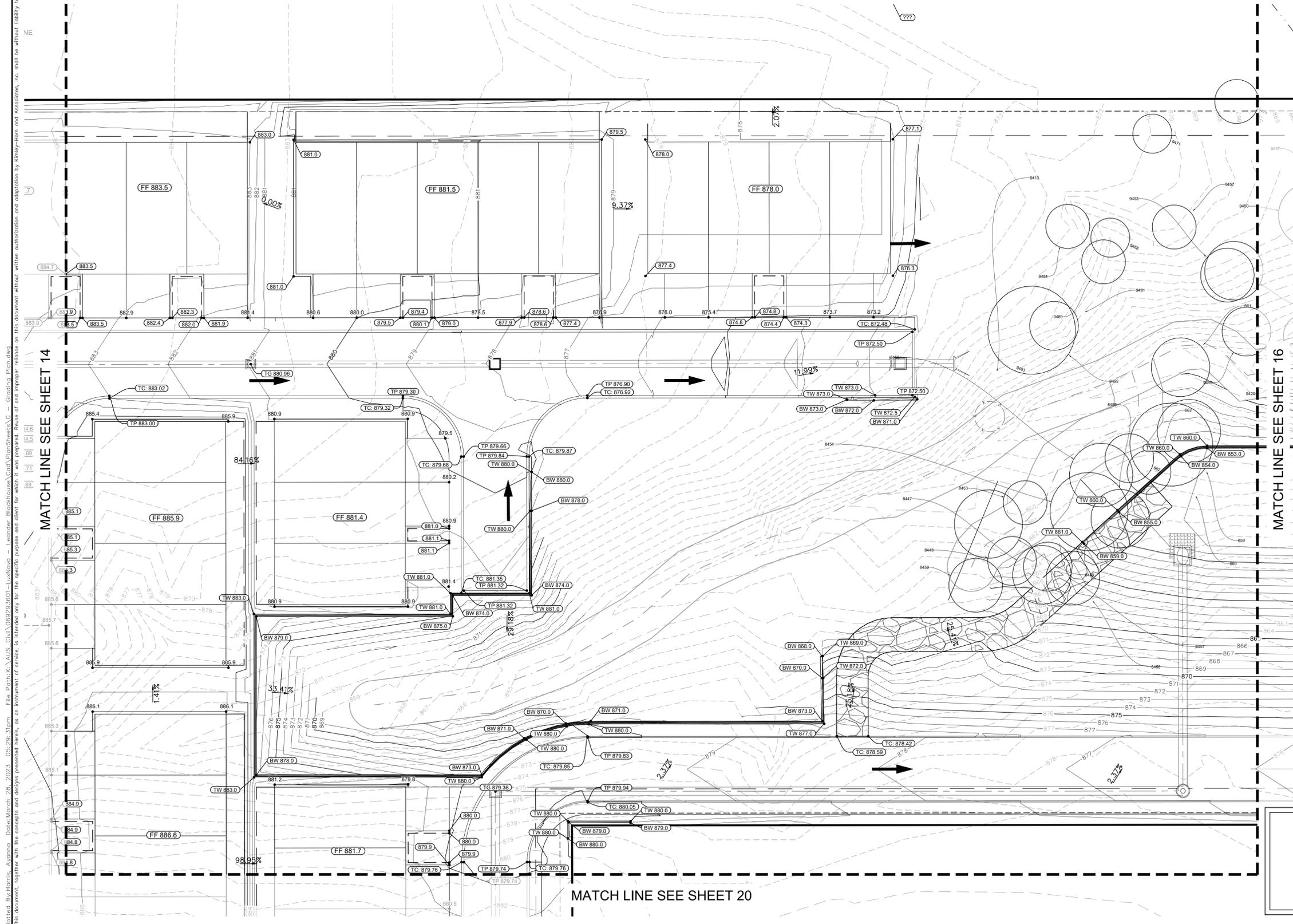
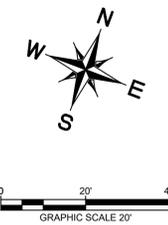
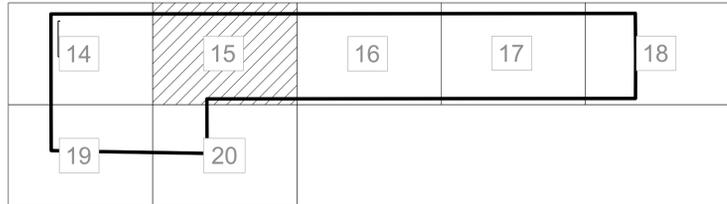
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	GRADING PLAN (SHEET 1 OF 7)			
	LENOX HILL TOWNHOMES CITY OF LEANDER WILLIAMSON COUNTY, TEXAS			
	REVISIONS No. _____ DATE _____ BY _____			

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KHA PROJECT: 06293601
DATE: MARCH 2023
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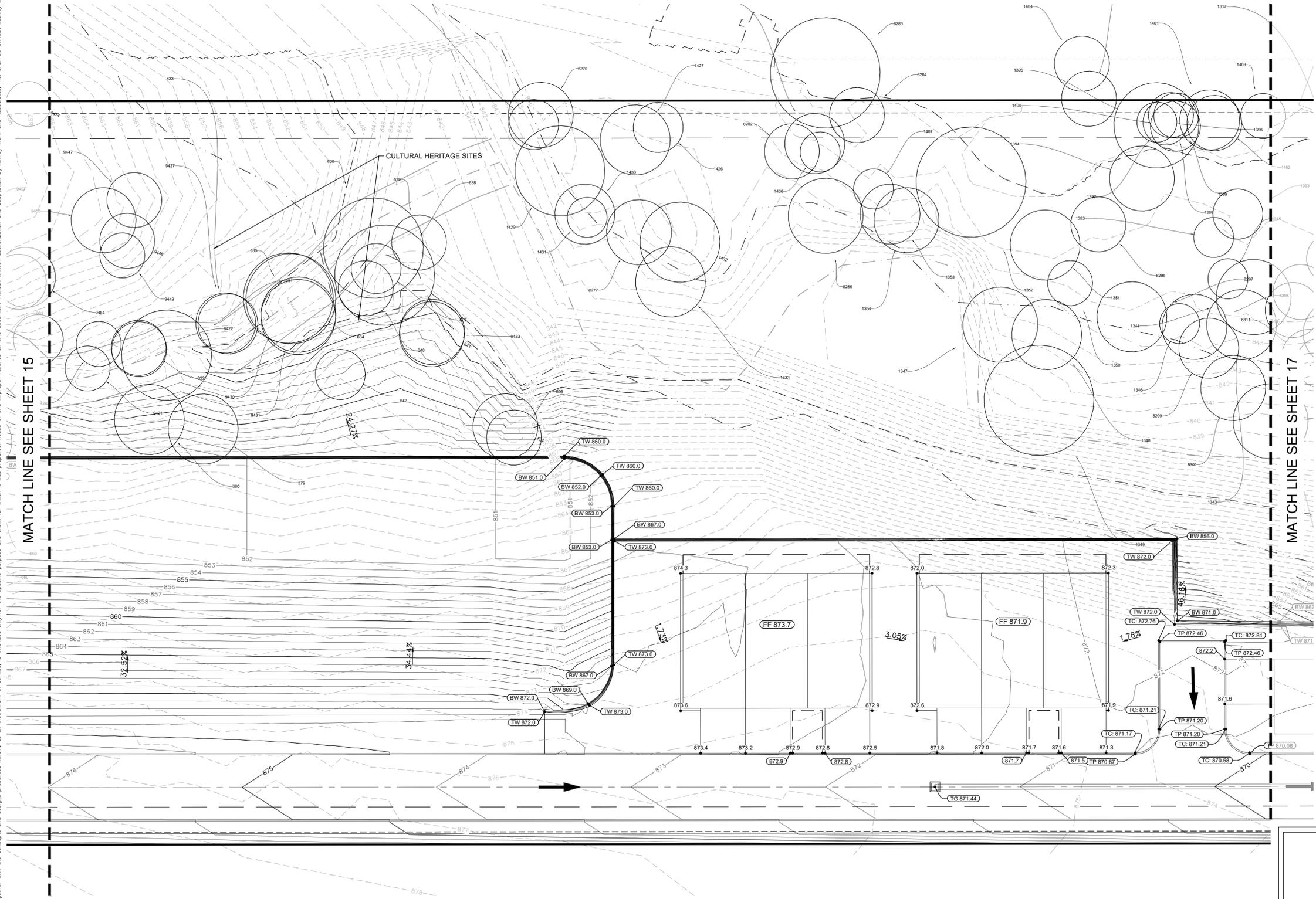
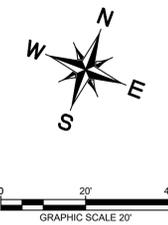
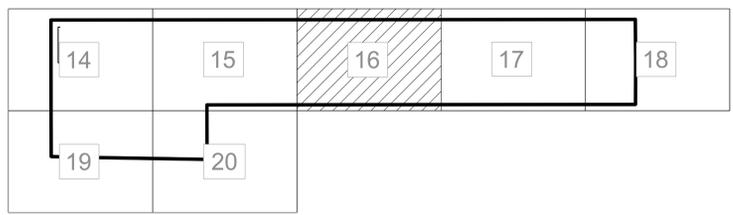
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(SHEET 2 OF 7)

SHEET NUMBER
15 OF 84

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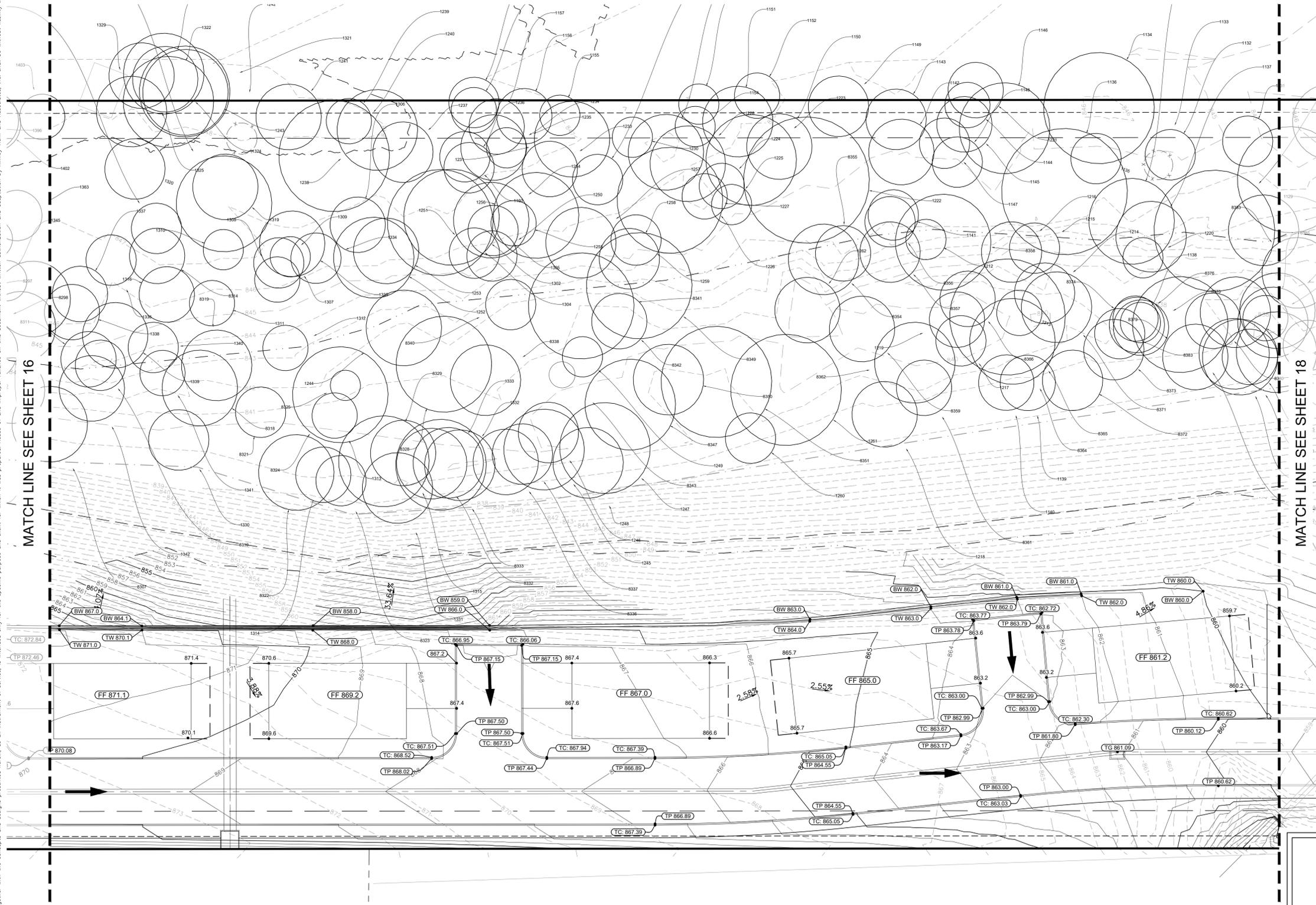
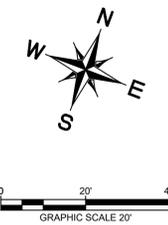
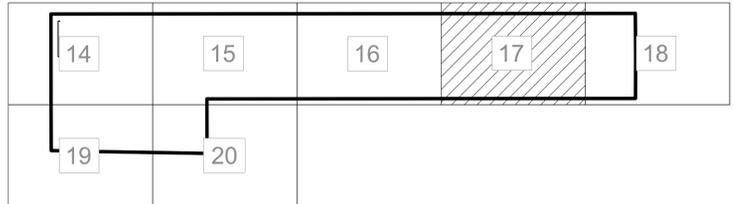
KHA PROJECT	06293601
DATE	MARCH 2023
SCALE:	AS SHOWN
DESIGNED BY:	AEH
DRAWN BY:	AEH
CHECKED BY:	SJM

**GRADING PLAN
(SHEET 3 OF 7)**

**LENOX HILL
TOWNHOMES**
CITY OF LEANDER
WILLIAMSON COUNTY, TEXAS

No.	REVISIONS	DATE	BY

KEY MAP
N.T.S



MATCH LINE SEE SHEET 16

MATCH LINE SEE SHEET 18

LEGEND

FF=XXX.XX	PROPERTY LINE
XXX.X	PROPOSED FINISHED FLOOR ELEVATION
EX XXX.X	PROPOSED TOP OF PAVEMENT ELEVATION
TG XXX.X	EXISTING TOP OF PAVEMENT ELEVATION
TW XXX.X	PROPOSED TOP OF GRATE
BW XXX.X	PROPOSED GRADE AT TOP OF WALL
EW XXX.X	PROPOSED GRADE AT BOTTOM OF WALL
---	PROPOSED GRADE AT END OF WALL
---	PROPOSED SWALE
HP	HIGH POINT
---	FLOW DIRECTION
---	PROPOSED RETAINING WALL
---	PROPOSED CONTOUR
---	EXISTING CONTOUR
○	TREE TO REMAIN
○	HERITAGE TREE
---	ATLAS 14 100-YR FLOODPLAIN
---	FEMA A/E 100-YR FLOODPLAIN
---	TRIBUTARY CENTERLINE
---	TRIBUTARY CENTERLINE + BUFFER

NOTES:

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BENCHMARKS

DATUM IS NAVD 88, USING GEOID B13, BASED ON GPS OBSERVATIONS.

- BM #2 TBM-CSS-IN-ASPH ELEV. = 861.17
NORTHING: 1017328.87
EASTING: 3095144.14
- BM #141 FH-TOP-BOLT ELEV. = 846.89
NORTHING: 10173963.32
EASTING: 3095151.09



Know what's below.
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WARNING: CONTRACTOR IS TO VERIFY PRESENCE AND EXACT LOCATION OF ALL UTILITIES PRIOR TO CONSTRUCTION.

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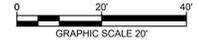
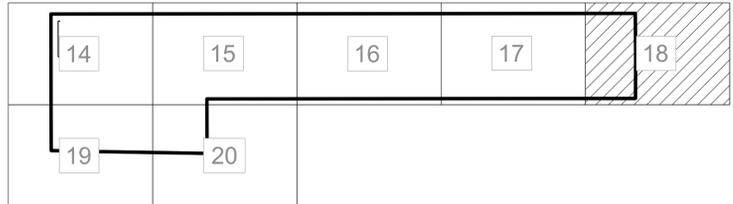
KHA PROJECT: 06293601
DATE: MARCH 2023
SCALE: AS SHOWN
DESIGNED BY: AEH
DRAWN BY: AEH
CHECKED BY: SJM

GRADING PLAN
(SHEET 4 OF 7)

LENOX HILL TOWNHOMES
CITY OF LEANDER
WILLIAMSON COUNTY, TEXAS

Plotted: E:\harris_avanna Date: March 28, 2023 05:30:09pm File Path: K:\AUS_Civil\06293601-LuxNova - Leander Blockhouse_Cad\PlanSheets\C - Grading Plan.dwg This document, together with the concepts and designs presented herein, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.

KEY MAP
N.T.S



LEGEND

FF=XXX.XX	PROPERTY LINE
XXXX*	PROPOSED FINISHED FLOOR ELEVATION
EX XXXX*	PROPOSED TOP OF PAVEMENT ELEVATION
TG XXXX*	EXISTING TOP OF PAVEMENT ELEVATION
TW XXX*	PROPOSED TOP OF GRATE
BW XXX*	PROPOSED GRADE AT TOP OF WALL
EW XXX*	PROPOSED GRADE AT BOTTOM OF WALL
-----	PROPOSED GRADE AT END OF WALL
-----	PROPOSED SWALE
HP	HIGH POINT
----->	FLOW DIRECTION
-----	PROPOSED RETAINING WALL
-----	PROPOSED CONTOUR
-----	EXISTING CONTOUR
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○	TREE TO BE REMOVED
○	HERITAGE TREE
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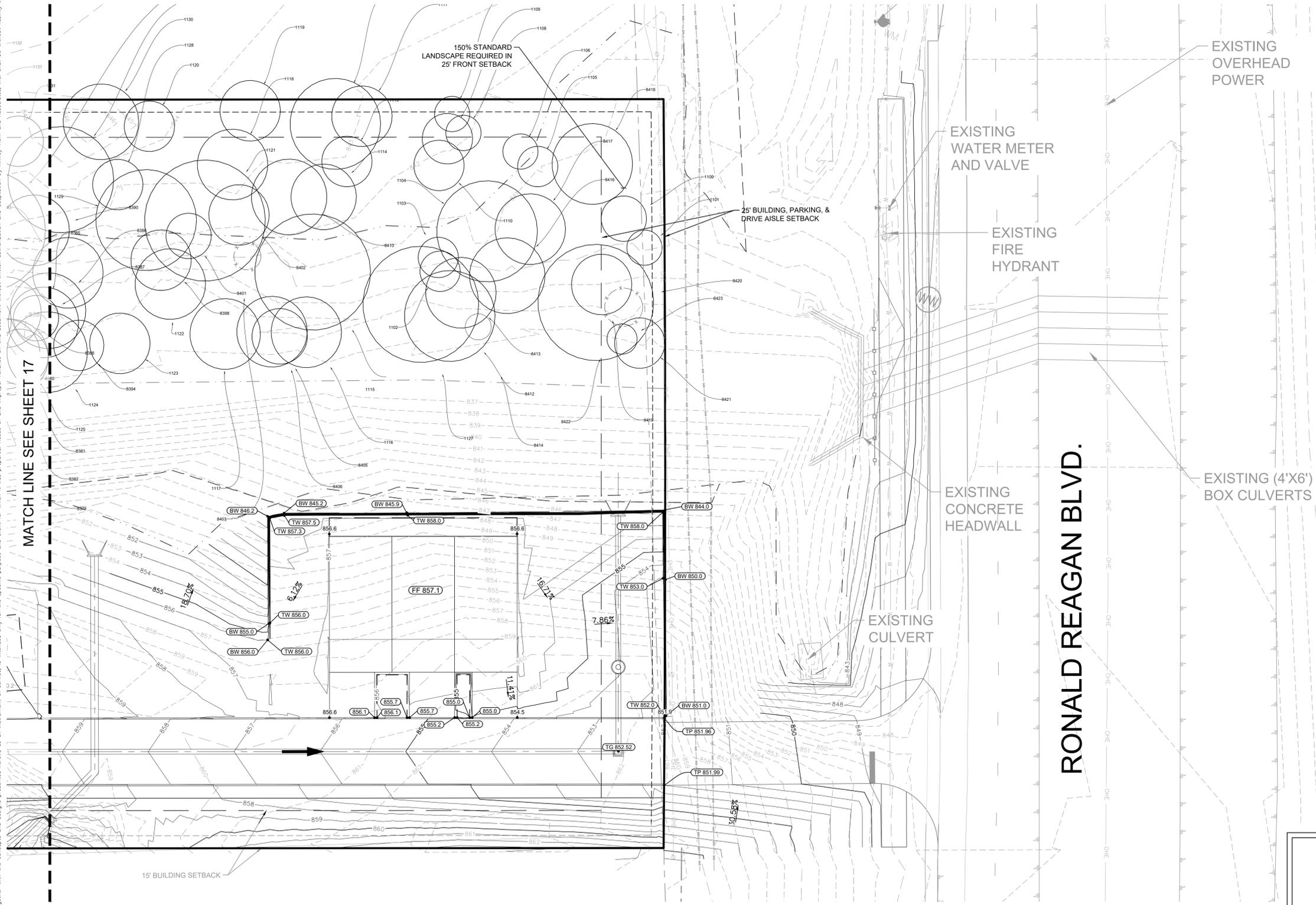
BENCHMARKS

DATUM IS NAVD '88, USING GEOID B13, BASED ON GPS OBSERVATIONS.

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NORTHING: 10173228.87
EASTING: 3095144.14
- BM #141 FH-TOP-BOLT ELEV. = 846.89
NORTHING: 10173963.32
EASTING: 3095151.09



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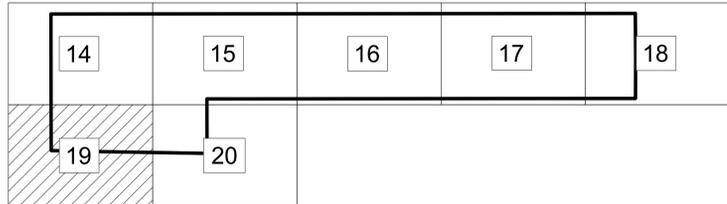
MATCH LINE SEE SHEET 17

RONALD REAGAN BLVD.

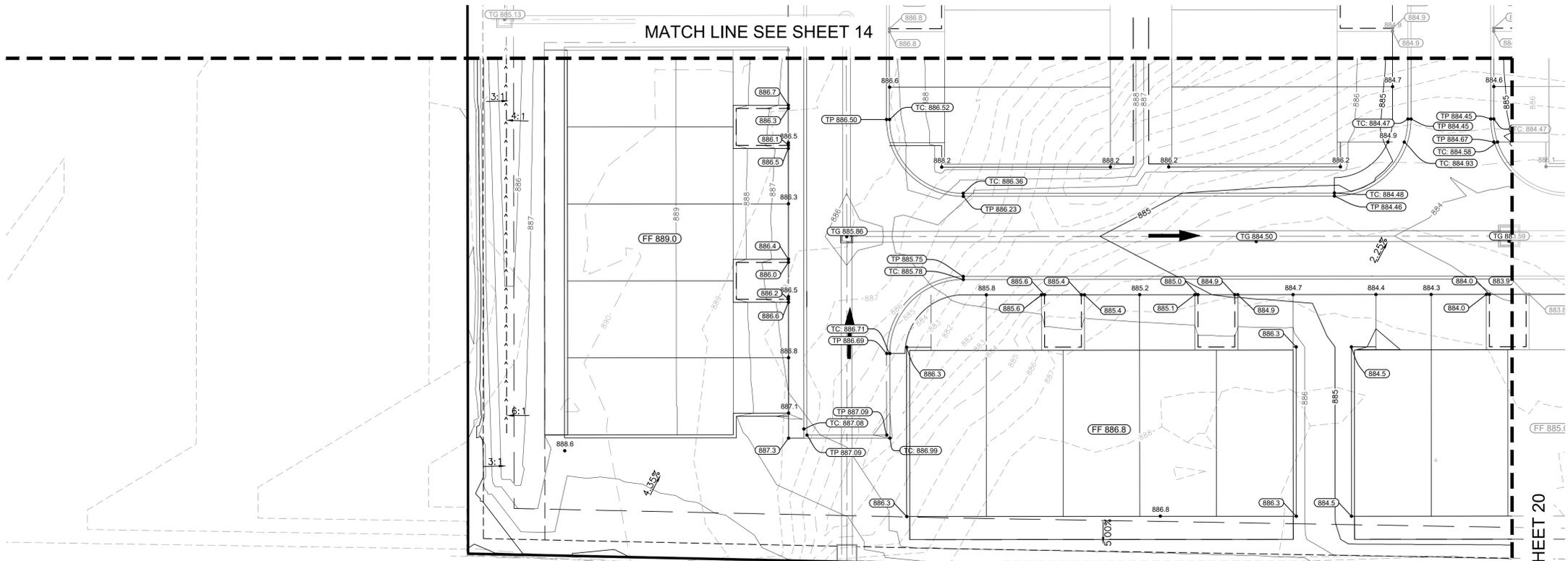
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<p>10814 JOLLYVILLE ROAD AVALON IV SUITE 200 AUSTIN, TX PHONE: 512-418-7879 FAX: 512-418-1791 WWW.KIMLEY-HORN.COM © 2023 KIMLEY-HORN AND ASSOCIATES, INC. TBPE Firm No. 928</p>	<p>KHA PROJECT: 06293601 DATE: MARCH 2023 SCALE: AS SHOWN DESIGNED BY: AEH DRAWN BY: AEH CHECKED BY: SJM</p>
	<p>3/9/23</p>
	<p>GRADING PLAN (SHEET 5 OF 7)</p>
<p>LENOX HILL TOWNHOMES CITY OF LEANDER WILLIAMSON COUNTY, TEXAS</p>	<p>SHEET NUMBER 18 OF 84</p>

KEY MAP
N.T.S



MATCH LINE SEE SHEET 14



LEGEND

---	PROPERTY LINE
FF=XXX.XX	PROPOSED FINISHED FLOOR ELEVATION
XXXX*	PROPOSED TOP OF PAVEMENT ELEVATION
EX XXXX*	EXISTING TOP OF PAVEMENT ELEVATION
TG XXXX*	PROPOSED TOP OF GRATE
TW XXXX*	PROPOSED GRADE AT TOP OF WALL
BW XXXX*	PROPOSED GRADE AT BOTTOM OF WALL
EW XXXX*	PROPOSED GRADE AT END OF WALL
---<---<---<---	PROPOSED SWALE
HP	HIGH POINT
→	FLOW DIRECTION
---	PROPOSED RETAINING WALL
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---	EXISTING CONTOUR
○	TREE TO REMAIN
○	HERITAGE TREE
---	ATLAS 14 100-YR FLOODPLAIN
---	FEMA A/E 100-YR FLOODPLAIN
---	TRIBUTARY CENTERLINE
---	TRIBUTARY CENTERLINE + BUFFER

MATCH LINE SEE SHEET 20

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• BM #141 FH-TOP-BOLT	ELEV. = 846.89 NORTHING: 10173963.32 EASTING: 3095151.09



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KHA PROJECT	06293601
DATE	MARCH 2023
SCALE	AS SHOWN
DESIGNED BY:	AEH
DRAWN BY:	AEH
CHECKED BY:	SJM

GRADING PLAN
(SHEET 6 OF 7)

LENOX HILL
TOWNHOMES
CITY OF LEANDER
WILLIAMSON COUNTY, TEXAS

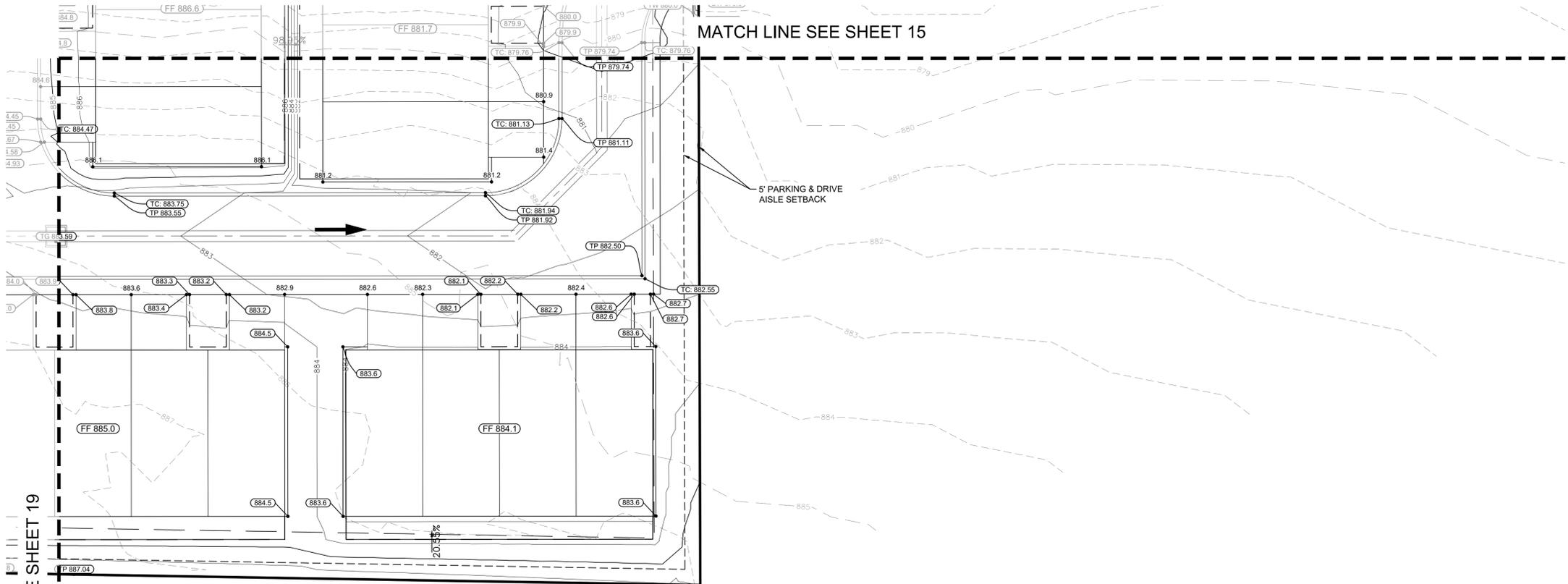
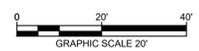
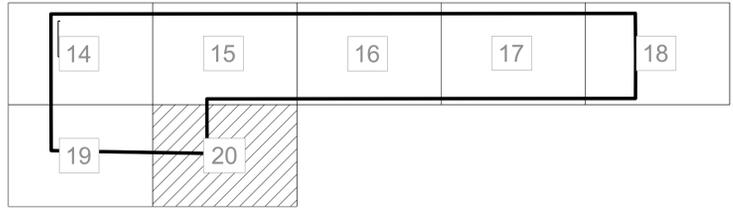
SHEET NUMBER
19 OF 84

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KEY MAP
N.T.S



MATCH LINE SEE SHEET 15

MATCH LINE SEE SHEET 19

LEGEND

—	PROPERTY LINE
FF=XXX.XX	PROPOSED FINISHED FLOOR ELEVATION
XXXX*	PROPOSED TOP OF PAVEMENT ELEVATION
EX XXXX*	EXISTING TOP OF PAVEMENT ELEVATION
TG XXX*	PROPOSED TOP OF GRATE
TW XXX*	PROPOSED GRADE AT TOP OF WALL
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- - - - -	PROPOSED SWALE
HP	HIGH POINT
→	FLOW DIRECTION
—	PROPOSED RETAINING WALL
555	PROPOSED CONTOUR
555	EXISTING CONTOUR
○	TREE TO REMAIN
○	HERITAGE TREE
- - - - -	ATLAS 14 100-YR FLOODPLAIN
- - - - -	FEMA A/E 100-YR FLOODPLAIN
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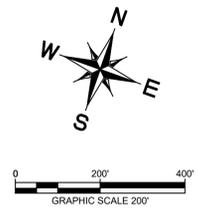


KHA PROJECT	062923601
DATE	MARCH 2023
SCALE	AS SHOWN
DESIGNED BY:	AEH
DRAWN BY:	AEH
CHECKED BY:	SJM

GRADING PLAN
(SHEET 7 OF 7)

LENOX HILL
TOWNHOMES
CITY OF LEANDER
WILLIAMSON COUNTY, TEXAS

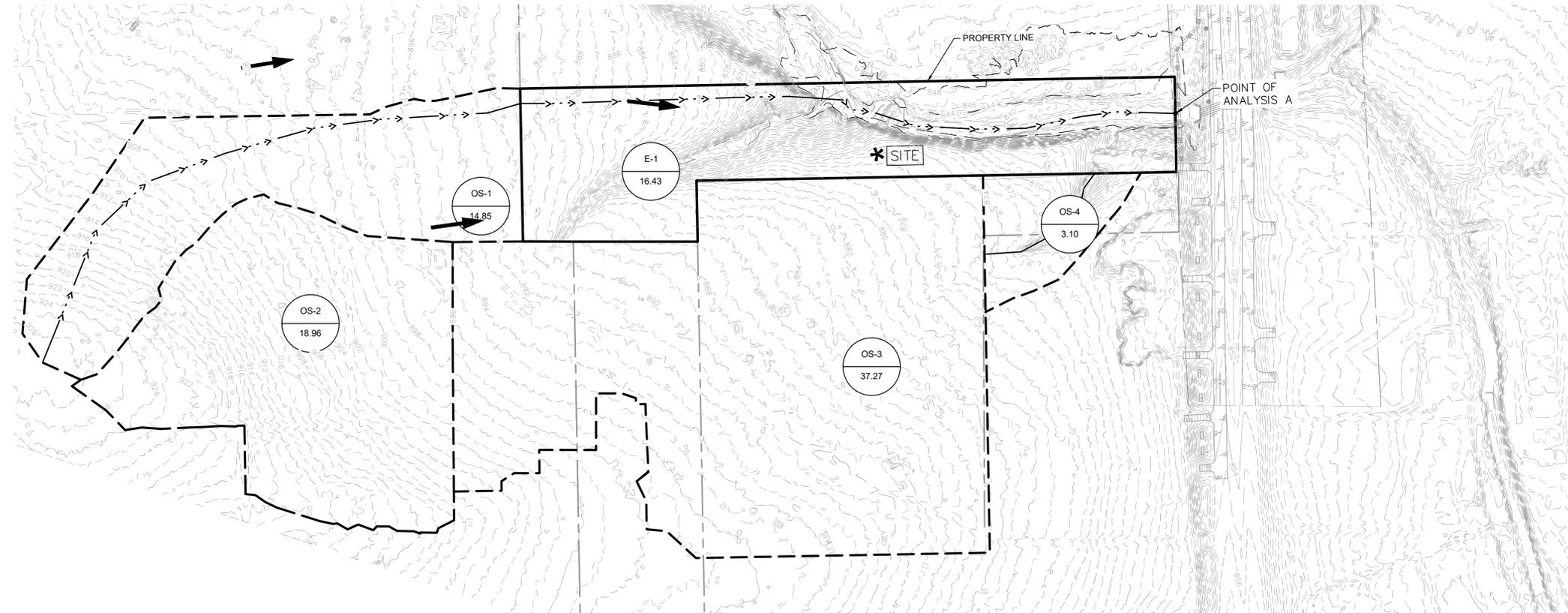
Plotted By: Harris, Avanna. Date: March 28, 2023. 05:32:10pm. File Path: \\AUS-CIVIL\062923\01-LuxNova - Leander Blockhouse\Coord\PlanSheets\01 - Existing Drainage Area Map.dwg
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LEGEND

	AREA DESIGNATOR AREA IN ACRES Q100 FLOW IN CFS
	PROPERTY LINE
	EXISTING STORM DRAIN LINE
	EXISTING DRAINAGE DIVIDE
	EXISTING STORM DRAIN INLET
	EXISTING STORM DRAIN MANHOLE
	EXISTING STORM DRAIN HEADWALL
	EXISTING FLOW DIRECTION
	EXISTING CONTOUR
	ATLAS 14 100-YR FLOODPLAIN
	FEMA A/E 100-YR FLOODPLAIN
	TRIBUTARY CENTERLINE
	TRIBUTARY CENTERLINE + BUFFER

NOTE:
DRAINAGE INFORMATION BASED ON
FLOODPLAIN STUDY CONDUCTED BY
KIMLEY-HORN DATED SEPTEMBER 14TH, 2021.



No.	REVISIONS	DATE	BY

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KHA PROJECT	06293601
DATE	MARCH 2023
SCALE	AS SHOWN
DESIGNED BY:	AEH
DRAWN BY:	AEH
CHECKED BY:	SJM

EXISTING DRAINAGE AREA MAP

LENOX HILL TOWNHOMES
 CITY OF LEANDER
 WILLIAMSON COUNTY, TEXAS

LENOX HILL TOWNHOMES
 DRAINAGE RESULTS - SCS METHOD

Point of Analysis	Storm Event	Existing Runoff	Developed Runoff (Pre-Detention)	Developed Runoff (Post-Detention)	Runoff Difference at Confluence	Is Detained < Existing?
		POA	POA	POA		
POINT OF ANALYSIS "A"	2	217.22	98.32	68.48	148.74	YES
	10	337.46	161.36	128.48	208.98	YES
	25	420.42	205.04	166.70	253.72	YES
	100	555.20	275.03	226.62	328.58	YES

LENOX HILL TOWNHOMES
 Drainage Calculations - SCS Method (Existing Conditions)

DRAINAGE AREA	AREA (sf)	AREA (Ac.)	IMPERVIOUS COVER (Ac.)	IMPERVIOUS COVER %	PERVIOUS CURVE NO. Cn*	WEIGHTED CURVE NO. Cn*	SHEET FLOW				SHALLOW CONCENTRATED FLOW				CHANNEL/PIPE FLOW				TOTAL Tc** (min)	Q ₂ (cfs)	Q ₁₀ (cfs)	Q ₂₅ (cfs)	Q ₁₀₀ (cfs)								
							P-2yr/24hr		3.92 IN		Grass Surface		Paved Surface		Channel Flow																
							N	L (ft)	S (ft/ft)	Tl(min)	L (ft)	V (fps)	S (ft/ft)	Tl(min)	L (ft)	V (fps)	a (ft ²)	Pw (ft)						r	n	S (ft/ft)	Tl(min)				
E-1	715,691	16.43	0.0	0%	73.00	73.00	0.400	100	0.011	24.64	1991	3.8	0.054	8.82	-	-	-	0.00	1189	4.20	9.30	9.00	1.14	0.06	0.0240	4.72	38.18	16.81	36.71	51.27	76.33
OS-1	646,866	14.85	8.17	55%	98.00	98.00	0.400	100	0.039	14.85	1774	4.1	0.066	7.15	-	-	-	0.00	-	-	-	-	-	-	-	-	-	-	-	-	-
OS-2	838,965	18.96	10.43	55%	98.00	98.00	0.400	100	0.011	24.64	1213	2.58	0.026	7.82	-	-	-	0.00	-	-	-	-	-	-	-	-	-	-	-	-	-
OS-3	1,623,481	37.27	20.50	55%	98.00	98.00	-	-	-	0.00	-	-	-	0.00	-	-	-	0.00	-	-	-	-	-	-	-	-	-	-	-	-	-
OS-4	135,036	3.10	0.0	0%	98.00	98.00	0.400	100	0.039	14.87	10	3.9	0.057	1.52	-	-	-	0.00	352	8.31	201.00	121.00	1.66	0.06	0.0570	0.71	17.10	11.11	16.60	20.28	26.33

*The Curve Number (Cn) has been determined from Table 2-2a of Technical Release 55. The cover type, hydrologic condition, and soil group determined for the proposed conditions are open space, good condition (grass cover > 75%), and the site's varying so
 **The minimum Tc is 5 minutes per City of Leander Drainage Criteria.
 ***Channel Flow parameters were derived from the H&H study provided by Kimley-Horn and Associates

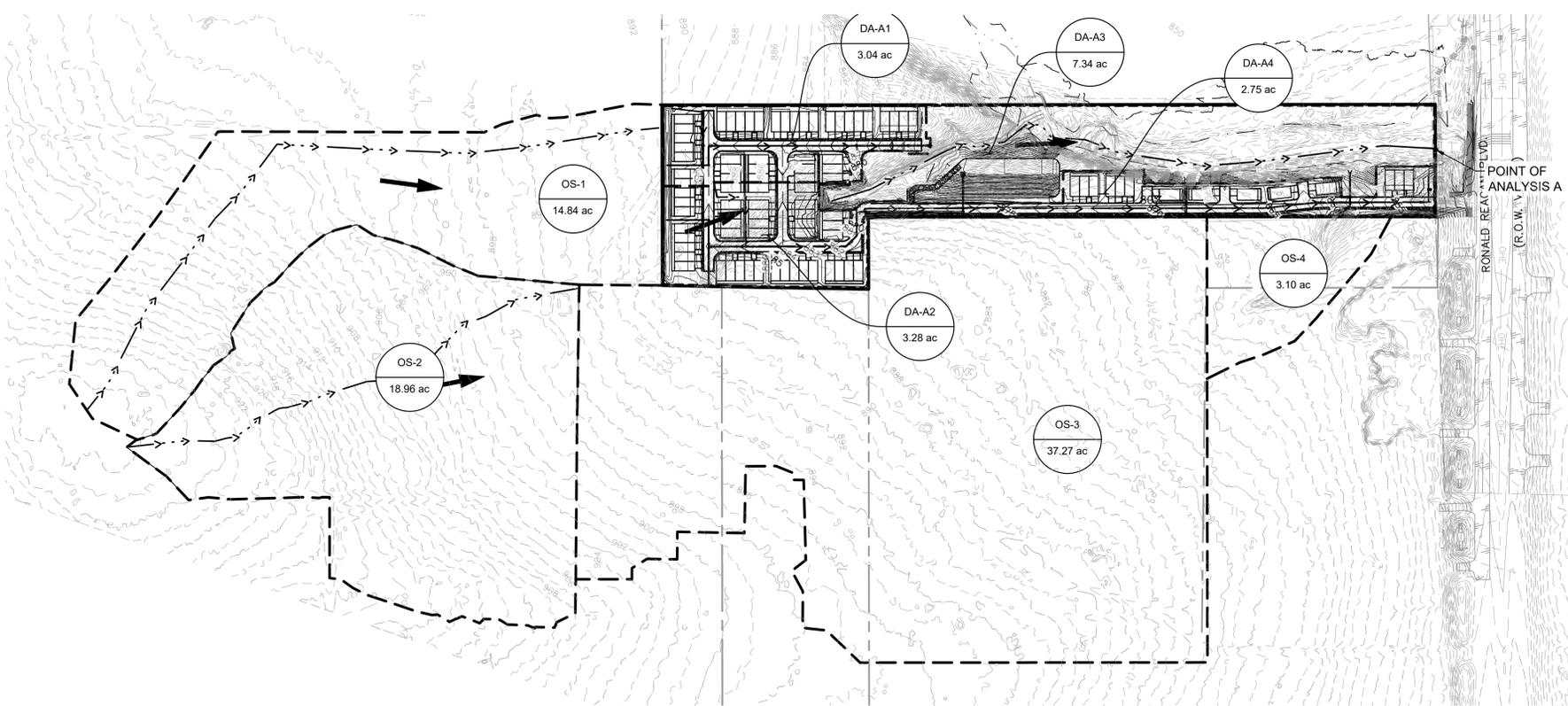
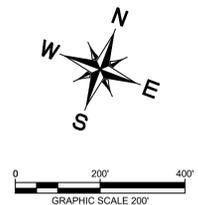
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Plotted: E:\Projects\2023\03-14\pm\Lenox Hill Townhomes - Proposed Drainage Area Map.dwg
 Date: March 28, 2023 05:33:14pm
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LEGEND

	AREA DESIGNATOR
	AREA IN ACRES
	PROPERTY LINE
	EXISTING STORM DRAIN LINE
	EXISTING DRAINAGE DIVIDE
	EXISTING STORM DRAIN INLET
	EXISTING STORM DRAIN MANHOLE
	EXISTING STORM DRAIN HEADWALL
	EXISTING FLOW DIRECTION
	EXISTING CONTOUR
	ATLAS 14 100-YR FLOODPLAIN
	FEMA A/E 100-YR FLOODPLAIN
	TRIBUTARY CENTERLINE
	TRIBUTARY CENTERLINE + BUFFER

NOTE: DRAINAGE INFORMATION BASED ON FLOODPLAIN STUDY CONDUCTED BY KIMLEY-HORN DATED NOVEMBER 2ND, 2021.

LENOX HILL TOWNHOMES
DRAINAGE RESULTS - SCS METHOD

Point of Analysis	Storm Event	Existing Runoff	Developed Runoff (Pre-Detention)	Developed Runoff (Post-Detention)	Runoff Difference at Confluence	Is Detained < Existing?
		POA	POA	POA		
POINT OF ANALYSIS "A"	2	217.22	98.32	68.48	148.74	YES
	10	337.46	161.36	128.48	208.98	YES
	100	555.20	275.03	226.62	328.58	YES

LENOX HILL TOWNHOMES
Drainage Calculations - SCS Method (Developed Conditions)

DRAINAGE AREA	AREA (sf)	AREA (Ac.)	IMPERVIOUS COVER (Ac.)	IMPERVIOUS COVER %	PERVIOUS CURVE NO. Cn*	WEIGHTED CURVE NO. Cn*	SHEET FLOW			SHALLOW CONCENTRATED FLOW			CHANNEL/PIPE FLOW					TOTAL Tc** (min)	Q ₂ (cfs)	Q ₁₀ (cfs)	Q ₂₅ (cfs)	Q ₁₀₀ (cfs)								
							P-2yr24hr 3.92 IN		Grass Surface			Paved Surface			Channel Flow															
							N	L (ft)	S (ft/ft)	Tl (min)	L (ft)	V (fps)	S (ft/ft)	Tl (min)	L	V (fps)	S						Tl (min)	L (ft)	V (fps)	a (ft ²)	Pw (ft)	r	n	S (ft/ft)
DA-A1	126,760	2.91	1.92	66%	73.00	89.49	0.150	89	0.037	6.28	-	-	0.00	-	-	-	0.00	603	16.87	7.07	9.00	1.66	0.02	0.0261	0.6	6.87	11.52	18.70	23.54	31.25
DA-A2	148,104	3.40	2.17	64%	73.00	88.96	0.150	33	0.019	3.76	208	2.05	0.016	1.69	-	-	0.00	378	13.21	7.07	9.00	1.66	0.02	0.0160	0.48	5.93	13.64	22.27	27.98	37.37
DA-A3	321,473	7.38	0.34	5%	73.00	74.17	0.150	-	-	0.00	-	-	-	0.00	1678	9.29	9.56	9.64	0.99	0.06	0.1415	3.01	3.01	17.67	36.25	49.78	71.87			
DA-A4	100,624	2.31	1.57	68%	73.00	89.99	0.150	100	0.021	8.70	-	-	0.00	198	67	0.013	0.05	1007	6.54	3.14	6.00	0.50	0.02	0.0194	2.57	11.31	8.16	13.27	16.64	22.07
OS-1	646,866	14.85	8.17	55%	98.00	98.00	0.400	100	0.039	14.85	1774	4.14	0.066	7.15	-	-	0.00	22.00	47.33	70.87	87.10	112.47								
OS-2	838,965	18.96	10.43	55%	98.00	98.00	0.400	100	0.011	24.64	1213	2.58	0.026	7.82	-	-	0.00	32.47	51.12	76.70	93.68	122.19								
OS-3	1,623,481	37.27	20.50	55%	98.00	98.00	-	-	-	-	-	-	-	-	-	-	0.00	30.65	101.43	152.09	185.83	242.08								
OS-4	135,036	3.10	0.0	0%	98.00	98.00	0.400	100	0.039	14.87	10	3.9	0.057	1.52	-	-	0.00	352	8.31	201.00	121.00	1.66	0.06	0.0570	0.71	17.10	11.11	16.60	20.28	26.33

*The Curve Number (Cn) has been determined from Table 2-2a of Technical Release 55. The cover type, hydrologic condition, and soil group determined for the proposed conditions are open space, good condition (grass cover > 75%), and the site's varying soil.
 **The minimum Tc is 5 minutes per City of Leander Drainage Criteria.
 ***Channel flow parameters were derived from the H&H study provided by Kimley-Horn and Associates.

BENCHMARKS

- DATUM IS NAVD '88, USING GEOID B13, BASED ON GPS OBSERVATIONS.
- BM #2 TBM-CSS-IN-ASPH ELEV. = 861.17
NORTHING: 1017328.87
EASTING: 3085144.14
 - BM #141 FH-TOP-BOLT ELEV. = 846.89
NORTHING: 10173863.32
EASTING: 3085151.09



Know what's below.
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PHONE: 512-418-7971 FAX: 512-418-7791
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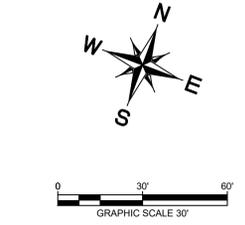
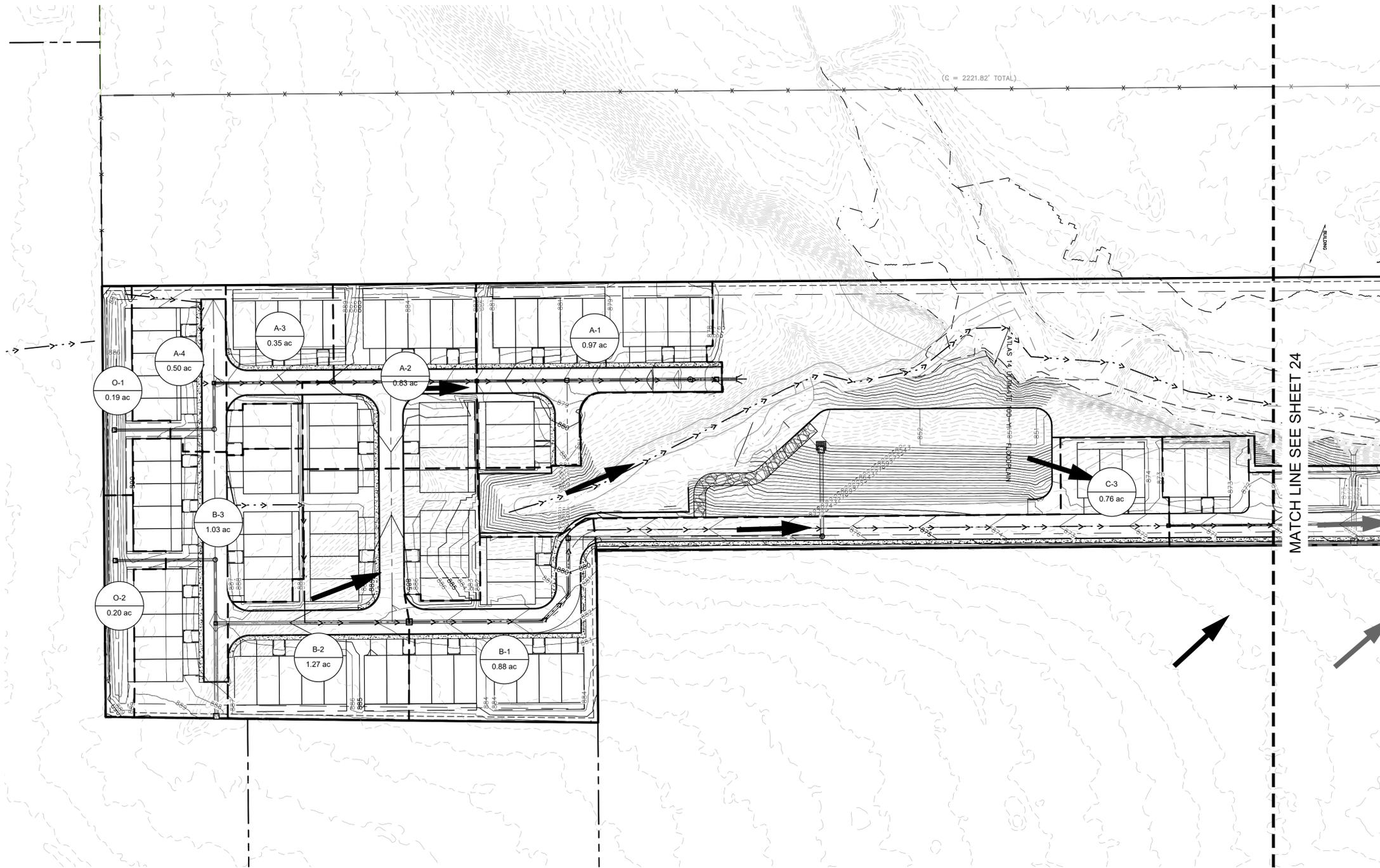


3/9/23
KHA PROJECT: 06293601
DATE: MARCH 2023
SCALE: AS SHOWN
DESIGNED BY: AEH
DRAWN BY: AEH
CHECKED BY: SJM

PROPOSED DRAINAGE AREA MAP

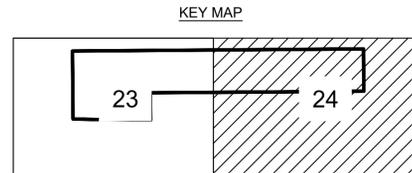
LENOX HILL TOWNHOMES
CITY OF LEANDER
WILLIAMSON COUNTY, TEXAS

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LEGEND

X-1 9.9 ac 5.5 cfs	AREA DESIGNATOR AREA IN ACRES Q100 FLOW IN CFS
A-1	INLET NUMBER
---	PROPERTY LINE
---	PROPOSED STORM DRAIN LINE
---	EXISTING STORM DRAIN LINE
---	PROPOSED DRAINAGE DIVIDE
○	PROPOSED STORM DRAIN INLET
○	PROPOSED STORM DRAIN MANHOLE
○	PROPOSED STORM DRAIN HEADWALL
→	PROPOSED FLOW DIRECTION
---	PROPOSED CONTOUR
---	EXISTING CONTOUR



BENCHMARKS

DATUM IS NAVD '88, USING GEOID B13, BASED ON GPS OBSERVATIONS.

- BM #2 TBM-CSS-IN-ASPH
 - ELEV. = 861.17'
 - NORTHING: 1017328.87
 - EASTING: 3095144.14
- BM #141 FH-TOP-BOLT
 - ELEV. = 846.89'
 - NORTHING: 10173963.32
 - EASTING: 3095151.09



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KHA PROJECT
06293601

DATE
MARCH 2023

SCALE: AS SHOWN

DESIGNED BY: AEH

DRAWN BY: AEH

CHECKED BY: SJM

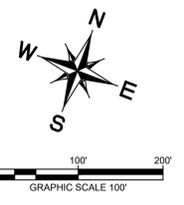
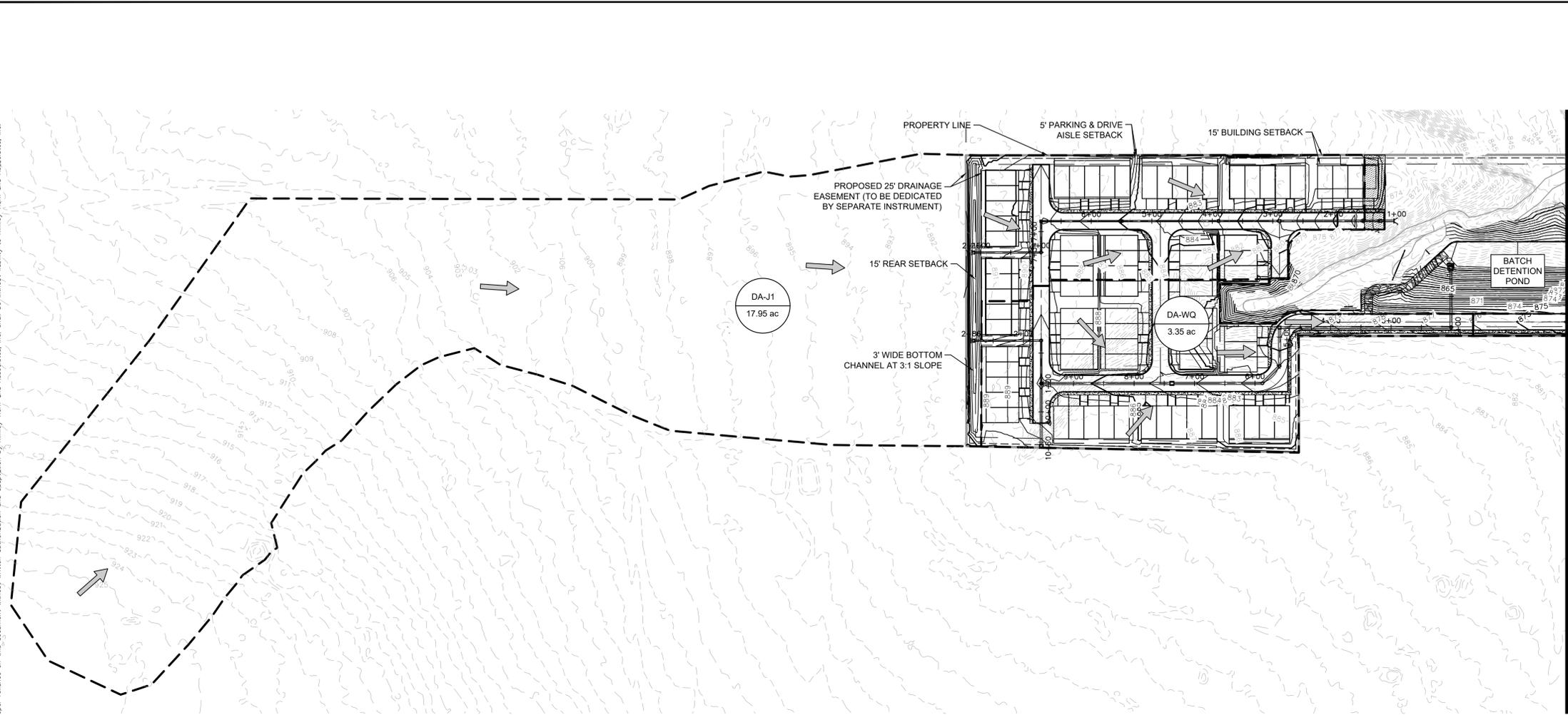
3/9/23

**INLET DRAINAGE AREA
MAP (SHEET 1 OF 2)**

**LENOX HILL
TOWNHOMES**
 CITY OF LEANDER
 WILLIAMSON COUNTY, TEXAS

SHEET NUMBER
23 OF 84

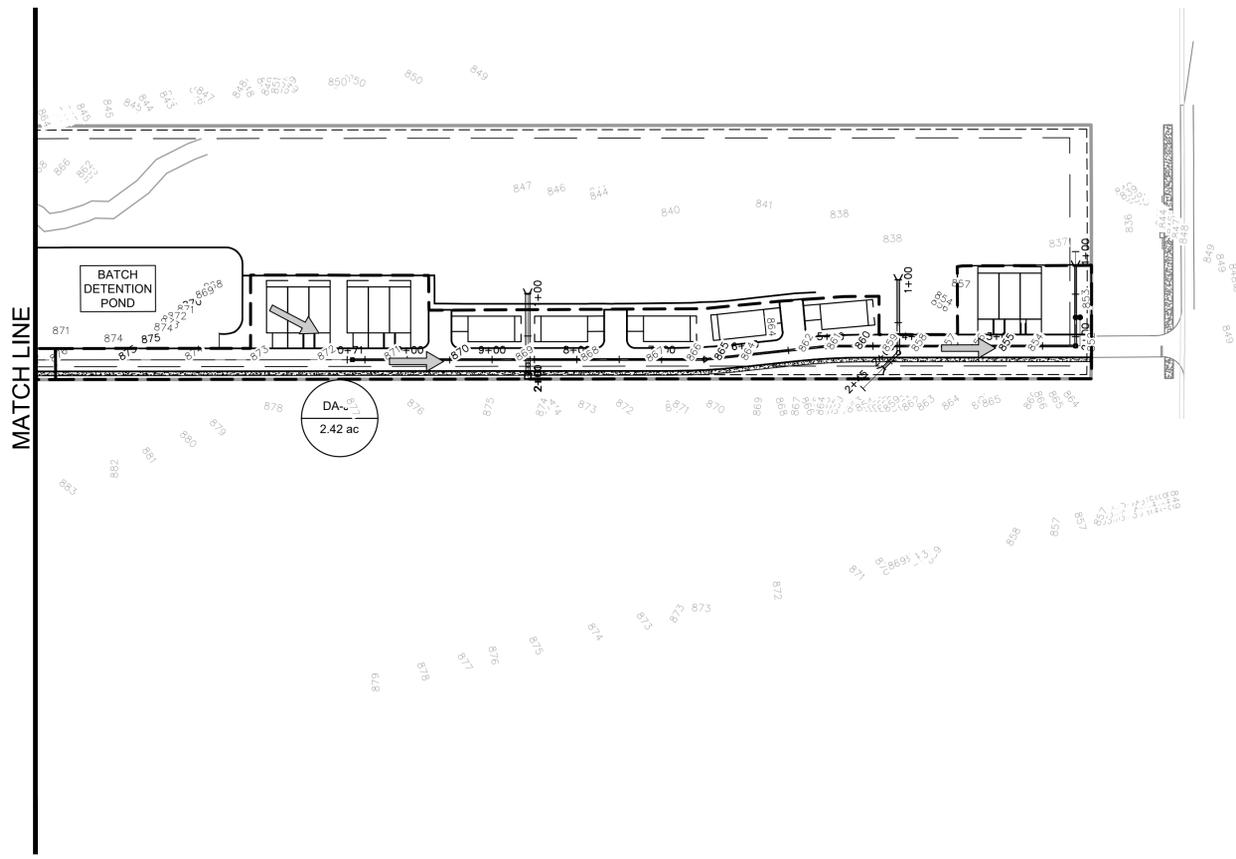
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LEGEND

	AREA DESIGNATOR AREA IN ACRES
	BATCH DETENTION OVER-TREATMENT AREA
	PROPERTY LINE
	PROPOSED STORM DRAIN LINE
	EXISTING STORM DRAIN LINE
	PROPOSED DRAINAGE DIVIDE
	PROPOSED STORM DRAIN INLET
	PROPOSED STORM DRAIN MANHOLE
	PROPOSED STORM DRAIN HEADWALL
	PROPOSED FLOW DIRECTION
	PROPOSED CONTOUR
	EXISTING CONTOUR
	ATLAS 14 100-YR FLOODPLAIN
	FEMA AVE 100-YR FLOODPLAIN
	TRIBUTARY CENTERLINE
	TRIBUTARY CENTERLINE + BUFFER

- ### NOTES
- THIS SITE PLAN DOES NOT PROVIDE WATER QUALITY TREATMENT FOR ANY FUTURE DEVELOPMENT BEYOND WHAT IS ACCOUNTED FOR IN THIS DRAINAGE AREA MAP AND CORRESPONDING CALCULATIONS.
 - THIS SITE PLAN DOES PROVIDE WATER QUALITY TREATMENT FOR THE COVER SHOWN.
 - SEE "WATER QUALITY CALCULATIONS" SHEET FOR CORRESPONDING TCEQ TSS REMOVAL CALCS TO SHOW COMPLIANCE WITH TCEQ REGULATIONS FOR PROJECTS WITHIN THE EDWARDS AQUIFER CONTRIBUTING ZONE.



BENCHMARKS

DATUM IS NAVD '88, USING GEOID B13, BASED ON GPS OBSERVATIONS.

- BM #2 TBM-CSS-IN-ASPH ELEV. = 861.17
NORTHING: 1017328.87
EASTING: 3085144.14
- BM #141 FH-TOP-BOLT ELEV. = 846.89
NORTHING: 10173963.32
EASTING: 3085151.09

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WARNING: CONTRACTOR IS TO VERIFY PRESENCE AND EXACT LOCATION OF ALL UTILITIES PRIOR TO CONSTRUCTION.

No.	REVISIONS	DATE	BY

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 TPBE Firm No. 928

Sarah J. Mays

 SARAH J. MAYS
 LICENSED PROFESSIONAL ENGINEER
 STATE OF TEXAS
 3/9/23

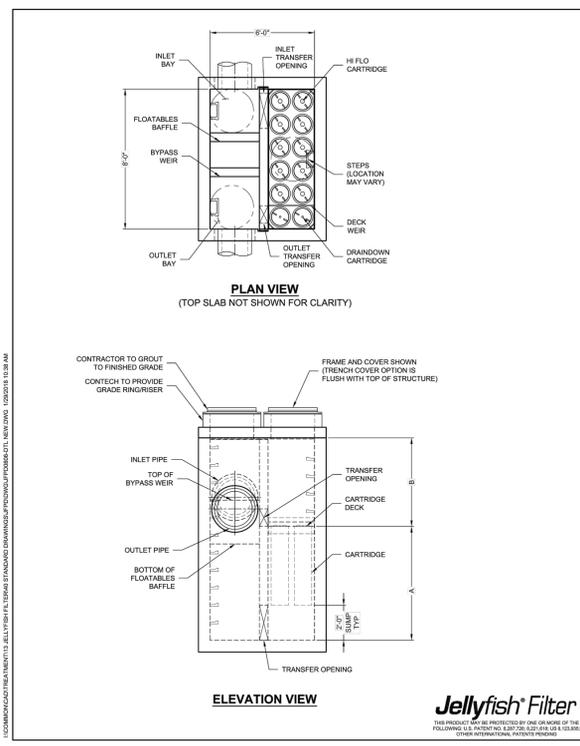
KHA PROJECT 0629263601
 DATE MARCH 2023
 SCALE: AS SHOWN
 DESIGNED BY: AEH
 DRAWN BY: AEH
 CHECKED BY: SJM

WATER QUALITY AREA MAP

LENOX HILL TOWNHOMES

CITY OF LEANDER
 WILLIAMSON COUNTY, TEXAS

Plotted By: Harris, Avanna. Date: March 28, 2023. 05:38:25pm. File Path: K:\AUS-Civil\0629263601-LuxNova - Leander Blockhouse_Cad\PlanSheets\C - Pond Water Quality.dwg
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JELLYFISH DESIGN NOTES

JELLYFISH TREATMENT CAPACITY IS A FUNCTION OF THE CARTRIDGE LENGTH AND THE NUMBER OF CARTRIDGES. THE STANDARD PEAK DIVERSION STYLE WITH PRECAST TOP SLAB IS SHOWN. ALTERNATE OFFLINE VAULT AND/OR SHALLOW ORIENTATIONS ARE AVAILABLE. PEAK CONVEYANCE CAPACITY TO BE DETERMINED BY ENGINEER OF RECORD.

CARTRIDGE SELECTION	56"	40"	27"	19"
CARTRIDGE LENGTH	60"	54"	42"	30"
OUTLET INVERT TO STRUCTURE INVERT (Δ)	6.0"	5.4"	4.2"	3.0"
FLOW RATE H ₂ O / DRAIN/DOWN (CFS) (PER CART)	0.178 / 0.069	0.133 / 0.067	0.089 / 0.045	0.049 / 0.025
MAX. TREATMENT (CFS)	1.96	1.47	0.96	0.54
DECK TO RISE, TOP (MIN) (ft)	5.00	4.00	4.00	4.00

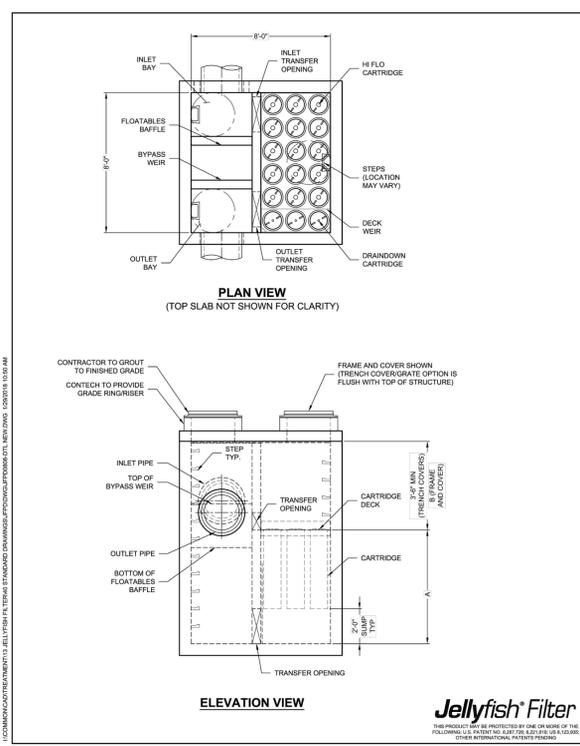
SITE SPECIFIC DATA REQUIREMENTS			
STRUCTURE ID	-	-	-
WATER QUALITY FLOW RATE (cfs)	-	-	-
PEAK FLOW RATE (cfs)	-	-	-
RETURN PERIOD OF PEAK FLOW (yr)	-	-	-
# OF CARTRIDGES REQUIRED (H ₂ O / DD)	-	-	-
CARTRIDGE LENGTH	-	-	-
PIPE DATA			
INLET #1	-	-	-
INLET #2	-	-	-
OUTLET	-	-	-
SEE GENERAL NOTES 6-7 FOR INLET AND OUTLET HYDRAULIC AND SIZING REQUIREMENTS.			
RIM ELEVATION	-	-	-
ANTI-FLOTATION BALLAST	-	-	-
WIDTH	-	-	-
HEIGHT	-	-	-
NOTES/SPECIAL REQUIREMENTS:			
* PER ENGINEER OF RECORD			

GENERAL NOTES:

- CONTECH TO PROVIDE ALL MATERIALS UNLESS NOTED OTHERWISE.
- FOR SITE SPECIFIC DRAWINGS WITH DETAILED STRUCTURE DIMENSIONS AND WEIGHT, PLEASE CONTACT YOUR CONTECH ENGINEERED SOLUTIONS REPRESENTATIVE. www.conteches.com
- JELLYFISH WATER QUALITY STRUCTURE SHALL BE IN ACCORDANCE WITH ALL DESIGN DATA AND INFORMATION CONTAINED IN THIS DRAWING. CONTRACTOR TO CONFIRM STRUCTURE MEETS REQUIREMENTS OF PROJECT.
- STRUCTURE SHALL MEET AASHTO HS-20 OR PER APPROVING JURISDICTION REQUIREMENTS, WHICHEVER IS MORE STRINGENT, ASSUMING EARTH COVER OF 0' - 10' AND GROUNDWATER ELEVATION AT OR BELOW THE OUTLET PIPE INVERT ELEVATION. ENGINEER OF RECORD TO CONFIRM ACTUAL GROUNDWATER ELEVATION. CASTINGS SHALL MEET AASHTO M301 LOW ALKALITY AND BE CAST WITH THE CONTECH LOGO.
- STRUCTURE SHALL BE PRECAST CONCRETE CONFORMING TO ASTM C-897, ASTM C-918, AND AASHTO LOAD FACTOR DESIGN METHOD.
- OUTLET PIPE INVERT IS EQUAL TO THE CARTRIDGE DECK ELEVATION.
- THE OUTLET PIPE DIAMETER FOR NEW INSTALLATIONS IS RECOMMENDED TO BE ONE PIPE SIZE LARGER THAN THE INLET PIPE AT EQUAL OR GREATER SLOPE.
- NO PRODUCT SUBSTITUTIONS SHALL BE ACCEPTED UNLESS SUBMITTED 10 DAYS PRIOR TO PROJECT BID DATE, OR AS DIRECTED BY THE ENGINEER OF RECORD.

INSTALLATION NOTES:

- ANY SUB-BASE, BACKFILL DEPTH, AND/OR ANTI-FLOTATION PROVISIONS ARE SITE-SPECIFIC DESIGN CONSIDERATIONS AND SHALL BE SPECIFIED BY ENGINEER OF RECORD.
- CONTRACTOR TO PROVIDE EQUIPMENT WITH SUFFICIENT LIFTING AND REACH CAPACITY TO LIFT AND SET THE STRUCTURE.
- CONTRACTOR WILL INSTALL AND LEVEL THE STRUCTURE, SEALING THE JOINTS, LINE ENTRY AND EXIT POINTS (NON-SHRINK GROUT WITH APPROVED WATERSTOP OR FLEXIBLE BOOT).
- CARTRIDGE INSTALLATION, BY CONTECH, SHALL OCCUR ONLY AFTER SITE HAS BEEN STABILIZED AND THE JELLYFISH UNIT IS CLEAN AND FREE OF DEBRIS. CONTACT CONTECH TO COORDINATE CARTRIDGE INSTALLATION WITH SITE STABILIZATION.



JELLYFISH DESIGN NOTES

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MAX. TREATMENT (CFS)	2.94	2.21	1.47	0.81
DECK TO RISE, TOP (MIN) (ft)	5.00	4.00	4.00	4.00

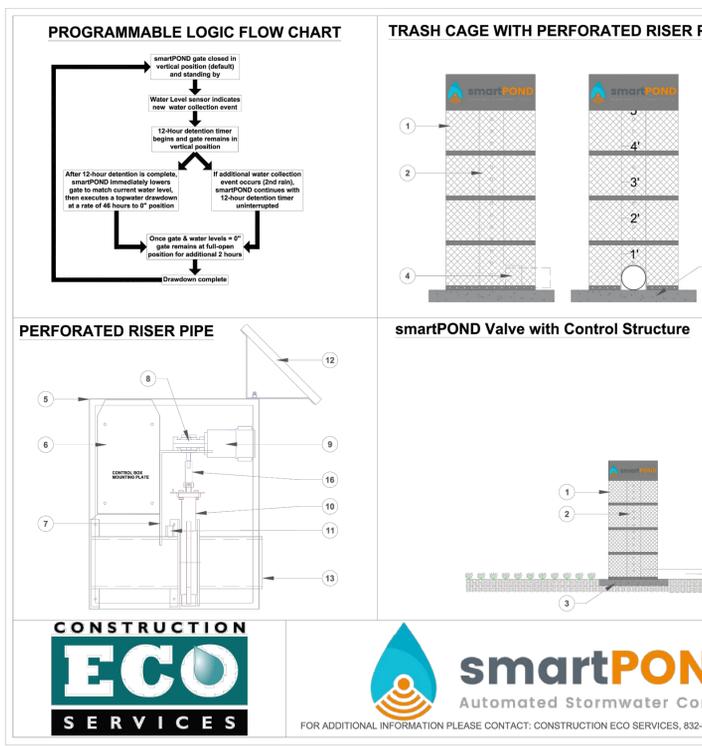
SITE SPECIFIC DATA REQUIREMENTS			
STRUCTURE ID	-	-	-
WATER QUALITY FLOW RATE (cfs)	-	-	-
PEAK FLOW RATE (cfs)	-	-	-
RETURN PERIOD OF PEAK FLOW (yr)	-	-	-
# OF CARTRIDGES REQUIRED (H ₂ O / DD)	-	-	-
CARTRIDGE LENGTH	-	-	-
PIPE DATA			
INLET #1	-	-	-
INLET #2	-	-	-
OUTLET	-	-	-
SEE GENERAL NOTES 6-7 FOR INLET AND OUTLET HYDRAULIC AND SIZING REQUIREMENTS.			
RIM ELEVATION	-	-	-
ANTI-FLOTATION BALLAST	-	-	-
WIDTH	-	-	-
HEIGHT	-	-	-
NOTES/SPECIAL REQUIREMENTS:			
* PER ENGINEER OF RECORD			

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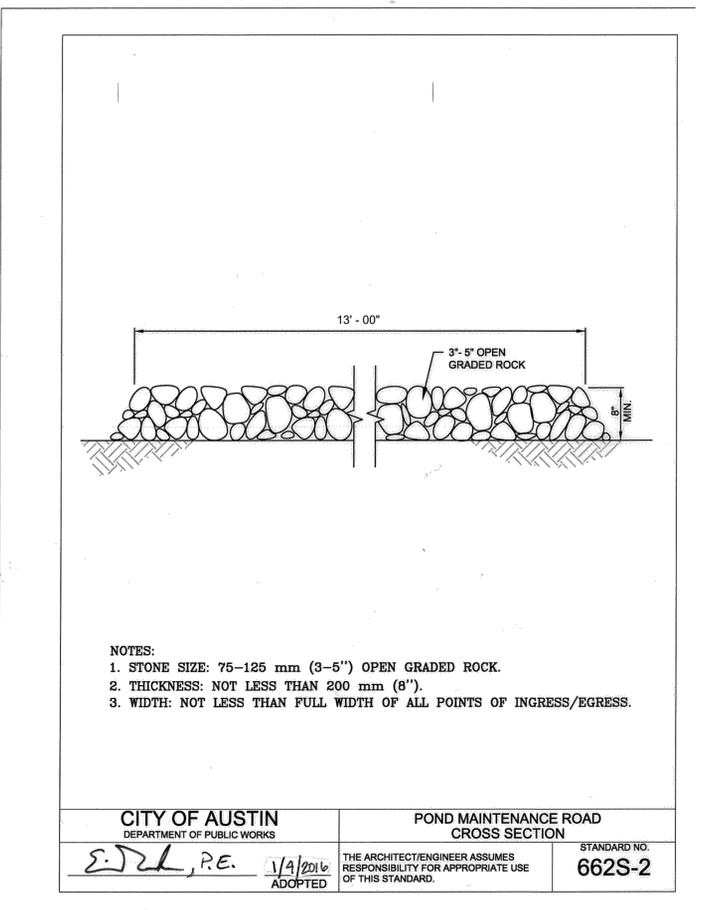
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Parts List
smartPOND Valve Component

Item	Description
1	30" DIAMETER CAGE WITH 1/2" GALVANIZED MESH SCREEN
2	8" SQUARE PERFORATED TUBING WITH 1" PERFORATION, WITH 4" VERTICAL SPACING ON CENTERS WITH WATER DEPTH MARKER
3	3/4" x 3/4" CONCRETE PAD (BY OTHERS)
4	6" PVC OUTLET PIPE (BY OTHERS)
5	WEATHERPROOF ELECTRONIC BOX
6	CONTROL BOX
7	PEDESTAL
8	ACTUATOR
9	MOTOR
10	6" VALVE
11	LEVEL TRANSDUCER
12	SOLAR PANEL
13	OUTLET PIPE (BY OTHERS)
14	30" DRAIN BASIN
15	VALVE STEM
16	QUICK DISCONNECT VALVE STEM



Kimley-Horn
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sarah j mays
SARAH J. MAYS
LICENSED PROFESSIONAL ENGINEER
STATE OF TEXAS

3/9/23

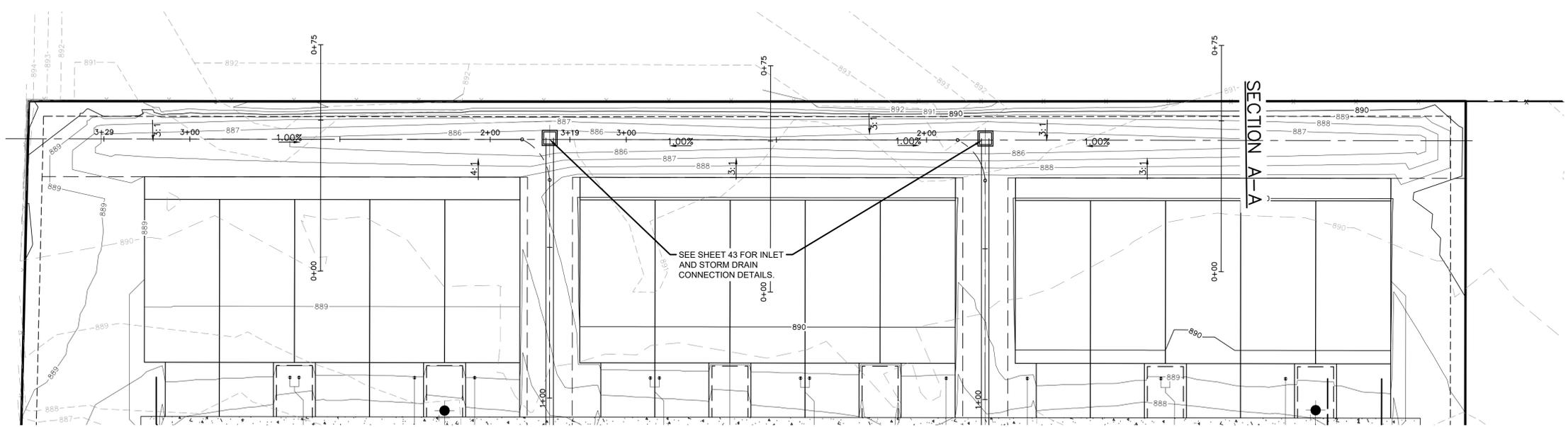
KHA PROJECT	06293601
DATE	MARCH 2023
SCALE	AS SHOWN
DESIGNED BY:	AEH
DRAWN BY:	AEH
CHECKED BY:	SJM

WATER QUALITY DETAILS

LENOX HILL TOWNHOMES
CITY OF LEANDER
WILLIAMSON COUNTY, TEXAS

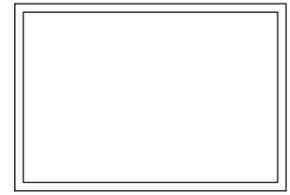
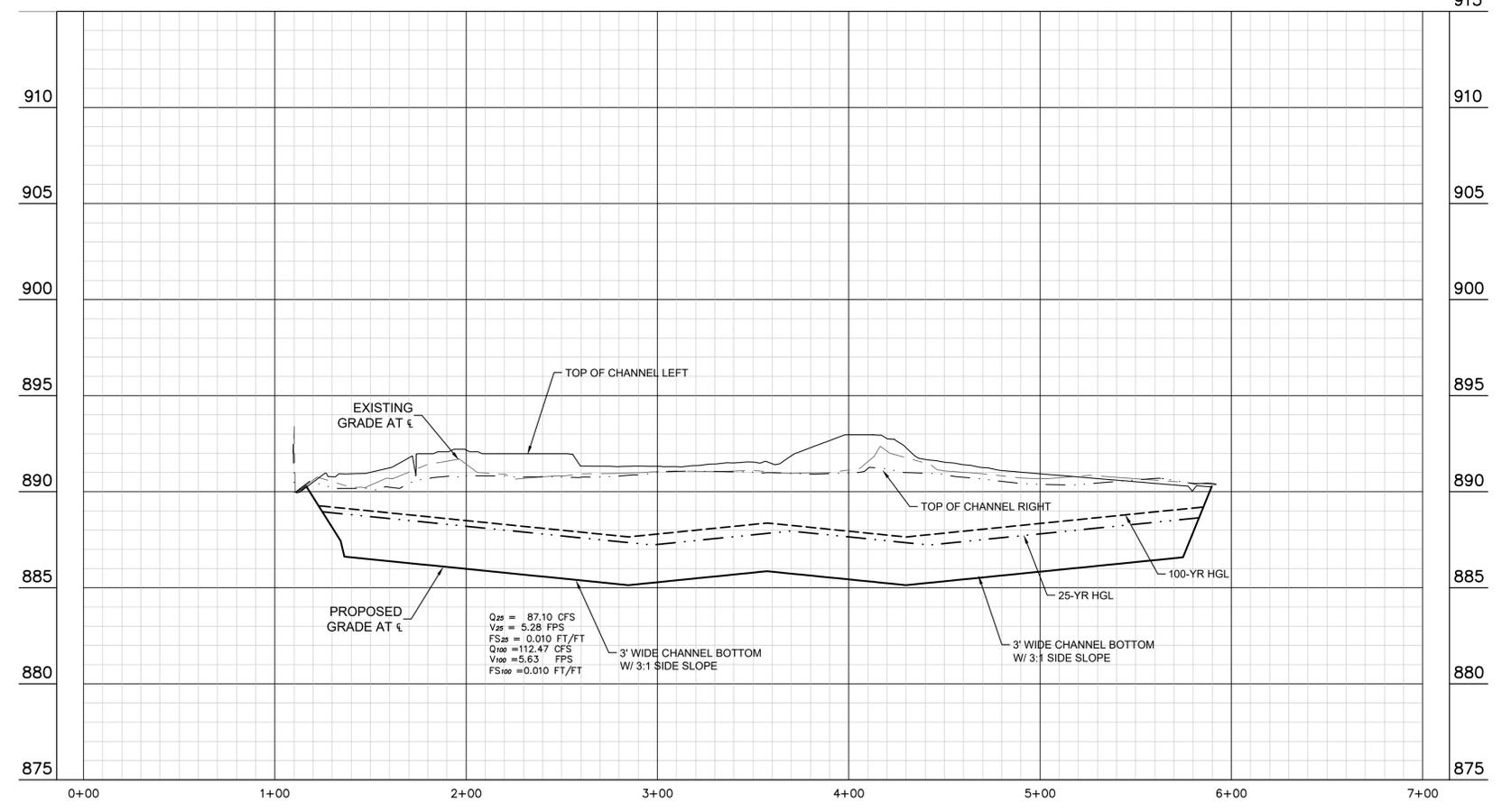
SHEET NUMBER
28 OF 84

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CHANNEL A

CHANNEL A



BENCHMARKS

DATUM IS NAVD '88, USING GEOID B13, BASED ON GPS OBSERVATIONS.

- BM #2 TBM-CSS-IN-ASPH ELEV. = 861.17'
NORTHING: 1017328.87
EASTING: 3085144.14
- BM #141 FH-TOP-BOLT ELEV. = 848.89'
NORTHING: 10173963.32
EASTING: 3085151.09



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Kimley-Horn

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 TBPE Firm No. 928

sarah mays

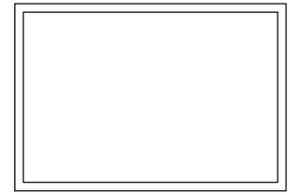
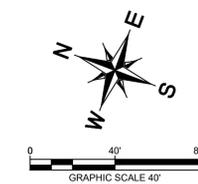
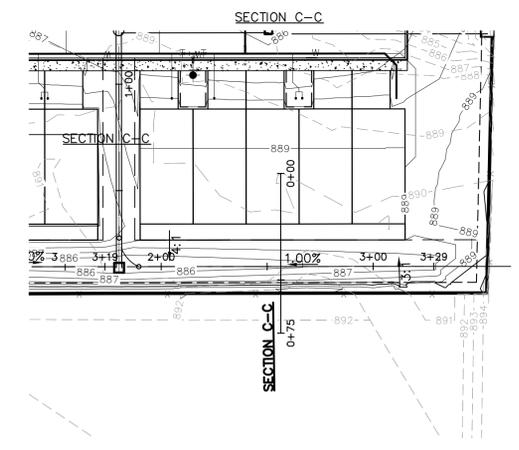
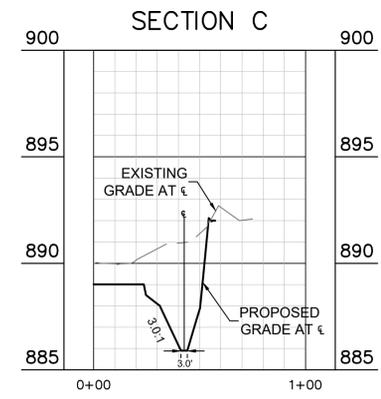
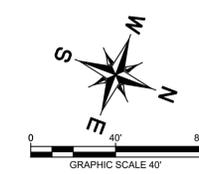
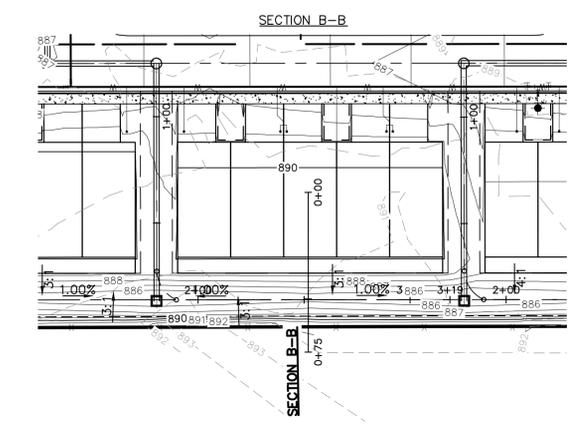
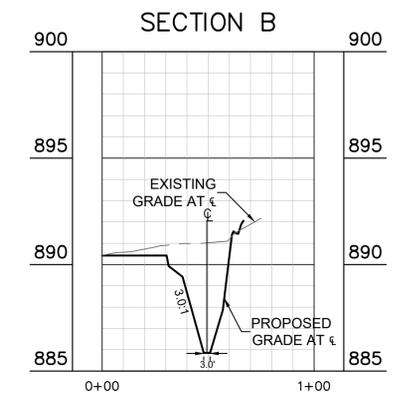
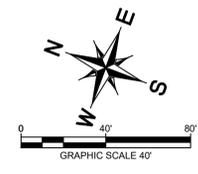
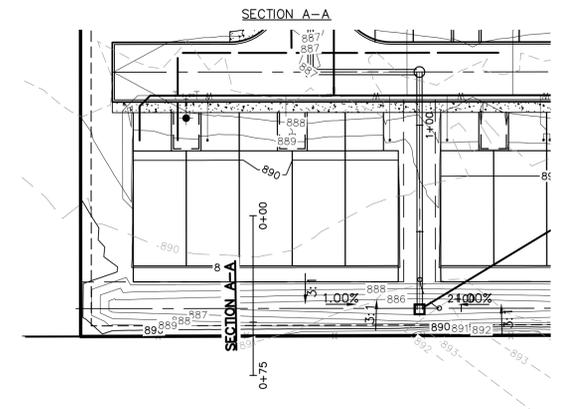
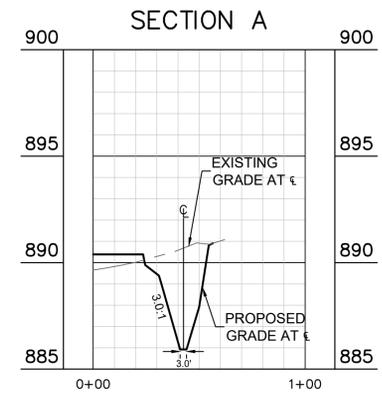
SARAH J. MAYS
 LICENSED PROFESSIONAL ENGINEER
 STATE OF TEXAS
 129794

KHA PROJECT	06293601
DATE	MARCH 2023
SCALE	AS SHOWN
DESIGNED BY:	AEH
DRAWN BY:	AEH
CHECKED BY:	SJM

CHANNEL PLAN & PROFILE

LENOX HILL TOWNHOMES
 CITY OF LEANDER
 WILLIAMSON COUNTY, TEXAS

Plotted: E:\harris\Avanna - Date: March 28, 2023 - 05:39:49pm File Path: K:\AUS_Civil\0629263601-LuxNova - Leander Blockhouse\Coord\PlanSheets\C - Channel Plan & Profiles.dwg
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BENCHMARKS

DATUM IS NAVD '88, USING GEOID B13, BASED ON GPS OBSERVATIONS.

- BM #2 TBM-CSS-IN-ASPH ELEV. = 861.17
NORTHING: 1017328.87
EASTING: 3085144.14
- BM #141 FH-TOP-BOLT ELEV. = 846.89
NORTHING: 10173963.32
EASTING: 3085151.09



WARNING: CONTRACTOR IS TO VERIFY PRESENCE AND EXACT LOCATION OF ALL UTILITIES PRIOR TO CONSTRUCTION.

No.	REVISIONS	BY	DATE

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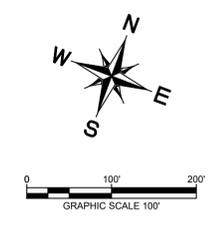
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KHA PROJECT	06293601
DATE	MARCH 2023
SCALE	AS SHOWN
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CHANNEL CROSS SECTIONS

LENOX HILL TOWNHOMES
 CITY OF LEANDER
 WILLIAMSON COUNTY, TEXAS

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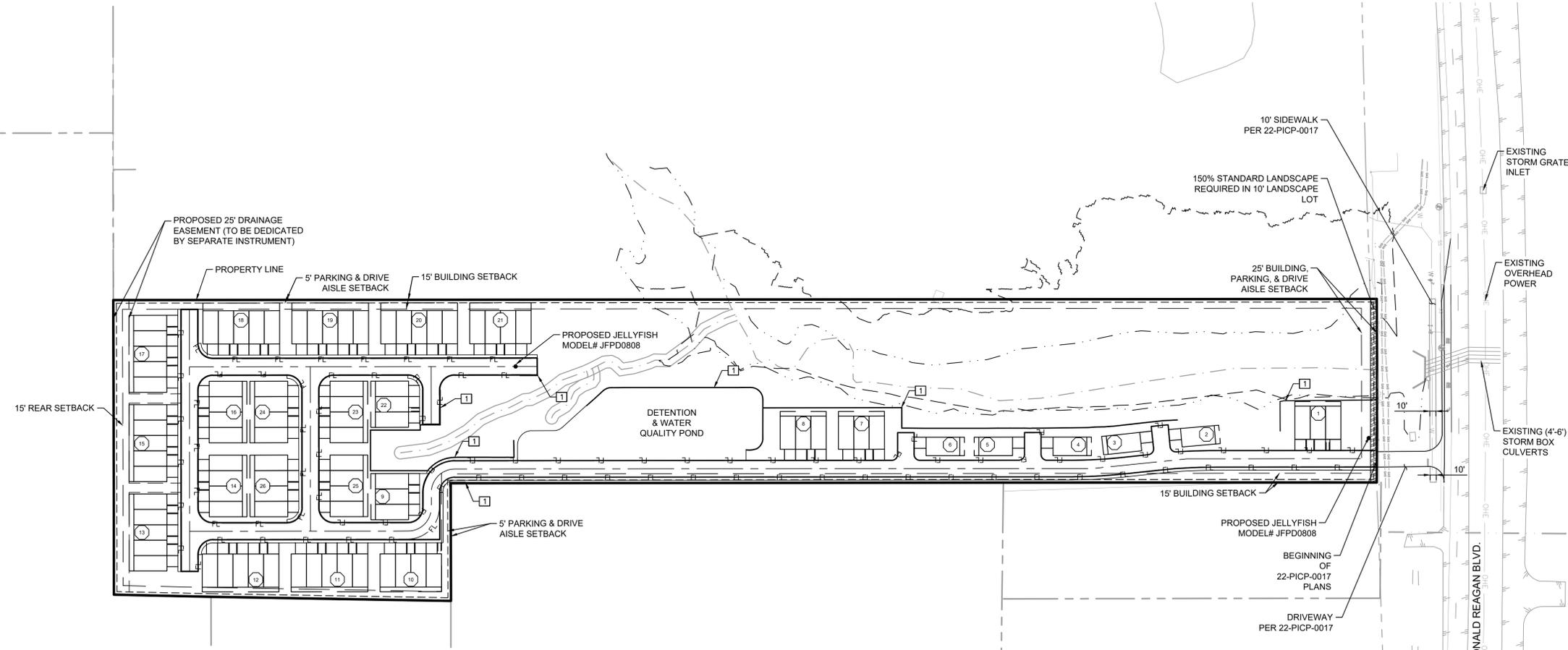


PROPOSED FEATURE KEY NOTES	
[1]	RETAINING WALL

*REFER TO LANDSCAPE PLANS FOR DETAILS.
**REFER TO ARCHITECT PLANS FOR DETAILS

LEGEND	
—	PROPERTY LINE
— FL —	FIRE LANE STRIPING
— W —	EXISTING WATER LINE
⊕	EXISTING WASTEWATER MANHOLE
— GAS —	EXISTING GAS LINE
— OHE —	EXISTING OVERHEAD ELECTRIC
— + —	TRIBUTARY CENTERLINE
— - - -	TRIBUTARY CENTERLINE + BUFFER
— - - -	ATLAS 14 100-YR FLOODPLAIN
— - - -	FEMA AE 100-YR FLOODPLAIN

- ### SITE PLAN NOTES
1. WATER AND WASTEWATER SERVICE TO BE PROVIDED BY THE CITY OF LEANDER.
 2. AL CLAWSON DISPOSAL, INC. SHALL BE THE SOLE PROVIDER OF WASTE HAULING FOR THIS SITE AFTER CONSTRUCTION. DURING CONSTRUCTION, AN ALTERNATIVE WASTE HAULER MAY BE USED AS LONG AS THEY HAVE A FRANCHISE AGREEMENT WITH THE CITY.
 3. WARNING SIGNS ARE REQUIRED TO BE PLACED UNDER THE OVERHEAD ELECTRIC LINES TO MAKE ALL PERSONNEL AWARE OF THE ELECTRIC HAZARD.
 4. CONTRACTOR TO FIELD VERIFY LOCATION AND ELEVATION OF ALL EXISTING UTILITIES PRIOR TO CONSTRUCTION.
 5. CAUTION: DO NOT PLACE THE STAGING AREA IN CLOSE PROXIMITY TO OVERHEAD ELECTRIC LINES.
 6. ALL SITE UTILITY LINES ARE PROPOSED TO BE LOCATED UNDERGROUND.
 7. REFER TO LANDSCAPE PLANS FOR FENCE AND GATE DETAILS.
 8. FENCING FACING THE GREENBELT TO BE LIMITED TO WROUGHT IRON OR DECORATIVE, TUBULAR METAL FENCING PER PUD (ZONING ORDINANCE 19-024-00).
 9. ALL BUILDING SHALL BE 65% MASONRY. ALL WALLS FACING RONALD REAGAN BLVD SHALL BE 85% MASONRY PER PUD (ZONING ORDINANCE 19-024-00). REFER TO MASONRY DEVELOPMENT AGREEMENT ESTABLISHING DEVELOPMENT STANDARDS FOR THE LENOX HILL TOWNHOMES (DEVELOPMENT AGREEMENT 22-DA-031).
 10. THE FRONT 25-FT ALONG RONALD REAGAN BLVD WILL BE LANDSCAPED AT 150% OF THE STANDARD LANDSCAPE REQUIREMENTS TO ENHANCE THE ENTRY AND PUBLIC VIEW OF THE PROPERTY PER PUD (ZONING ORDINANCE 19-024-00).



PARKING SUMMARY				
USE	NUMBER OF UNITS	PARKING REQUIREMENT	PARKING REQUIRED	PARKING PROVIDED
GARAGE PARKING	92	1 / UNIT	92	184
OFF STREET PARKING	92	2 / UNIT	184	184
TOTAL PARKING			276	368

BUILDING AREA		
BUILDING NUMBER	AREA (SF)	USE
1	5,022	RESIDENTIAL
2	2,010	RESIDENTIAL
3	2,010	RESIDENTIAL
4	2,010	RESIDENTIAL
5	2,010	RESIDENTIAL
6	2,010	RESIDENTIAL
7	5,022	RESIDENTIAL
8	5,022	RESIDENTIAL
9	5,022	RESIDENTIAL
10	6,696	RESIDENTIAL
11	6,696	RESIDENTIAL
12	8,370	RESIDENTIAL
13	8,370	RESIDENTIAL
14	6,696	RESIDENTIAL
15	8,370	RESIDENTIAL
16	6,696	RESIDENTIAL
17	8,370	RESIDENTIAL
18	8,370	RESIDENTIAL
19	8,370	RESIDENTIAL
20	8,370	RESIDENTIAL
21	6,696	RESIDENTIAL
22	5,022	RESIDENTIAL
23	6,696	RESIDENTIAL
24	6,696	RESIDENTIAL
25	6,696	RESIDENTIAL
26	6,696	RESIDENTIAL

- ### EMERGENCY ACCESS NOTES
1. ALL FIRE DEPARTMENT ACCESS DRIVES/ROADS TO HAVE A MINIMUM 14'-0" VERTICAL CLEARANCE.
 2. PER FIRE LANE STRIPING DETAIL #501-2: FIRE APPARATUS ACCESS ROADS SHALL BE CONTINUOUSLY MARKED BY PAINTED LINES OF RED TRAFFIC PAINT SIX INCHES (6") IN WIDTH TO SHOW THE BOUNDARIES OF THE LANE. THE WORDS "FIRE LANE TOW AWAY ZONE" OR "FIRE ZONE TOW AWAY ZONE" SHALL APPEAR IN FOUR INCH (4") WHITE LETTERS AT 25 FEET INTERVALS OR LESS, ON THE RED BORDER MARKINGS ALONG BOTH SIDES OF THE FIRE LANES. WHERE A CURB IS AVAILABLE, THE STRIPING SHALL BE ON THE VERTICAL FACE OF THE CURB.
 3. FIRE LANE SIGNS: SIGNS SHALL READ "FIRE LANE TOW AWAY ZONE" OR "FIRE ZONE TOW AWAY ZONE" AND SHALL BE 12" WIDE AND 18" HIGH. SIGNS SHALL BE PAINTED ON A WHITE BACKGROUND WITH LETTERS AND BORDERS IN RED, USING NOT LESS THAN 2" LETTERING. SIGNS SHALL BE PERMANENTLY AFFIXED TO STATIONARY POST AND THE BOTTOM OF THE SIGN SHALL BE SIX FEET, SIX INCHES (6'6") ABOVE FINISHED GRADE. SIGNS SHALL BE SPACED NOT MORE THAN THIRTY-FIVE FEET (35') APART. SIGNS MAY BE INSTALLED ON PERMANENT BUILDINGS OR WALLS OR AS APPROVED BY THE FIRE CODE OFFICIAL.

BENCHMARKS

DATUM IS NAVD '88, USING GEOID B13, BASED ON GPS OBSERVATIONS.

- BM #2 TBM-CSS-IN-ASPH ELEV. = 861.17'
NORTHING: 10173228.87
EASTING: 3095144.14
- BM #141 FH-TOP-BOLT ELEV. = 846.89'
NORTHING: 10173963.32
EASTING: 3095151.09

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Call before you dig.**

WARNING: CONTRACTOR IS TO VERIFY PRESENCE AND EXACT LOCATION OF ALL UTILITIES PRIOR TO CONSTRUCTION.

No.	REVISIONS	DATE	BY

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 STATE OF TEXAS
 129794
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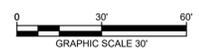
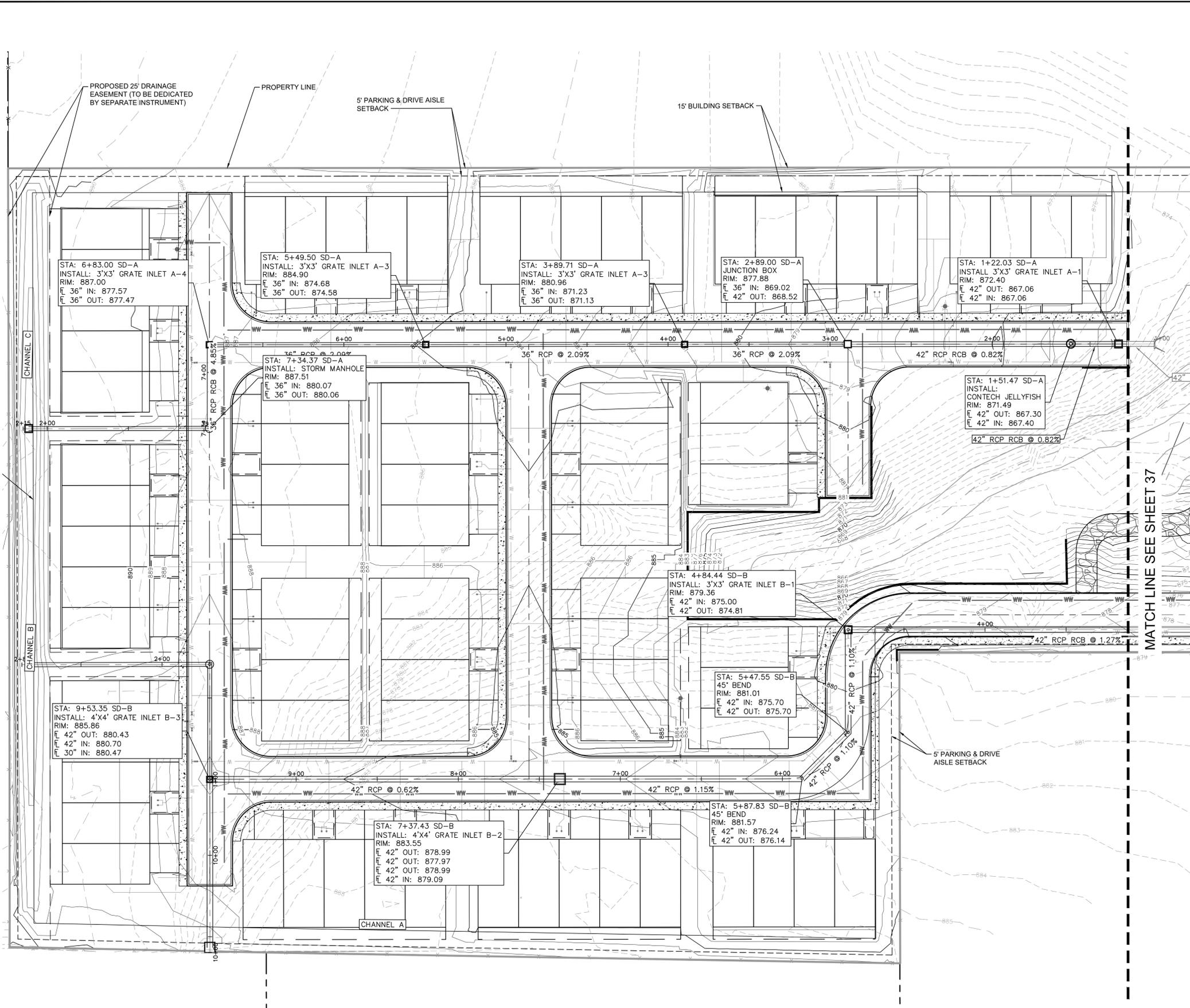
KHA PROJECT	DATE	SCALE	DESIGNED BY	DRAWN BY	CHECKED BY
06293601	MARCH 2023	AS SHOWN	AEH	AEH	SJM

SITE PLAN

LENOX HILL TOWNHOMES

CITY OF LEANDER
 WILLIAMSON COUNTY, TEXAS

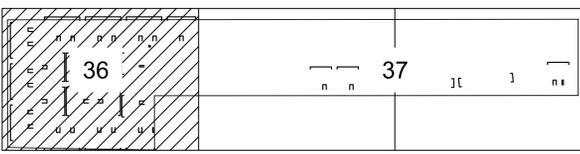
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LEGEND

- PROPERTY LINE
- PROPOSED WASTEWATER LINE
- PROPOSED WATER LINE
- ⊕ PROPOSED WASTEWATER MANHOLE
- PROPOSED WASTEWATER CLEANOUT
- WASTEWATER FLOW DIRECTION
- ⦿ PROPOSED FIRE HYDRANT
- ⊙ PROPOSED TAPPING SLEEVE & VALVE
- ▬ PROPOSED STORM DRAIN LINE
- ▬ PROPOSED STORM DRAIN INLET
- TRIBUTARY CENTERLINE
- TRIBUTARY CENTERLINE + BUFFER
- ATLAS 14 100-YR FLOODPLAIN
- FEMA A/E 100-YR FLOODPLAIN

KEY MAP



BENCHMARKS

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NORTHING: 1017328.87
EASTING: 3095144.14
 - BM #141 FH-TOP-BOLT ELEV. = 846.89
NORTHING: 10173963.32
EASTING: 3095151.09



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NO.	REVISIONS	DATE	BY

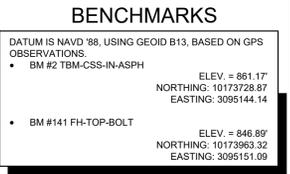
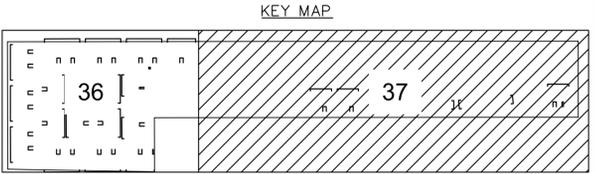
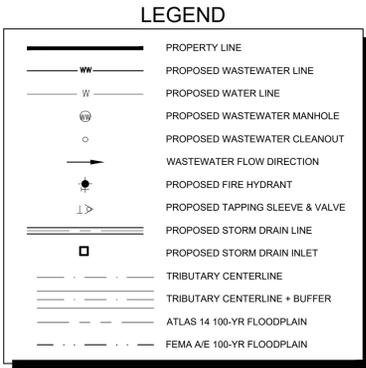
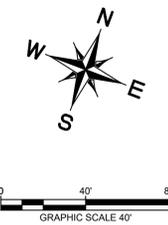
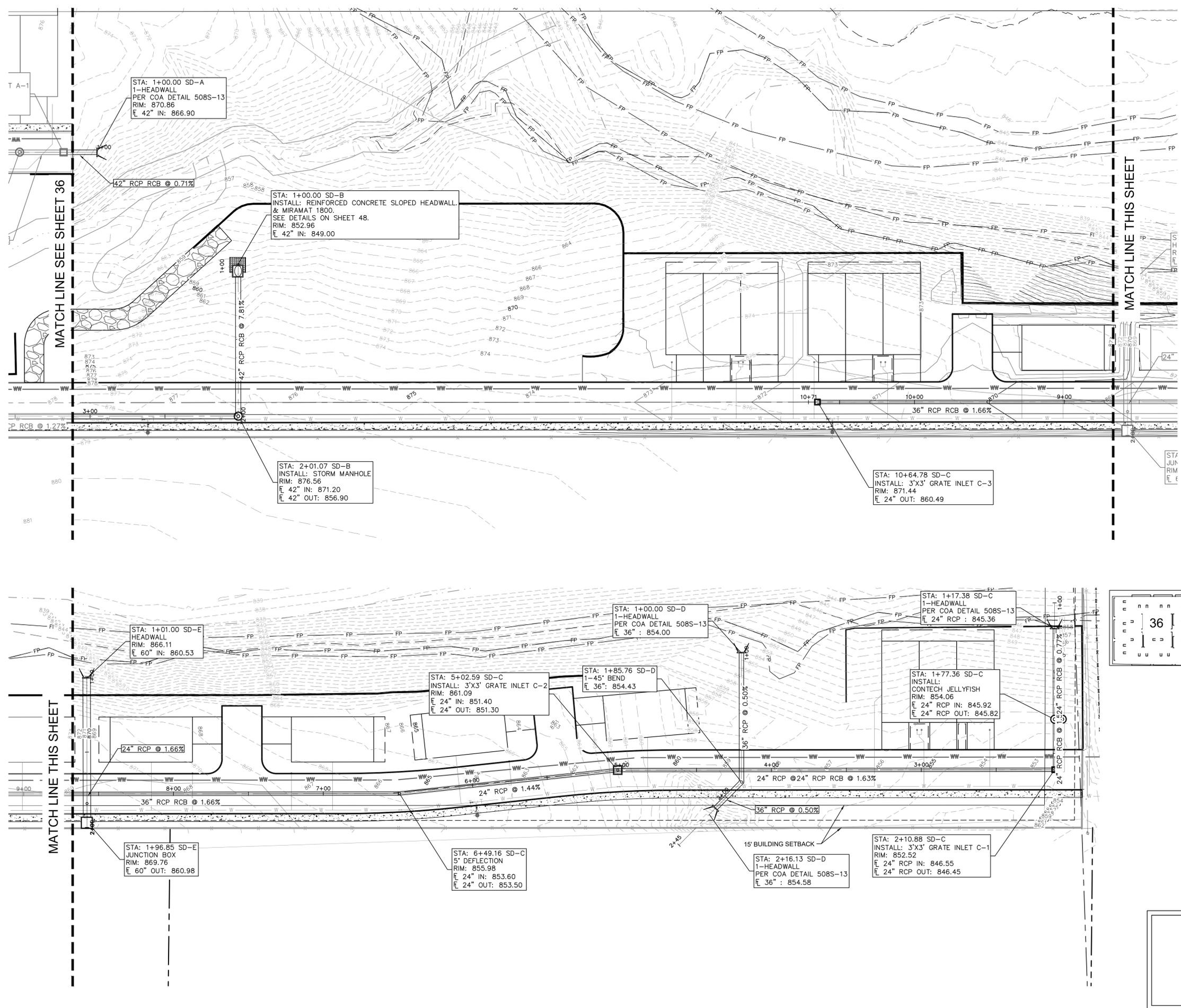
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KHA PROJECT: 0629263601
 DATE: MARCH 2023
 SCALE: AS SHOWN
 DESIGNED BY: AEH
 DRAWN BY: AEH
 CHECKED BY: SJM

**OVERALL STORM PLAN
(SHEET 1 OF 2)**

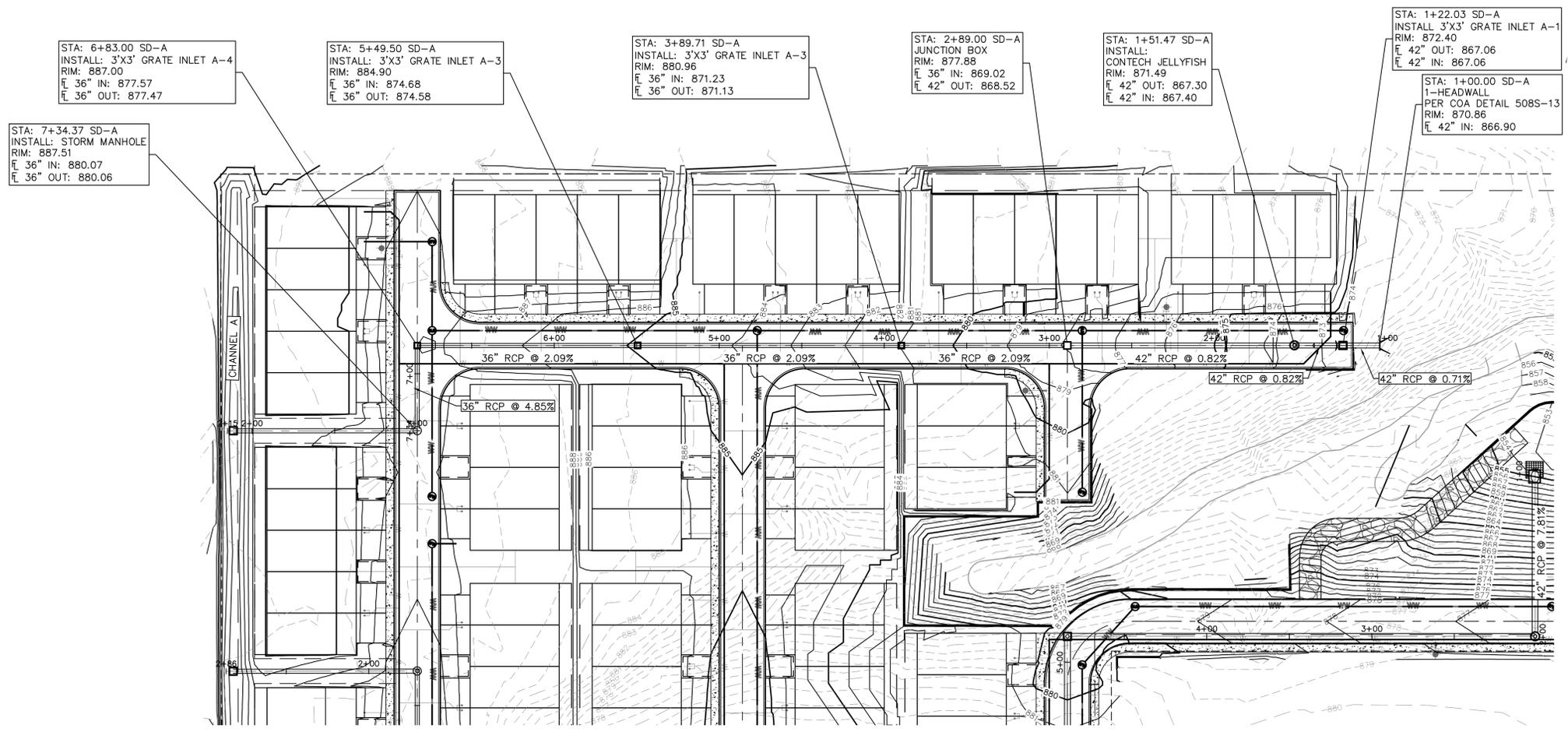
**LENOX HILL
TOWNHOMES**
 CITY OF LEANDER
 WILLIAMSON COUNTY, TEXAS

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OVERALL STORM PLAN (SHEET 2 OF 2)			
LENOX HILL TOWNHOMES CITY OF LEANDER WILLIAMSON COUNTY, TEXAS		SHEET NUMBER 37 OF 84	
REVISIONS No. _____ BY _____ DATE _____		REVISIONS No. _____ BY _____ DATE _____	

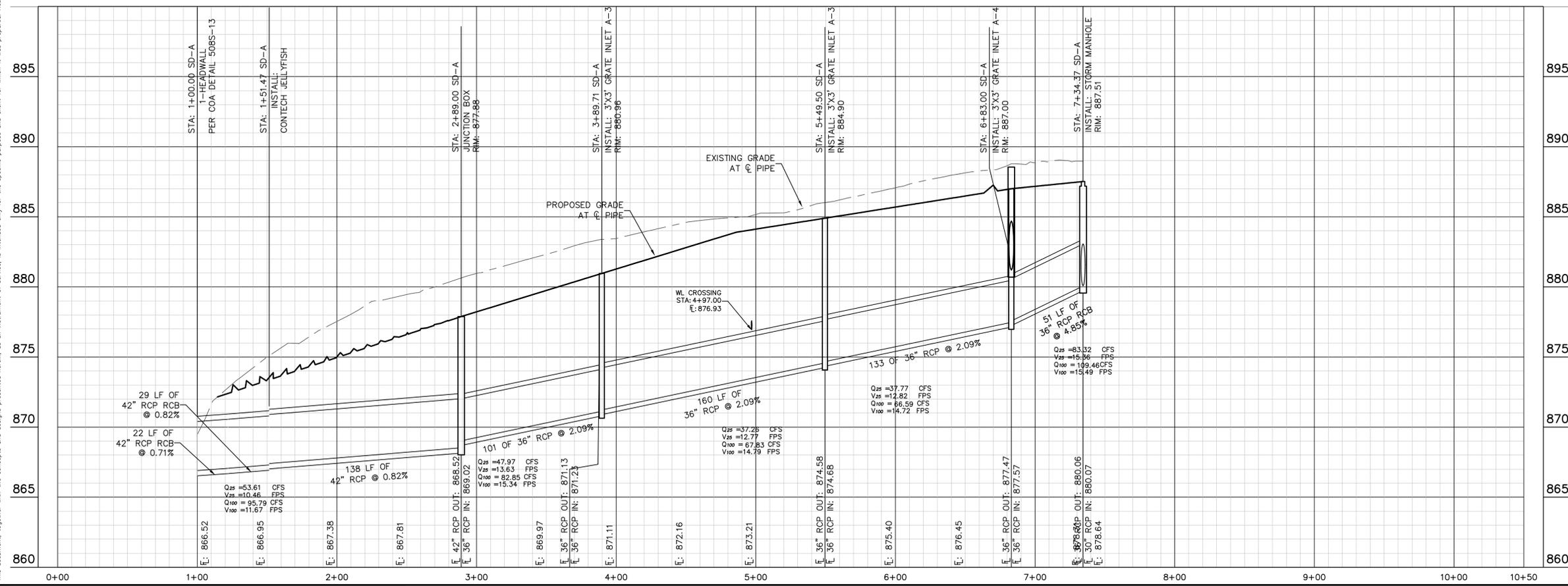
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LEGEND

	PROPERTY LINE
	PROPOSED WASTEWATER LINE
	PROPOSED WATER LINE
	PROPOSED WASTEWATER MANHOLE
	PROPOSED WASTEWATER CLEANOUT
	WASTEWATER FLOW DIRECTION
	PROPOSED FIRE HYDRANT
	PROPOSED TAPPING SLEEVE & VALVE
	PROPOSED STORM DRAIN LINE
	PROPOSED STORM DRAIN INLET
	TRIBUTARY CENTERLINE
	TRIBUTARY CENTERLINE + BUFFER
	ATLAS 14 100-YR FLOODPLAIN
	FEMA A/E 100-YR FLOODPLAIN

SD-A



BENCHMARKS

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EASTING: 3085144.14
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NORTHING: 10173963.32
EASTING: 3085151.09

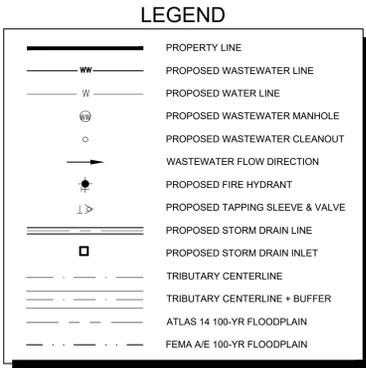
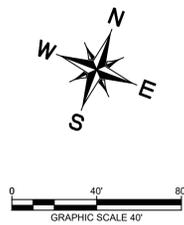
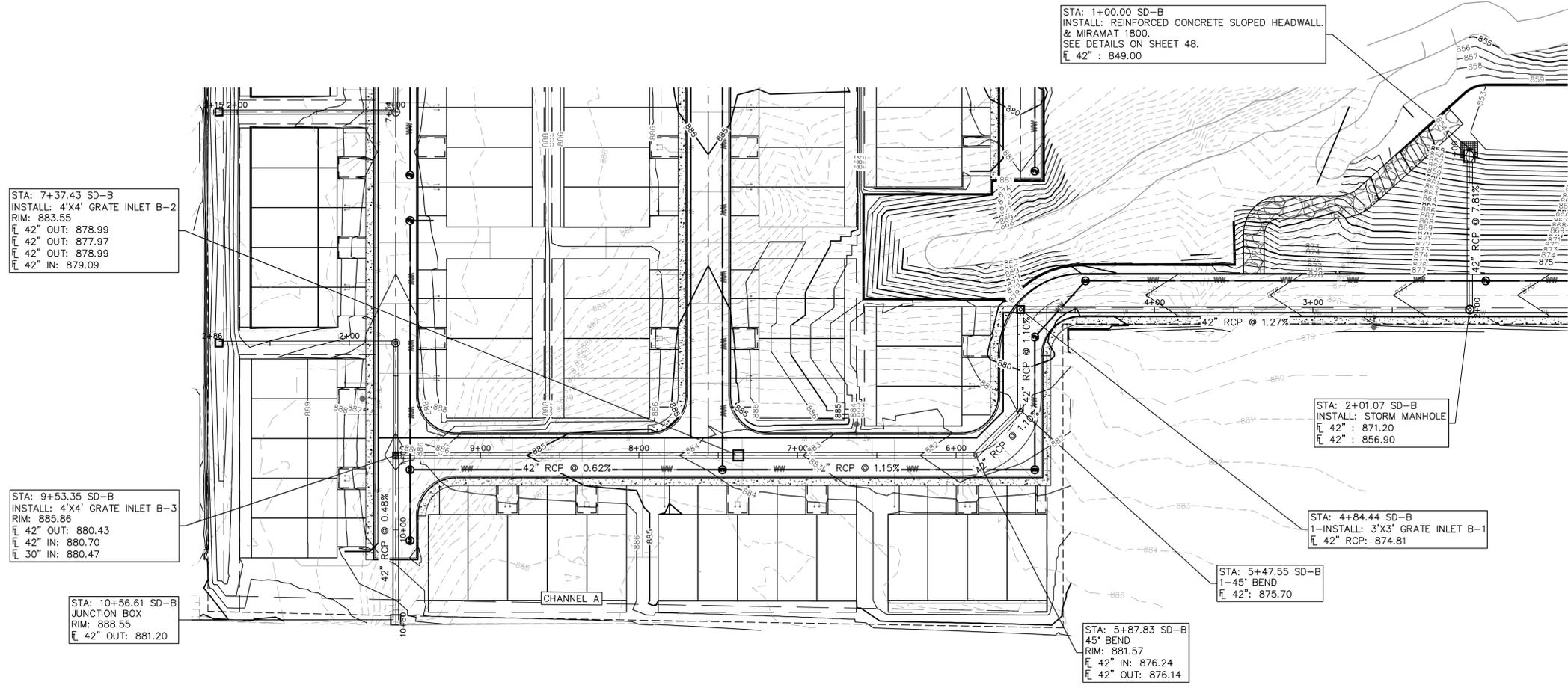


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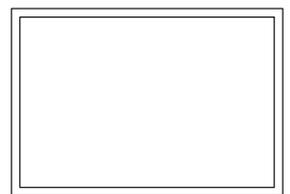
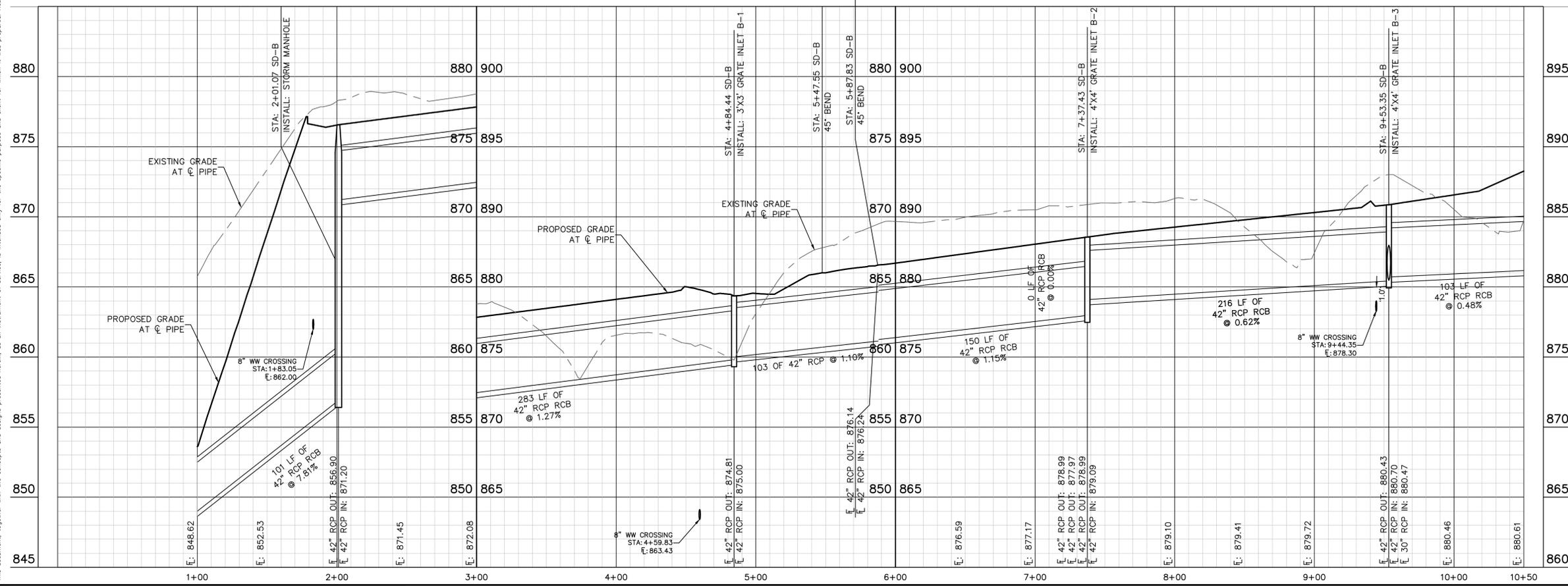


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STORM PLAN & PROFILE SD-A		
LENOX HILL TOWNHOMES CITY OF LEANDER WILLIAMSON COUNTY, TEXAS		
SHEET NUMBER 38 OF 84		REVISIONS No. _____ BY _____ DATE _____

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SD-B

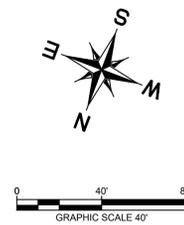
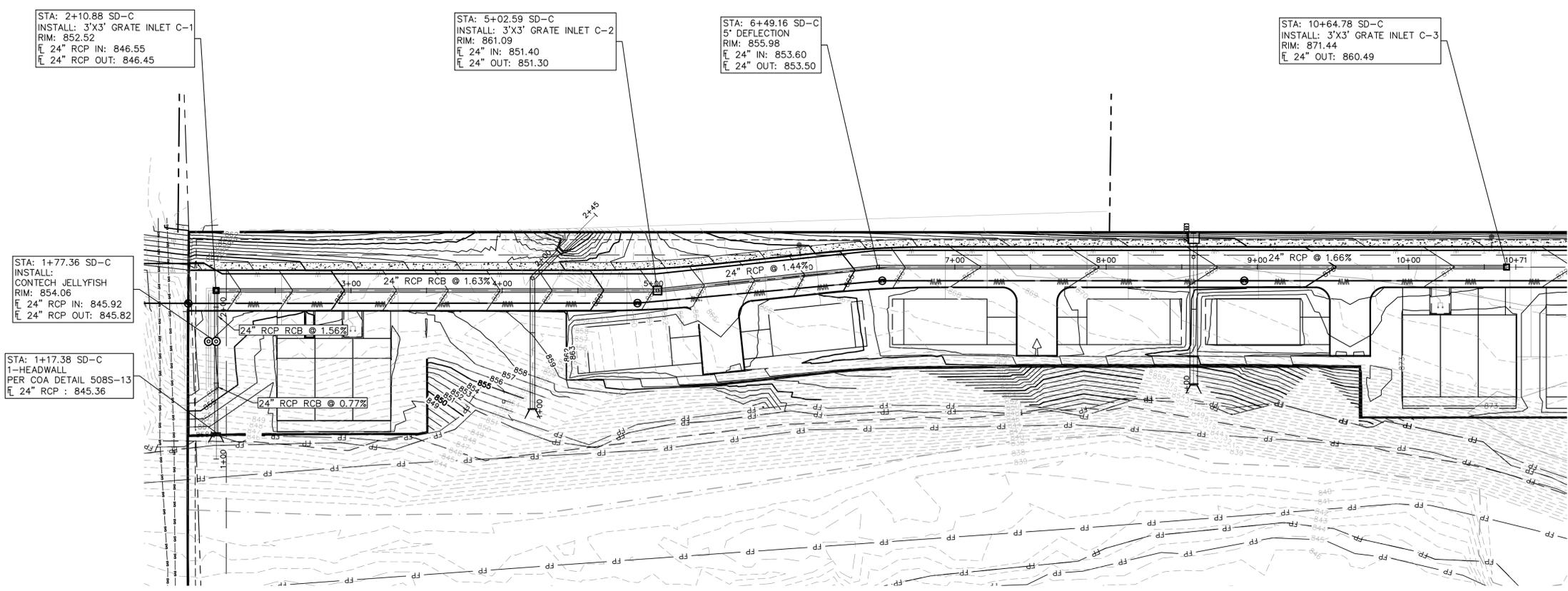


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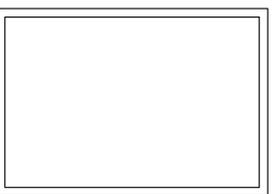
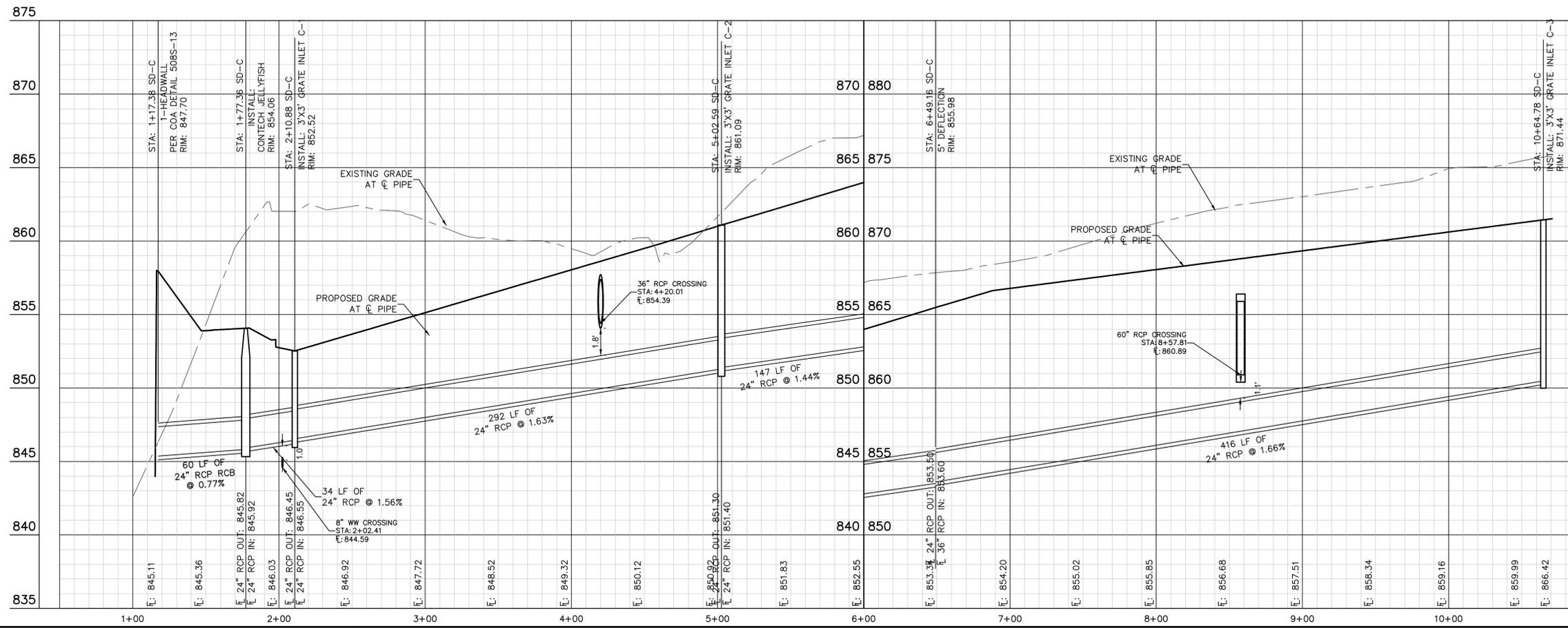
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STORM PLAN & PROFILE SD-B	
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LEGEND

	PROPERTY LINE
	PROPOSED WASTEWATER LINE
	PROPOSED WATER LINE
	PROPOSED WASTEWATER MANHOLE
	PROPOSED WASTEWATER CLEANOUT
	WASTEWATER FLOW DIRECTION
	PROPOSED FIRE HYDRANT
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	TRIBUTARY CENTERLINE
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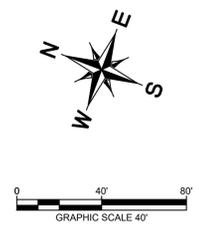
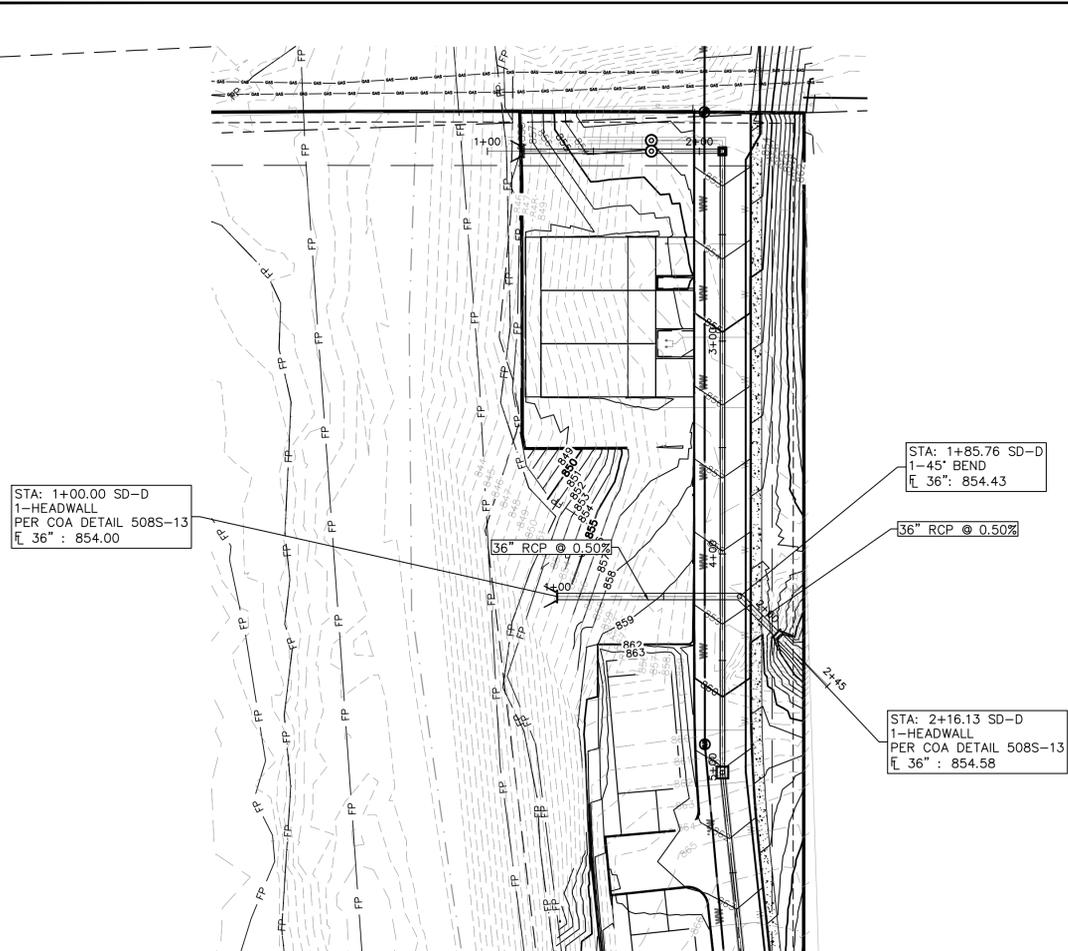


811
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	STORM PLAN & PROFILE SD-C					
LENOX HILL TOWNHOMES CITY OF LEANDER WILLIAMSON COUNTY, TEXAS						
SHEET NUMBER 40 OF 84						

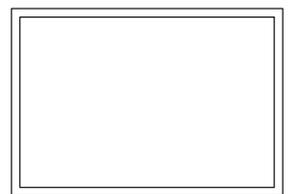
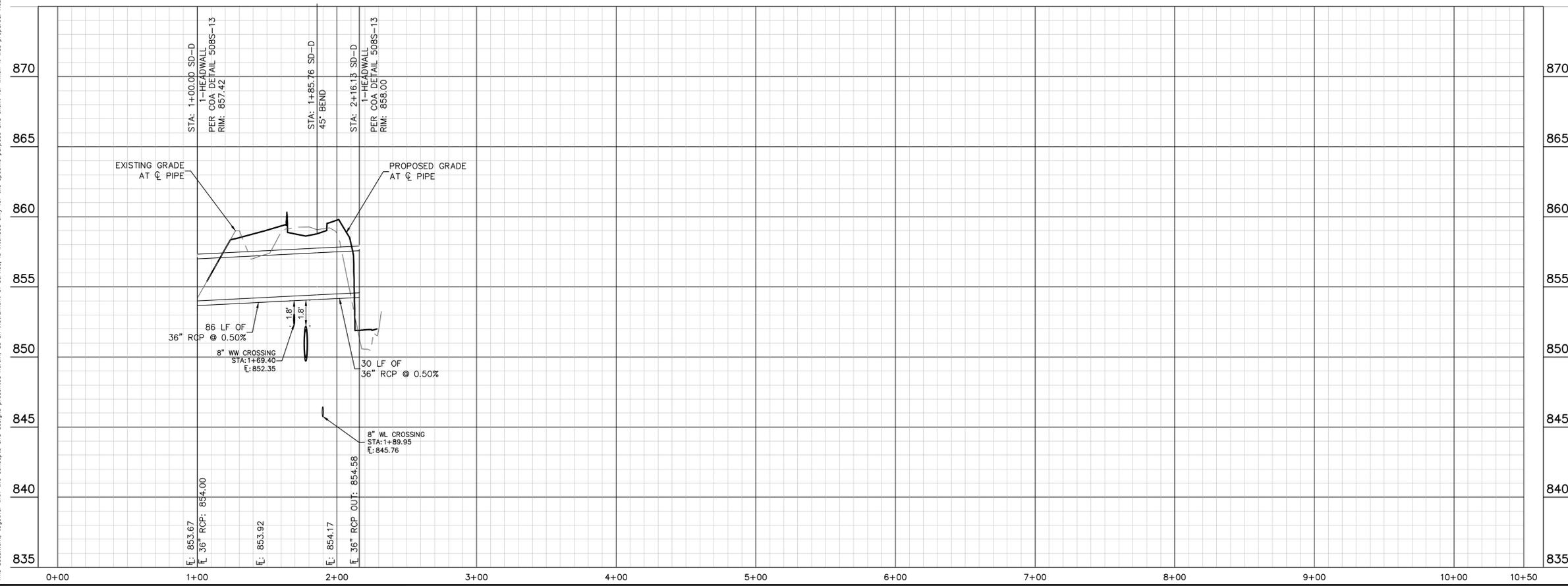
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LEGEND

	PROPERTY LINE
	PROPOSED WASTEWATER LINE
	PROPOSED WATER LINE
	PROPOSED WASTEWATER MANHOLE
	PROPOSED WASTEWATER CLEANOUT
	WASTEWATER FLOW DIRECTION
	PROPOSED FIRE HYDRANT
	PROPOSED TAPPING SLEEVE & VALVE
	PROPOSED STORM DRAIN LINE
	PROPOSED STORM DRAIN INLET
	TRIBUTARY CENTERLINE
	TRIBUTARY CENTERLINE + BUFFER
	ATLAS 14 100-YR FLOODPLAIN
	FEMA A/E 100-YR FLOODPLAIN

SD-D

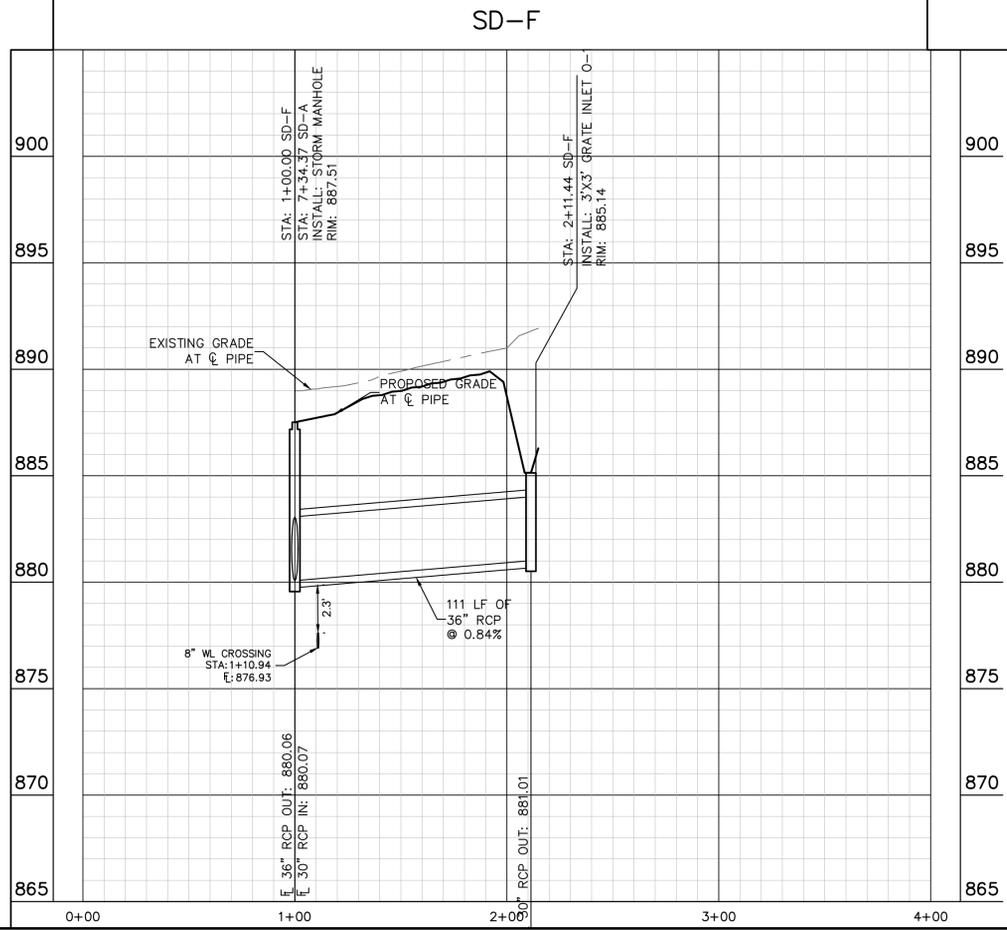
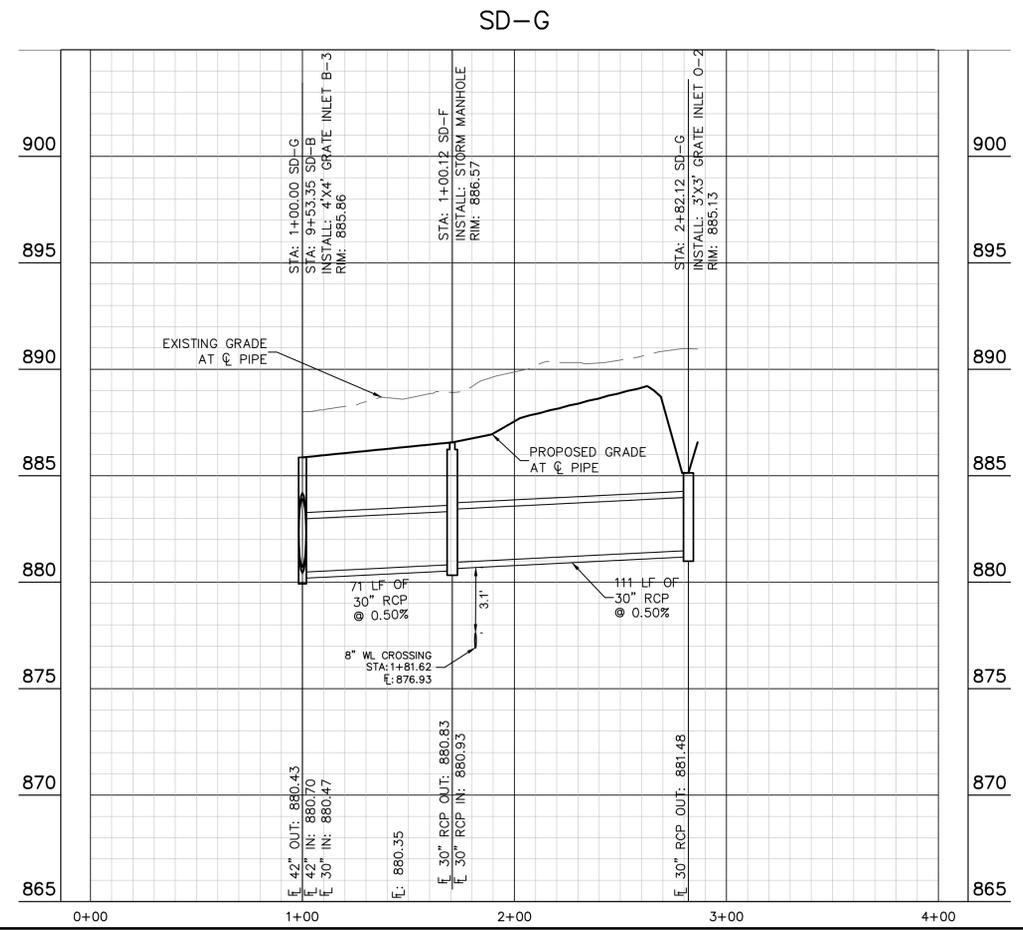
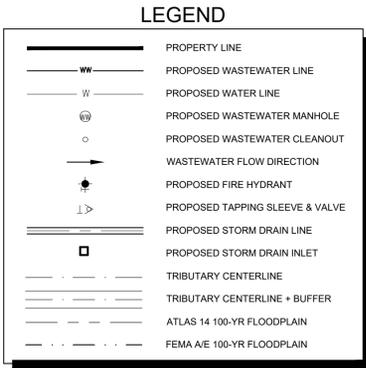
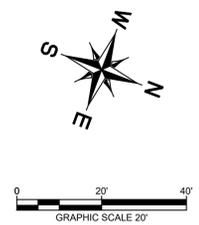
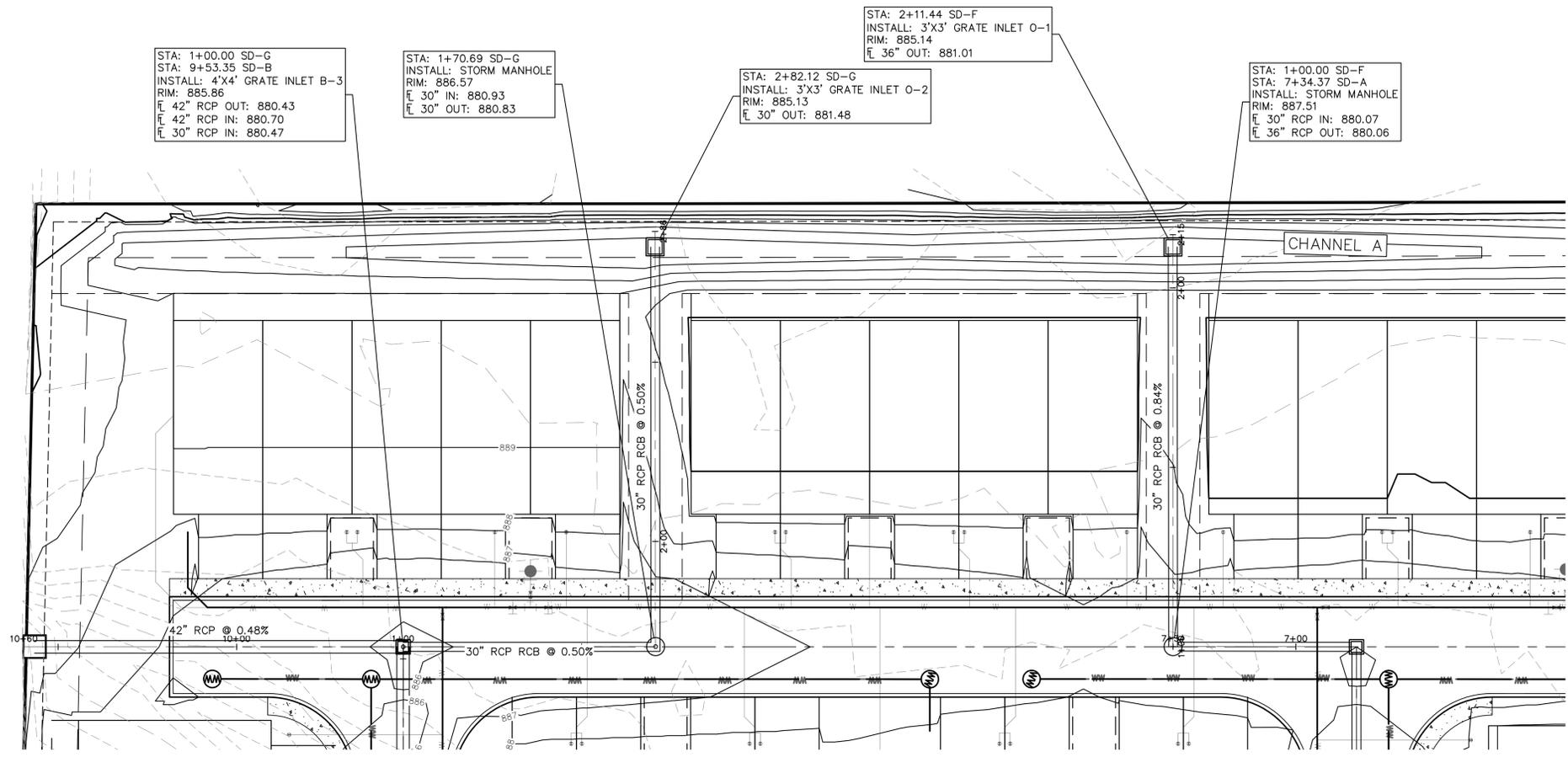


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<p>LENOX HILL TOWNHOMES CITY OF LEANDER WILLIAMSON COUNTY, TEXAS</p>	<p>STORM PLAN & PROFILE SD-D</p>																																	
<p>SHEET NUMBER 41 OF 84</p>	<p>REVISIONS</p> <table border="1" style="width: 100%; border-collapse: collapse;"> <thead> <tr> <th>No.</th> <th>DATE</th> <th>BY</th> </tr> </thead> <tbody> <tr><td> </td><td> </td><td> </td></tr> </tbody> </table>	No.	DATE	BY																														
No.	DATE	BY																																
<p>Kimley»Horn 10814 JOLLYVILLE ROAD AVALON IV SUITE 200 AUSTIN, TX PHONE: 512-418-7171 FAX: 512-418-7791 WWW.KIMLEY-HORN.COM © 2023 KIMLEY-HORN AND ASSOCIATES, INC. TBPE Firm No. 928</p>																																		
<p>KHA PROJECT 06293601</p>	<p>DATE MARCH 2023</p>	<p>SCALE: AS SHOWN</p>	<p>DESIGNED BY: AEH DRAWN BY: AEH CHECKED BY: SJM</p>																															

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PROFILE SCALE
 1" = 40' HORIZONTAL
 1" = 4' VERTICAL

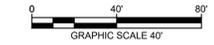
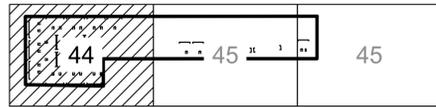


811
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KHA PROJECT 0629263601	DATE MARCH 2023
SCALE: AS SHOWN	DESIGNED BY: AEH
DRAWN BY: AEH	CHECKED BY: SJM
STORM PLAN & PROFILE SD-F & SD-G	
LENOX HILL TOWNHOMES CITY OF LEANDER WILLIAMSON COUNTY, TEXAS	
SHEET NUMBER 43 OF 84	
REVISIONS No.	DATE BY

KEY MAP
N.T.S.



LEGEND

	PROPERTY LINE
	PROPOSED EASEMENT
	ROW DEDICATION
	FIRE LANE
	PROPOSED WALL
	TRIBUTARY CENTERLINE
	TRIBUTARY CENTERLINE + BUFFER
	ATLAS-14 100-YR FLOODPLAIN
	FEMA A/E 100-YR FLOODPLAIN

NOTES:

- ALL FIRE DEPARTMENT ACCESS DRIVES/ROADS TO HAVE A MINIMUM 13'-6" VERTICAL CLEARANCE.
- ESTABLISH FIRE ZONES AS SHOWN ON SITE BY PAINTING CURB RED. STENCIL THE WORDS "FIRE ZONE/TOW-AWAY ZONE" IN WHITE LETTERS AT LEAST 3 INCHES HIGH AT 35-FOOT INTERVALS ALONG THE CURB. ALSO, SIGNS SHALL BE POSTED AT BOTH ENDS OF A FIRE ZONE. ALTERNATE MARKING OF THE FIRE LANES MAY BE APPROVED BY THE FIRE CHIEF, PROVIDED THE FIRE LANES ARE CLEARLY IDENTIFIED AT BOTH ENDS AND AT INTERVALS NOT TO EXCEED 35 FEET. SEC. 901.4.2
- ALL PARKING SPACES SHALL HAVE MINIMUM 7'-0" VERTICAL CLEARANCE.
- CONTRACTOR TO HAVE STAKING VERIFIED BY OWNER PRIOR TO PROCEEDING WITH CONSTRUCTION.
- ALL DIMENSIONS ARE TO FACE OF CURB UNLESS OTHERWISE NOTED.
- ALL RADII TO BE 3' UNLESS OTHERWISE NOTED.
- SEE OVERALL SITE PLAN ON SHEET 31 FOR ADDITIONAL NOTES.
- RETAINING WALLS OVER FOUR FEET IN HEIGHT MEASURED FROM THE BOTTOM OF FOOTING TO THE TOP OF THE WALL SHALL BE ENGINEERED AND REQUIRE A SEPARATE BUILDING PERMIT [IBC 105.2].

BENCHMARKS

DATUM IS NAVD '88, USING GEOID B13, BASED ON GPS OBSERVATIONS.

- BM #2 TBM-CSS-IN-ASPH ELEV. = 861.17'
NORTHING: 1017328.87
EASTING: 3095144.14
- BM #141 FH-TOP-BOLT ELEV. = 848.89'
NORTHING: 10173963.32
EASTING: 3095151.09



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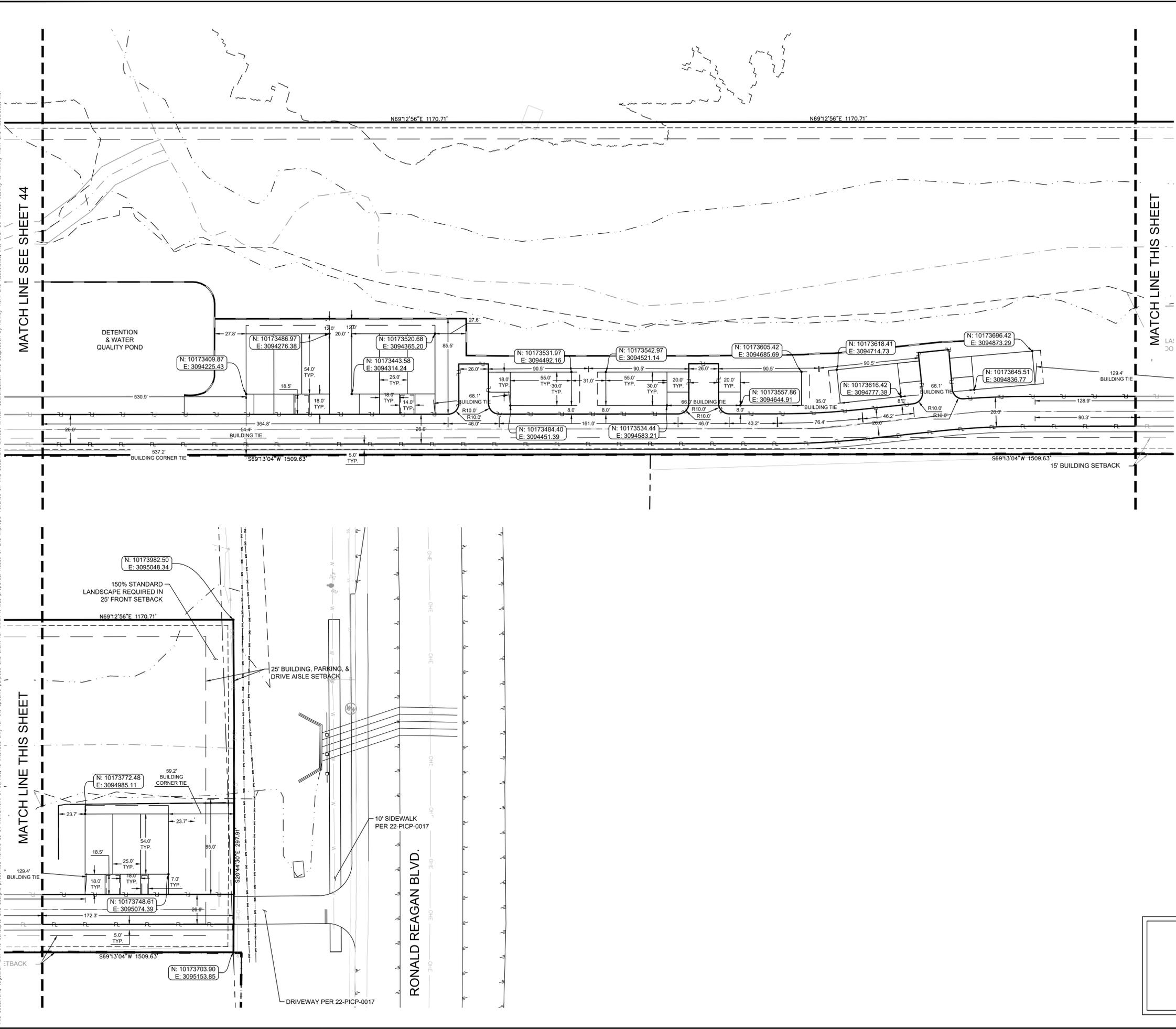
KHA PROJECT	06293601
DATE	MARCH 2023
SCALE	AS SHOWN
DESIGNED BY:	AEH
DRAWN BY:	AEH
CHECKED BY:	SJM

DIMENSION CONTROL
PLAN (SHEET 1 OF 2)

**LENOX HILL
TOWNHOMES**
CITY OF LEANDER
WILLIAMSON COUNTY, TEXAS

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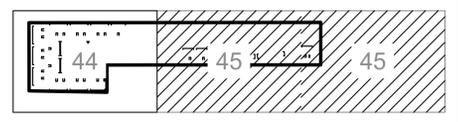
LEGEND

	PROPERTY LINE
	PROPOSED EASEMENT
	ROW DEDICATION
	FIRE LANE
	PROPOSED WALL
	TRIBUTARY CENTERLINE
	TRIBUTARY CENTERLINE + BUFFER
	ATLAS-14 100-YR FLOODPLAIN
	FEMA A/E 100-YR FLOODPLAIN

NOTES:

- ALL FIRE DEPARTMENT ACCESS DRIVES/ROADS TO HAVE A MINIMUM 13'-6" VERTICAL CLEARANCE.
- ESTABLISH FIRE ZONES AS SHOWN ON SITE BY PAINTING CURB RED. STENCIL THE WORDS "FIRE ZONE/TOW-AWAY ZONE" IN WHITE LETTERS AT LEAST 3 INCHES HIGH AT 35-FOOT INTERVALS ALONG THE CURB. ALSO, SIGNS SHALL BE POSTED AT BOTH ENDS OF A FIRE ZONE. ALTERNATE MARKING OF THE FIRE LANES MAY BE APPROVED BY THE FIRE CHIEF. PROVIDED THE FIRE LANES ARE CLEARLY IDENTIFIED AT BOTH ENDS AND AT INTERVALS NOT TO EXCEED 35 FEET. SEC. 901.4.2
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KEY MAP
N.T.S.



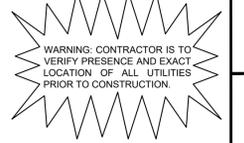
BENCHMARKS

DATUM IS NAVD '88, USING GEOID B13, BASED ON GPS OBSERVATIONS.

- BM #2 TBM-CSS-IN-ASPH ELEV. = 861.17'
NORTHING: 1017328.87
EASTING: 3095144.14
- BM #141 FH-TOP-BOLT ELEV. = 846.89'
NORTHING: 10173963.32
EASTING: 3095151.09

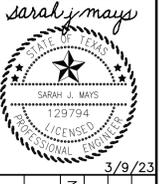


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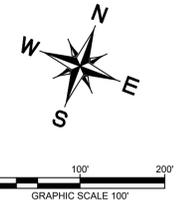
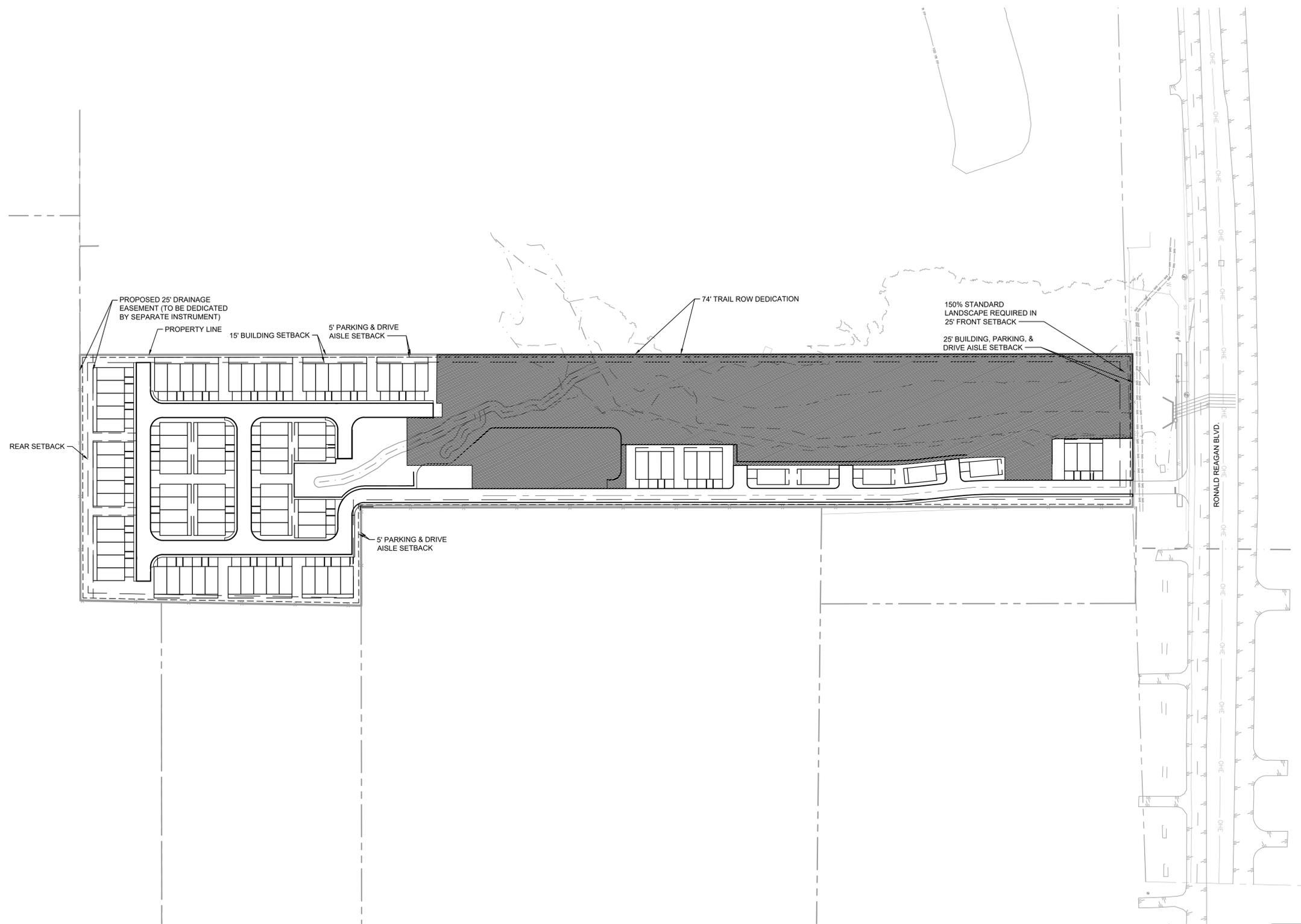


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DESIGNED BY:	AEH
DRAWN BY:	AEH
CHECKED BY:	SJM

DIMENSION CONTROL PLAN (SHEET 2 OF 2)

LENOX HILL TOWNHOMES
 CITY OF LEANDER
 WILLIAMSON COUNTY, TEXAS

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LEGEND

	PROPERTY LINE
	PROPOSED LOT LINE
	PROPOSED PRIVATE PARKLAND
	ATLAS 14 100-YR FLOODPLAIN
	FEMA A/E 100-YR FLOODPLAIN
	TRIBUTARY CENTERLINE
	TRIBUTARY CENTERLINE + BUFFER

BENCHMARKS

DATUM IS NAVD '88, USING GEOID B13, BASED ON GPS OBSERVATIONS.

- BM #2 TBM-CSS-IN-ASPH ELEV. = 861.17'
NORTHING: 1017328.87
EASTING: 3085144.14
- BM #141 FH-TOP-BOLT ELEV. = 846.89'
NORTHING: 10173963.32
EASTING: 3085151.09



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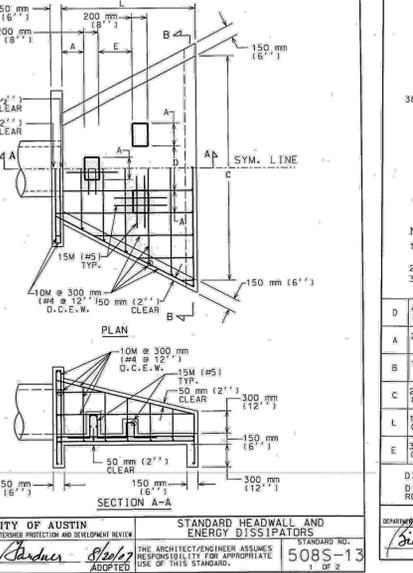
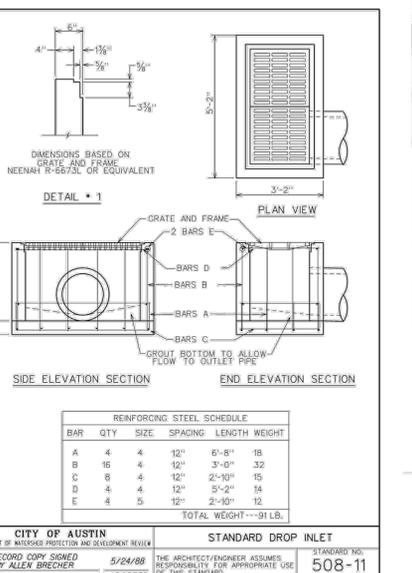
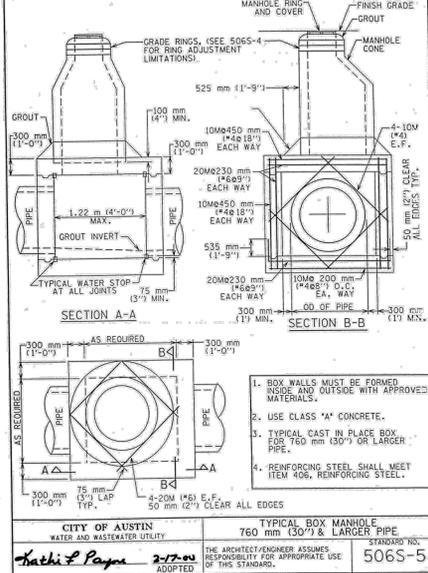
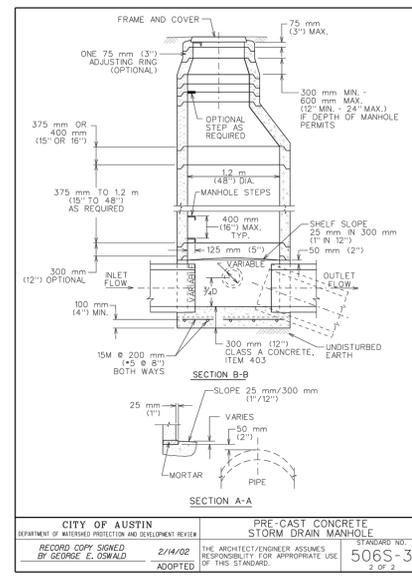
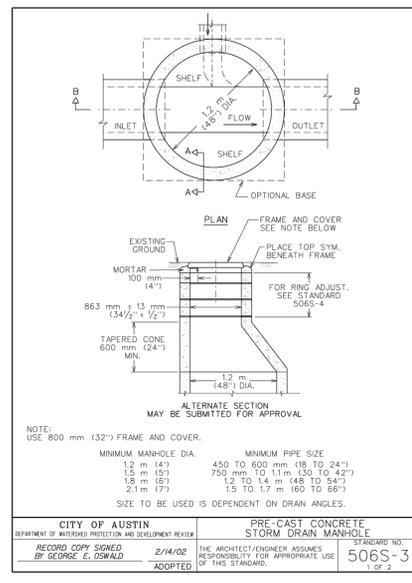
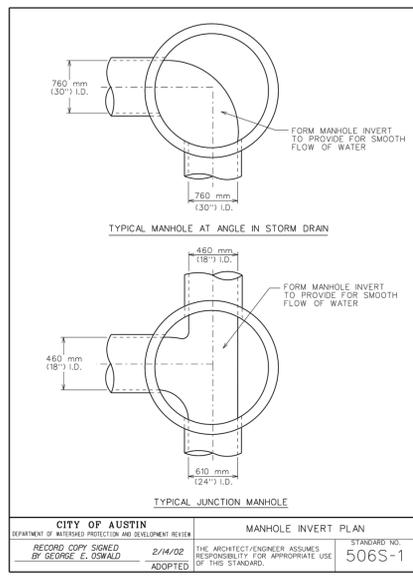
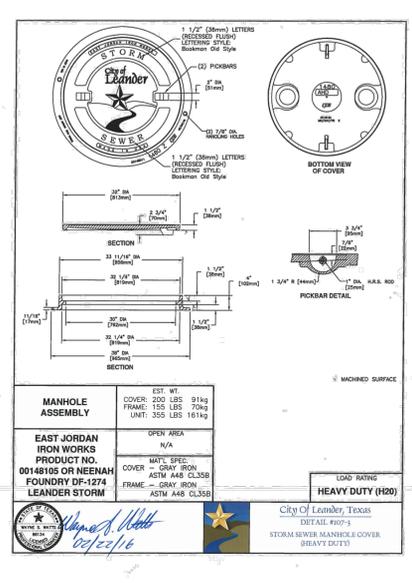
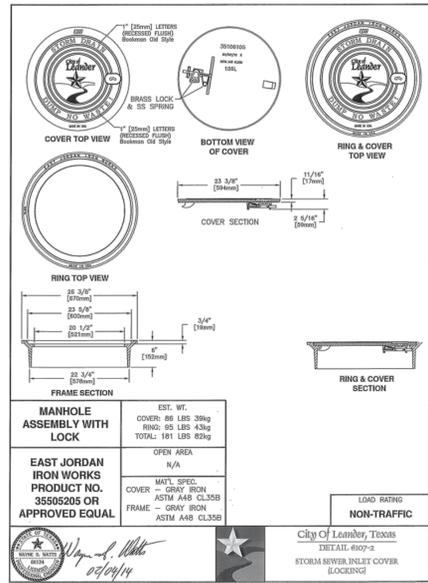


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DRAWN BY:	AEH
CHECKED BY:	SJM

PARK PLAN

LENOX HILL TOWNHOMES
 CITY OF LEANDER
 WILLIAMSON COUNTY, TEXAS

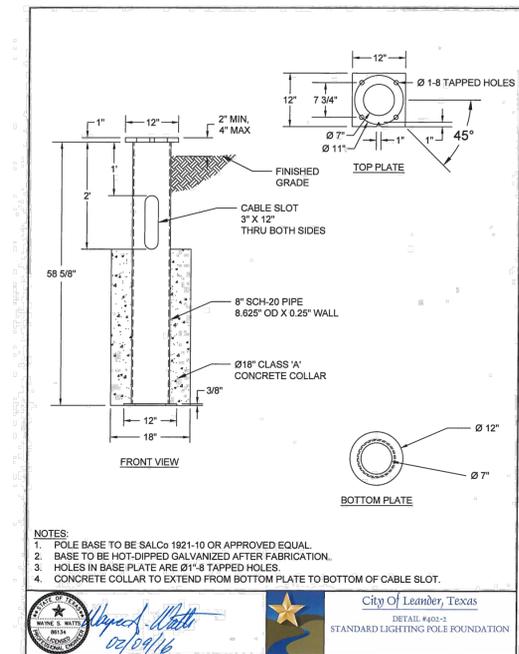
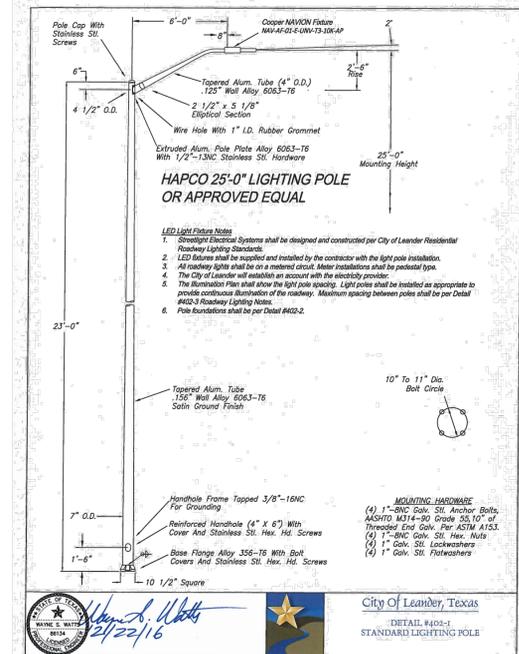
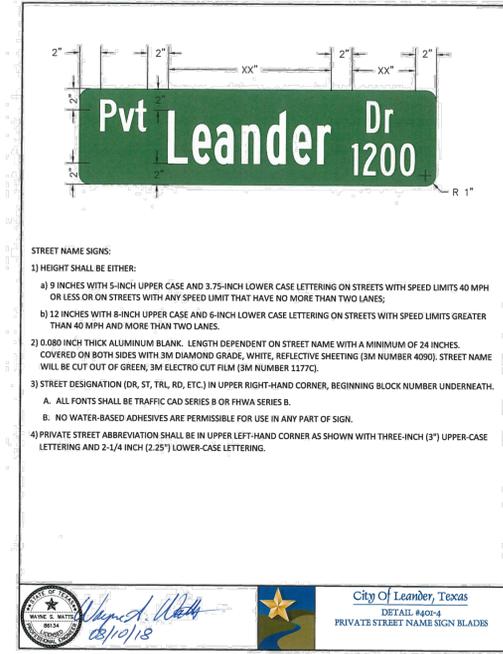
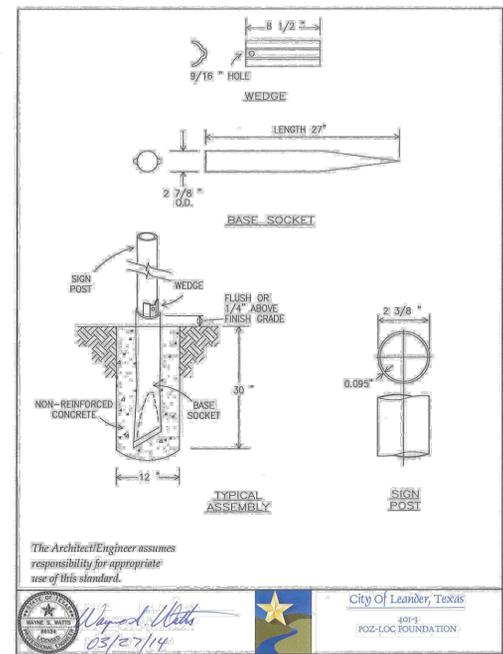
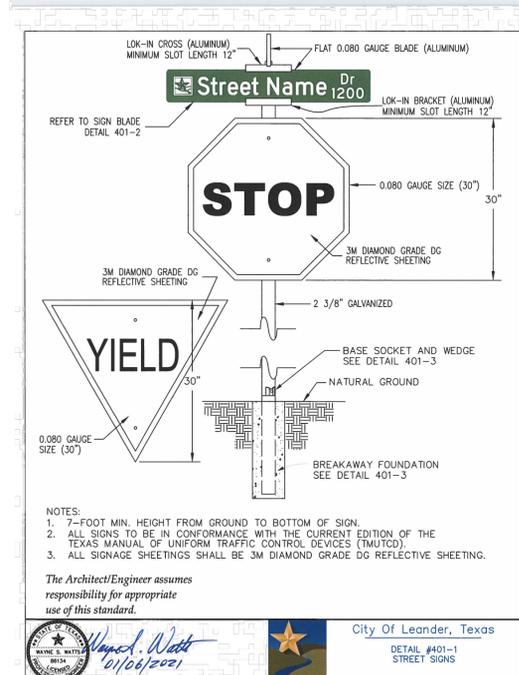
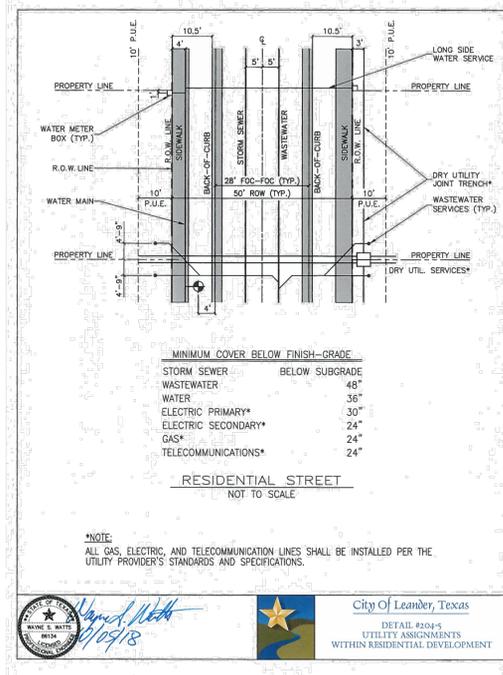
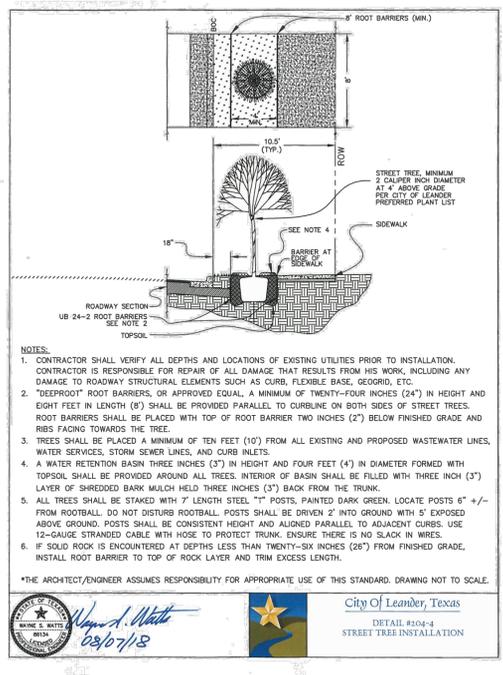
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 DEPARTMENT OF WATER RESOURCES AND DEVELOPMENT REVIEW
 RECORD COPY SIGNED BY SUE BARBER 8/6/07 ADOPTED

D	E	F	G	H	I	J	K	L	M	N	O	P	Q	R	S	T	U	V	W	X	Y	Z																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																									
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Plotted By: Harris, Avanna. Date: March 28, 2023. 04:59:00pm. File Path: K:\AUS-Civil\0629263601-LexHill-Leander-Blockhouse-Cad\PlanSheets\C - Site Details.dwg
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BENCHMARKS

DATUM IS NAVD '88, USING GEOID B13, BASED ON GPS OBSERVATIONS.

• BM #2 TBM-CSS-IN-ASPH	ELEV. = 861.17'
	NORTHING: 1017328.87'
	EASTING: 3085144.14'
• BM #141 FH-TOP-BOLT	ELEV. = 846.89'
	NORTHING: 1017363.32'
	EASTING: 3085151.09'

811
 Know what's below.
 Call before you dig.

WARNING: CONTRACTOR IS TO VERIFY PRESENCE AND EXACT LOCATION OF ALL UTILITIES PRIOR TO CONSTRUCTION.

NO.	REVISIONS	DATE	BY

Kimley-Horn
 10814 JOLLYVILLE ROAD AVALON IV SUITE 200 AUSTIN, TX
 PHONE: 512-418-7875 FAX: 512-418-1791
 WWW.KIMLEY-HORN.COM
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 TBPE Firm No. 928

sarah j. mays
 SARAH J. MAYS
 129794
 LICENSED PROFESSIONAL ENGINEER

3/9/23

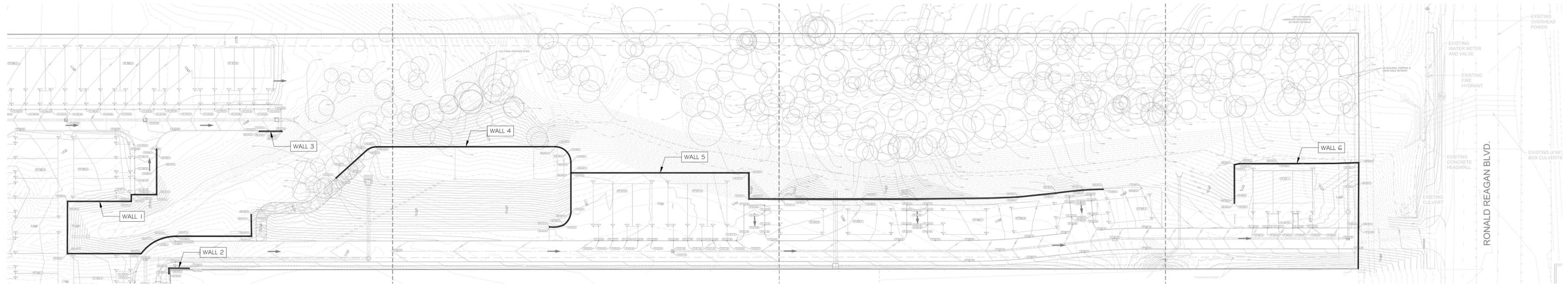
KHA PROJECT	0629263601
DATE	MARCH 2023
SCALE	AS SHOWN
DESIGNED BY:	AEH
DRAWN BY:	AEH
CHECKED BY:	SJM

SITE DETAILS

LENOX HILL TOWNHOMES
 CITY OF LEANDER
 WILLIAMSON COUNTY, TEXAS

SHEET NUMBER
53 OF 84

LENOX HILL TOWNHOME RETAINING WALLS



STRUCTURAL DESIGN HEREIN REPRESENTS A FINISHED STRUCTURE. THE GENERAL CONTRACTOR/OWNER SHALL PROVIDE ALL INTERIM BRACING, SHORING, INTERIM DRAINAGE PROVISIONS, DRAINAGE DIVERSION AND EROSION PROTECTION REQUIRED UNTIL FINAL CAPPING, PAVING, CURBING AND COMPLETION OF FINAL STORM DRAIN SYSTEM IS COMPLETE.

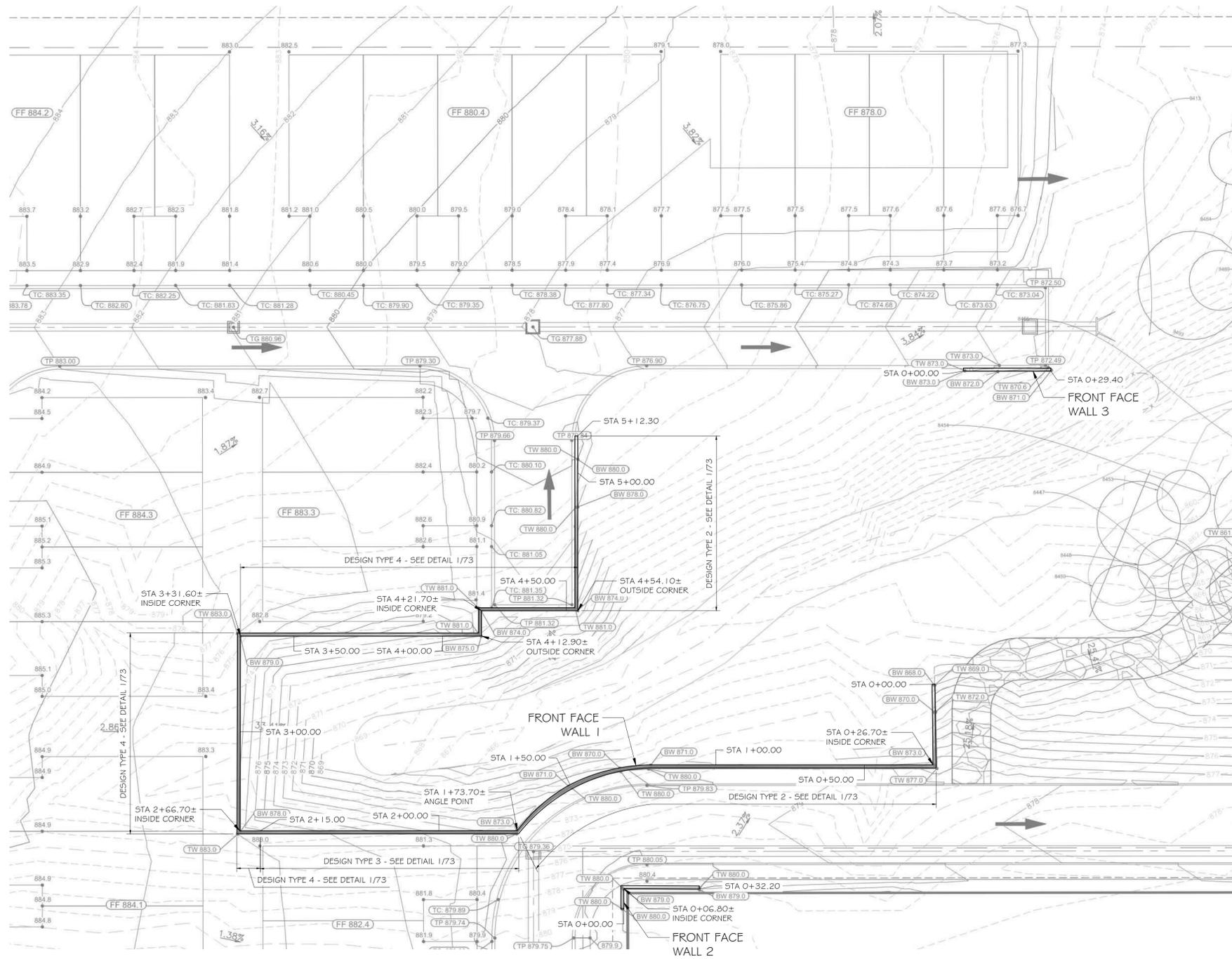
REV	DATE	DESCRIPTION

ROSCH ENGINEERING
 2300 GREENHILL DRIVE, SUITE 800
 ROUND ROCK, TX 78664
 PHONE: 512-828-4167
 FAX: 512-233-0540

LENOX HILL TOWNHOMES
 LEANDER, TX
 RETAINING WALL
 COVER SHEET

DESIGNED: BCS
 DRAWN: JTM
 DESIGN ENGINEER: JWH
 REVIEWED: SJK
 DATE: 3-27-23
 JOB NO.: 23-0247
 SHEET: 69 OF 73





PLAN VIEW OF WALLS 1 - 3
 SCALE: 1"=20'-0"

- NOTES:
 1. WALLS UTILIZE DESIGN TYPE 1 UNO - SEE DETAIL 1/73
 2. SEE CIVIL FOR TW/BW INFORMATION

THIS WALL PLAN IS INTENDED FOR GENERAL LOCATION PURPOSES ONLY. REFER TO PROJECT SITE PLANS FOR SPECIFIC DIMENSIONS.

STRUCTURAL DESIGN HEREIN REPRESENTS A FINISHED STRUCTURE. THE GENERAL CONTRACTOR/OWNER SHALL PROVIDE ALL INTERIM BRACING, SHORING, INTERIM DRAINAGE PROVISIONS, DRAINAGE DIVERSION AND EROSION PROTECTION REQUIRED UNTIL FINAL CAPPING, PAVING, CURBING AND COMPLETION OF FINAL STORM DRAIN SYSTEM IS COMPLETE.

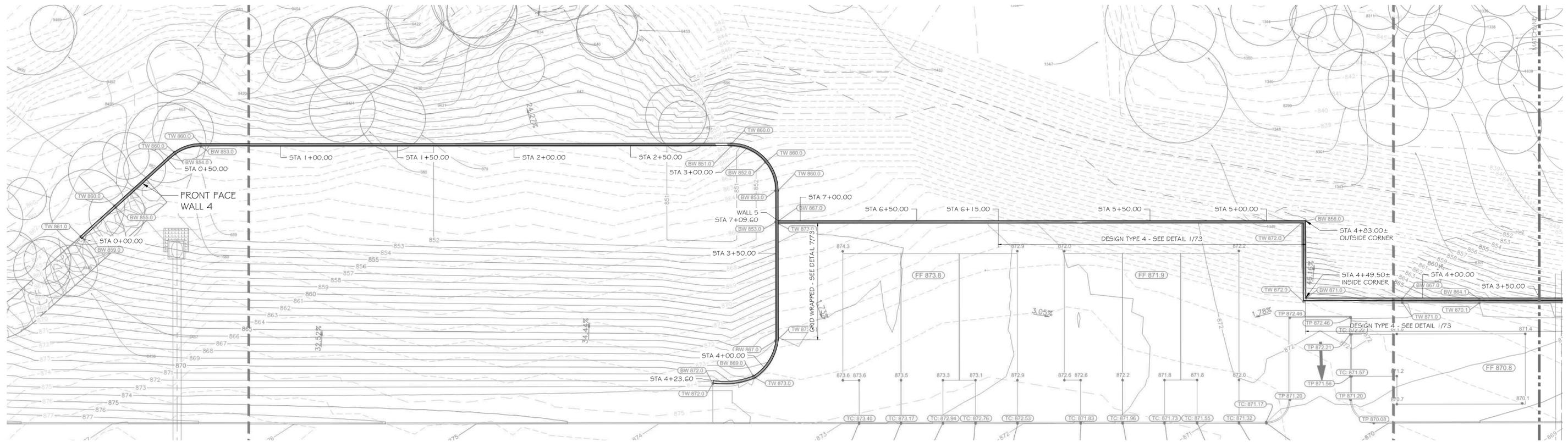
REV	DATE	DESCRIPTION

ROSCH ENGINEERING
 2300 GREENHILL DRIVE, SUITE 800
 ROUND ROCK, TX 78664
 PHONE: 512-828-4167
 FAX: 512-233-0540

LENOX HILL TOWNHOMES
 LEANDER, TX
 RETAINING WALL
 PLANS

DESIGNED:	BCS
DRAWN:	JTM
DESIGN ENGINEER:	JWH
REVIEWED:	SJK
DATE:	3-27-23
JOB NO.:	23-0247
SHEET:	70 OF 73



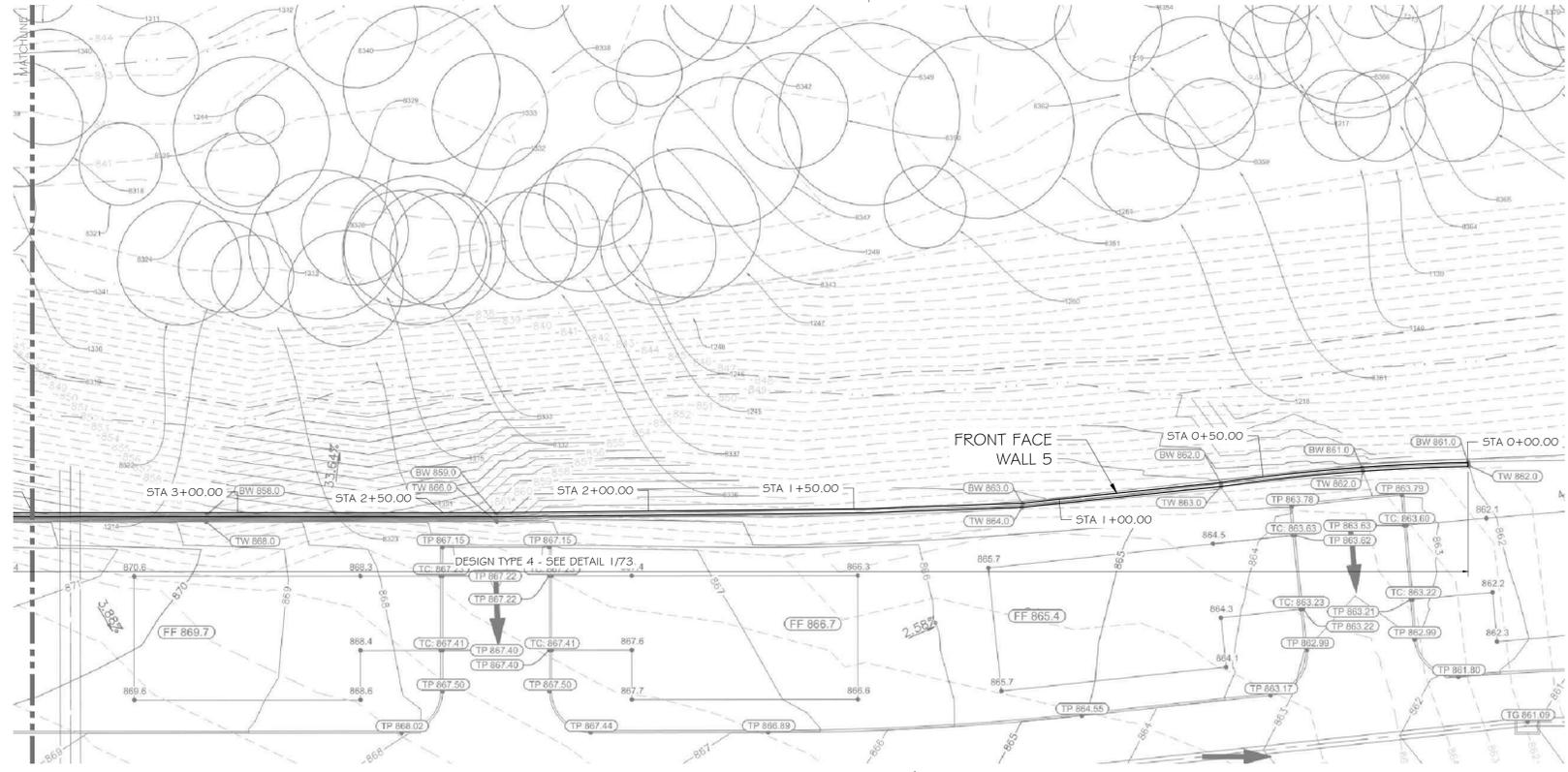


1 PLAN VIEW OF WALLS 4 & 5 (1 OF 2)

71 SCALE: 1"=20'-0"

- NOTES:
 1. WALLS UTILIZE DESIGN TYPE 1 UNO
 - SEE DETAIL 1/73
 2. SEE CIVIL FOR TW/BW INFORMATION

THIS WALL PLAN IS INTENDED FOR GENERAL LOCATION PURPOSES ONLY. REFER TO PROJECT SITE PLANS FOR SPECIFIC DIMENSIONS.



2 PLAN VIEW OF WALL 5 (2 OF 2)

71 SCALE: 1"=20'-0"

- NOTES:
 1. WALLS UTILIZE DESIGN TYPE 1 UNO
 - SEE DETAIL 1/73
 2. SEE CIVIL FOR TW/BW INFORMATION

THIS WALL PLAN IS INTENDED FOR GENERAL LOCATION PURPOSES ONLY. REFER TO PROJECT SITE PLANS FOR SPECIFIC DIMENSIONS.

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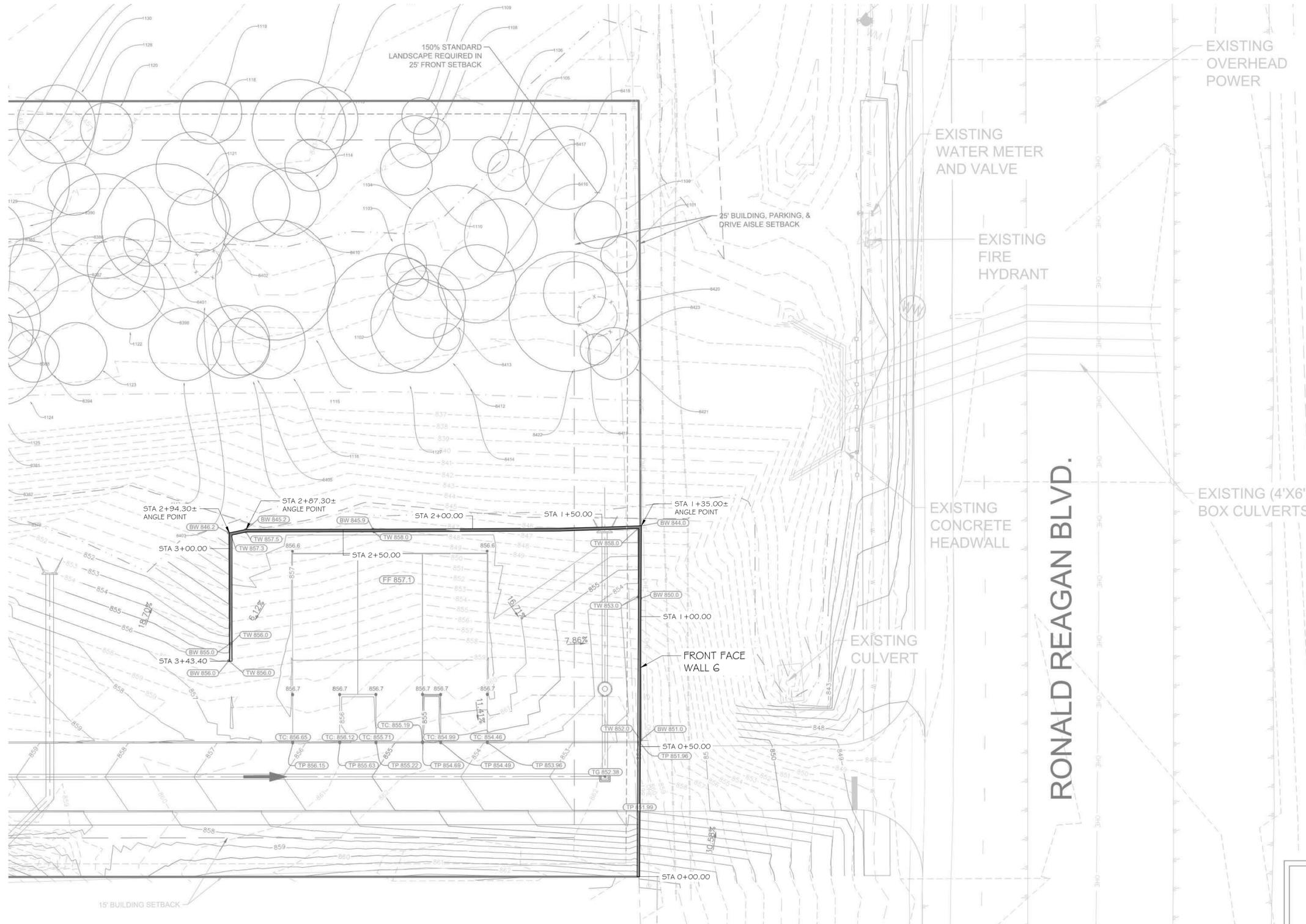
REV	DATE	DESCRIPTION

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 ROUND ROCK, TX 78664
 PHONE: 512-828-4167
 FAX: 512-233-0540

LENOX HILL TOWNHOMES
 LEANDER, TX
 RETAINING WALL
 PLANS

DESIGNED:	BCS
DRAWN:	JTM
DESIGN ENGINEER:	JWH
REVIEWED:	SJK
DATE:	3-27-23
JOB NO.:	23-0247
SHEET:	71 OF 73





PLAN VIEW OF WALL 6

72 SCALE: 1"=20'-0"

- NOTES:
1. WALLS UTILIZE DESIGN TYPE 1 UNO - SEE DETAIL 1/73
 2. SEE CIVIL FOR TW/BW INFORMATION

THIS WALL PLAN IS INTENDED FOR GENERAL LOCATION PURPOSES ONLY. REFER TO PROJECT SITE PLANS FOR SPECIFIC DIMENSIONS.

STRUCTURAL DESIGN HEREIN REPRESENTS A FINISHED STRUCTURE. THE GENERAL CONTRACTOR/OWNER SHALL PROVIDE ALL INTERIM BRACING, SHORING, INTERIM DRAINAGE PROVISIONS, DRAINAGE DIVERSION AND EROSION PROTECTION REQUIRED UNTIL FINAL CAPPING, PAVING, CURBING AND COMPLETION OF FINAL STORM DRAIN SYSTEM IS COMPLETE.

REV	DATE	DESCRIPTION

ROSCH ENGINEERING
 2300 GREENHILL DRIVE, SUITE 800
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 PHONE: 512-828-4167
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LENOX HILL TOWNHOMES
 LEANDER, TX
 RETAINING WALL
 PLANS

DESIGNED:	BCS
DRAWN:	JTM
DESIGN ENGINEER:	JWH
REVIEWED:	SJK
DATE:	3-27-23
JOB NO.:	23-0247
SHEET:	72 OF 73



MODIFICATION OF A PREVIOUSLY APPROVED CONTRIBUTING ZONE PLAN

ATTACHMENT N – Inspection, Maintenance, Repair and Retrofit Plan

**ATTACHMENT N – INSPECTION, MAINTENANCE, REPAIR AND
RETROFIT PLAN**

Inspection, Maintenance, Repair and Retrofit Plan

The following sections address inspection and maintenance taken from the TNRCC Manual, "Complying with Edward Aquifer Rules: Technical Guidance on Best Management Practices."

Silt Fence:

1. Inspection shall be made weekly and after each rainfall event, in accordance with Section 1.4.3 of RG-348.
2. Tom fabric shall be replaced or a second line of fencing parallel to the tom section shall be implemented as needed.
3. Accumulated silt shall be removed when it reaches a depth of six (6) inches. The silt shall be disposed of on an approved site and in such a manner that will not contribute to additional siltation.
4. Silt fence shall be removed when the site is completely stabilized so as not to block or impede storm flow or drainage.

Inlet Protection:

1. Daily inspection shall be made by the Contractor and silt accumulation must be removed when depth reaches 50 mm (two (2) inches).
2. Contractor shall monitor the performance of inlet protection during each rainfall event and immediately remove the inlet protections if the stormwater begins to overtop the curb.
3. Inlet protections shall be removed as soon as the source of sediment is stabilized.

Stabilized Construction Entrance:

1. The entrance shall be maintained in a condition that will prevent tracking or flowing of sediment onto public roadway. This may require periodic top dressing with additional stone as conditions demand. As well as repair and clean out of any measure device used to trap sediment. All sediments that are spilled, dropped, washed or tracked onto public roadway must be removed immediately.
2. Entrance shall be properly graded to prevent run-off from leaving the construction site.

Concrete Washout Area:

1. Routine inspection in accordance with Section 1.4.18 of RG-348 of the area to ensure that sufficient quantity and volume remain to contain all liquid and concrete waste generated by washout operations.

2. Plastic lining material should be a minimum of 10 mil in polyethylene sheeting and should be free of holes, tears, or other defects that compromise the impermeability of the material.
3. When temporary concrete washout facilities are no longer required for the work, the hardened concrete should be removed and disposed of. Materials used to construct temporary concrete washout facilities should be removed from the site of the work and disposed of. Holes, depressions, or other ground disturbance caused by the removal of the temporary concrete washout facilities should be backfilled and repaired.

Jellyfish

Inspection:

1. Post-construction inspection is required prior to putting the Jellyfish Filter into service.
2. Routine inspections are recommended quarterly during the first year of operation to accurately assess the sediment and floatable pollutant accumulation, and to ensure that the automatic backwash feature is functioning properly.
3. Inspection frequency in subsequent years is based on the maintenance plan developed in the first year, but must occur annually at a minimum.
4. Inspections should also be performed immediately after oil, fuel or other chemical spill.

Routine Maintenance:

1. The unit must be cleaned annually. This cleaning includes removal and appropriate disposal of all water, sediment, oil and grease, and debris that has accumulated within the unit. The Jellyfish Filter is inspected and maintained by professional vacuum cleaning service providers with experience in the maintenance of underground tanks, sewers and catch basins. Since some of the maintenance procedures require manned entry into the Jellyfish structure, only professional maintenance service providers trained in confined space entry procedures should enter the vessel. Service provider companies typically have personnel who are trained and certified in confined space entry procedures according to local, state, and federal standards.
2. Filter cartridges should be tested for adequate flow rate, every 12 months and cleaned and re-commissioned, or replaced if necessary. A manual backflush must be performed on a single draindown cartridge using a Jellyfish Cartridge Backflush Pipe (described in the Jellyfish® Filter Owner's Manual). If the time required to drain 14 gallons of backflush water from the Backflush Pipe (from top of pipe to the top of the open flapper valve) exceeds 15 seconds, it is recommended to perform a manual backflush on each of the cartridges. After the manual backflush, the draindown test should be repeated on a single cartridge to determine if the cartridge can drain 14 gallons of water in 15 seconds. If the cartridge still does not achieve the design flow rate, it must be replaced.
3. The unit should be cleaned out immediately after an oil, fuel or chemical spill.

External Rinsing:

This cartridge cleaning procedure is performed by removing the cartridge from the cartridge deck and externally rinsing the filtration tentacles using a low-pressure water sprayer, as described in the Jellyfish® Filter Owner's Manual. If this procedure is performed within the structure, the cartridge or individual filtration tentacles should be rinsed while safely suspended over the maintenance access wall opening in the cartridge deck, such that rinsate flows into the lower chamber of the Jellyfish® Filter. If the rinsing procedure is performed outside the structure, the cartridge or individual filtration tentacles should be rinsed in a suitable basin such as a plastic barrel or tub, and rinsate subsequently poured into the maintenance access wall opening in the cartridge deck. Sediment is subsequently removed from the lower chamber by standard vacuum service.

Batch Detention

Routine Maintenance:

- Batch detention basins may have somewhat higher maintenance requirements than an extended detention basin since they are active stormwater controls. The maintenance activities are identical to those of extended detention basins with the addition of maintenance and inspections of the automatic controller and the valve at the outlet.
- **Inspections:** Inspections should take place a minimum of twice a year. One inspection should take place during wet weather to determine if the basin is meeting the target detention time of 12 hours and a drawdown time of no more than 48 hours. The remaining inspections should occur between storm events so that manual operation of the valve and controller can be verified. The level sensor in the basin should be inspected and any debris or sediment in the area should be removed. The outlet structure and the trash screen should be inspected for signs of clogging. Debris and sediment should be removed from the orifice and outlet(s) as described in previous sections. Debris obstructing the valve should be removed. During each inspection, erosion areas inside and downstream of this BMP should be identified and repaired/revegetated immediately.
- **Mowing.** The basin, basin side-slopes, and embankment of the basin must be mowed to prevent woody growth and control weeds. A mulching mower should be used, or the grass clippings should be caught and removed. Mowing should take place at least twice a year, or more frequently if vegetation exceeds 18 inches in height. More frequent mowing to maintain aesthetic appeal may be necessary in landscaped areas.
- **Litter and Debris Removal.** Litter and debris removal should take place at least twice a year, as part of the periodic mowing operations and inspections. Debris and litter should be removed from the surface of the basin. Particular attention should be paid to floatable debris around the outlet structure. The outlet should be checked for possible clogging or obstructions and any debris removed.
- **Erosion control.** The basin side slopes and embankment all may periodically suffer from slumping and erosion. To correct these problems, corrective action, such as regrading and revegetation, may be necessary. Correction of erosion control should take place whenever required based on the periodic inspections.
- **Nuisance Control.** Standing water or soggy conditions may occur in the basin. Some standing water may occur after a storm event since the valve may close with 2 to 3 inches of water in the basin. Some flow into the basin may also occur between storms due to spring flow and residential water use that enters the storm sewer system. Twice a year,

- the facility should be evaluated in terms of nuisance control (insects, weeds, odors, algae, etc.).
- **Structural Repairs and Replacement.** With each inspection, any damage to structural elements of the basin (pipes, concrete drainage structures, retaining walls, etc.) should be identified and repaired immediately. An example of this type of repair can include patching of cracked concrete, sealing of voids, removal of vegetation from cracks and joints. The various inlet/outlet structures in a basin will eventually deteriorate and must be replaced.
- **Sediment Removal.** A properly designed batch detention basin will accumulate quantities of sediment over time. The accumulated sediment can detract from the appearance of the facility and reduce the pollutant removal performance of the facility. The sediment also tends to accumulate near the outlet structure and can interfere with the level sensor operation. Sediment shall be removed from the basin at least every 5 years, when sediment depth exceeds 6 inches, when the sediment interferes with the level sensor or when the basin does not drain within 48 hours. Care should be taken not to compromise the basin lining during maintenance.
- **Logic Controller.** The Logic Controller should be inspected as part of the twice yearly investigations. Verify that the external indicators (active, cycle in progress) are operating properly by turning the controller off and on, and by initiating a cycle by triggering the level sensor in the basin. The valve should be manually opened and closed using the open/close switch to verify valve operation and to assist in inspecting the valve for debris. The solar panel should be inspected and any dust or debris on the panel should be carefully removed. The controller and all other circuitry and wiring should be inspected for signs of corrosion, damage from insects, water leaks, or other damage. At the end of the inspection, the controller should be reset.

Rock Berm

1. Inspection should be made weekly and after each rainfall in accordance to Section 1.4.5 of RG-348. If placed in streambeds, inspection should occur on a daily basis.
2. Accumulated silt shall be removed when it reaches a depth of six (6) inches. The silt shall be disposed of on an approved site and in such a manner that will not contribute to additional siltation.
3. Loose wire sheathing shall be repaired immediately when necessary and the berm shall be reshaped as needed during inspection.
4. Berm shall be replaced if the structure ceases to function as initially intended due to factors such as silt accumulation, washout, construction traffic damage, etc.
5. When all upstream areas are stabilized and the accumulated silt has been removed, the rock berm should be removed and disposed of.

Responsible Party(s) for Maintenance:

Bridge Tower Homes, LLC

Contact Person(s): Chun Yi Huang

Mailing Address: 5430 LBJ Fwy. #1050

City, State: Dallas, TX

Telephone: 214-440-5606

Zip: 75240

Fax:

Signature of Responsible Party: 

Date: 12/7/2022

MODIFICATION OF A PREVIOUSLY APPROVED CONTRIBUTING ZONE PLAN

ATTACHMENT P – Measures for Minimizing Surface Stream Contamination

ATTACHMENT P – MEASURES FOR MINIMIZING SURFACE STREAM CONTAMINATION

During construction, Best Management Practices include the use of silt fence and inlet protection to capture sediment from the construction area contained within the storm water runoff. Silt fence will be installed along the downstream portion of the property and inlet protection will be installed around all existing and proposed inlet structures (once constructed).

After construction, all disturbed areas on the site will be re-vegetated and runoff from the proposed improvements will be captured by the proposed inlets and conveyed to BMP's.

MODIFICATION OF A PREVIOUSLY APPROVED CONTRIBUTING ZONE PLAN

SEE ATTACHED STORM WATER POLLUTION PREVENTION PLAN

STORM WATER POLLUTION PREVENTION PLAN (SWP3)

Lenox Hill

14661 Ronald Reagan Blvd.
Leander, Texas 78641

JUNE 2023

Project Owner:

Lenox Hill Owner, LLC
5430 LBJ Fwy. #1050
Dallas, TX 75240

Project Contractor:

Prepared By:

Kimley-Horn and Associates, Inc.
10814 Jollyville Rd. Campus IV Ste. 200
Austin, TX 78759
(512) 418- 1771

KHA No. 06293601

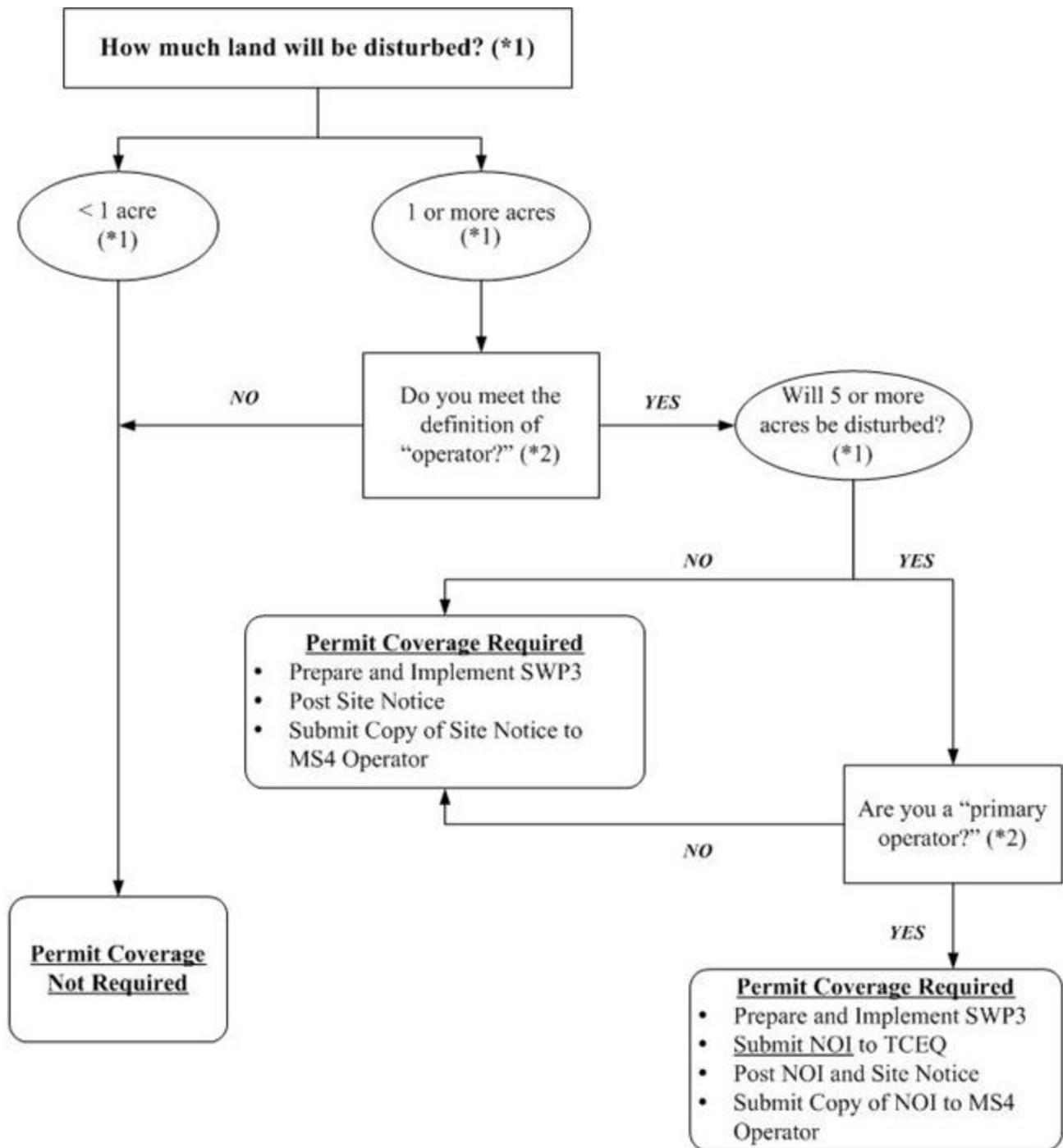
TABLE OF CONTENTS

1.0	INTRODUCTION.....	1
	A. Project Name and Location	1
	B. Owner Information	1
	C. Contractor Information	2
	D. Subcontractor Information.....	2
	E. Discharges Eligible for Authorization	2
	F. Obtaining Coverage under the General Permit.....	3
	G. Notice of Change Letter	4
	H. Notice of Termination.....	4
	I. Termination of Coverage for Secondary Operators.....	4
	J. SWP3 Availability.....	5
	K. Hazardous Materials.....	5
2.0	SITE DESCRIPTION	6
	A. General Site Description	6
	B. Nature of Construction Activity	6
	C. Estimate of Total Site Area and Disturbed Area.....	6
	D. Storm Water Discharge Locations and Quality Data.....	6
	E. Information on Soil Types	6
	F. Receiving Waters and Wetlands	6
	G. Threatened and Endangered Species	7
	H. Discharges to the Edwards Aquifer Recharge Zone	7
3.0	BEST MANAGEMENT PRACTICE MEASURES AND CONTROLS.....	9
	A. General Requirements.....	9
	B. Erosion Control and Stabilization Practices	9
	C. Sediment Control Practices.....	10
	D. Erosion and Sediment Control Requirements.....	11
4.0	EXAMPLE PRACTICES	12
	A. Example Stabilization Practices	12
	B. Example Structural Practices	12
	C. Waste Control and Disposal.....	15
	D. Timing of Controls/Measures	15
5.0	RELEASES OF REPORTABLE QUANTITIES.....	17
6.0	STATE AND LOCAL PROGRAMS	18
7.0	INSPECTION AND MAINTENANCE	19
	A. Inspection Schedule.....	19
	B. Inspection Reports.....	19
	C. Final Stabilization.....	20
8.0	RECORD RETENTION	21
9.0	CONCRETE BATCH PLANTS (IF APPLICABLE).....	22
	A. Storm Water Runoff from Concrete Batch Plants.....	22
	B. Benchmark Sampling Requirements	22
	C. Additional BMP and SWP3 Requirements.....	22

10.0	CONCRETE TRUCK WASH OUT (IF APPLICABLE)	24
	A. Wash Out Requirements.....	24
11.0	REFERENCES.....	25

APPENDICES

APPENDIX A	Project Maps
APPENDIX B	Construction Activity Schedule
APPENDIX C	Best Management Practice Measures and Controls
APPENDIX D	Best Management Practice Checklist and Fact Sheets
APPENDIX E	Inspection and Maintenance Reports
APPENDIX F	Roles and Responsibilities Checklist and Certification Statement
APPENDIX G	TPDES General Permit (TXR150000) for Storm Water Discharges from Construction Activities
APPENDIX H	Site Notice, Notice of Intent, Notice of Change, and Notice of Termination Forms
APPENDIX I	Record of Temporary/Permanent Ceasing of Construction Activities
APPENDIX J	Delegation of Signatories
APPENDIX K	Material Management Practices
APPENDIX L	Non-Storm Water Discharge Inventory
APPENDIX M	Reportable Quantities of Hazardous Substances
APPENDIX N	Sedimentation Basin Information and Calculations
APPENDIX O	Local Requirements (If Applicable)
APPENDIX P	Concrete Batch Plant Records (If Applicable)



- (*1) To determine the size of the construction project, use the size of the entire area to be disturbed, and include the size of the larger common plan of development or sale, if the project is part of a larger project (refer to Part I.B., "Definitions," for an explanation of "larger common plan of development or sale").
- (*2) Refer to the definitions for "operator," "primary operator," and "secondary operator" in Part I., Section B. of this permit.

STORM WATER POLLUTION PREVENTION PLAN REVISIONS

Provide a general description and document the date of any revisions to the storm water pollution prevention plan during the course of this construction project. Revisions may be necessary as a result of site inspections or because of a change in the circumstances of the construction project (such as schedule change or a modification in design).

The Storm Water Pollution Prevention Plan (SWP3) must be modified based on the results of inspections, as necessary, to better control pollutants in runoff. Revisions to the SWP3 must be completed within seven (7) calendar days following the inspection. If existing best management practices (BMPs) are modified or if additional BMPs are necessary, an implementation schedule must be described in the SWP3 and wherever possible those changes implemented before the next storm event. If implementation before the next anticipated storm event is impracticable, these changes must be implemented as soon as practicable.

REVISION (Refer to attachments if necessary)	DATE	SIGNATURE

1.0 INTRODUCTION

On March 10, 2003, responsibility for the administration of storm water protection associated with construction activities in Texas was delegated by the U.S. Environmental Protection Agency (EPA) to the Texas Commission on Environmental Quality (TCEQ). The Texas Pollutant Discharge Elimination System (TPDES) program in Texas meets or exceeds the National Pollutant Discharge Elimination System (NPDES) standards established on a federal level. This SWP3 has been developed in accordance with the TPDES requirements. Additional local requirements may apply and this SWP3 should be updated accordingly (Appendix O).

The purpose of the SWP3 is to provide guidelines for preventing or minimizing sediment and other pollutants that may originate on the site from flowing into municipal storm systems or jurisdictional waters during the construction period. This plan also addresses the principal activities known to disturb significant amounts of ground surface during construction. Stabilization measures must begin within fourteen (14) days of stoppage of construction activities (Appendix I). The permit coverage requirements terminate when areas disturbed for this project reach full stabilization (i.e., when disturbed areas are paved or achieve 70 percent native background vegetative coverage). Revisions to this plan will be made as necessary to accurately reflect project activities and storm water pollution prevention measures.

The storm water management controls included in this SWP3 focus on providing control of pollutant discharges with practical approaches that use readily available techniques, expertise, materials, and equipment. The necessary forms for implementing the SWP3 are found in the appendices of this document, including the Inspector's Qualifications, Inspection Form, Notice of Intent (NOI), Notice of Termination (NOT), and construction site notice. The SWP3 must be implemented prior to the start of construction activities.

The Project Owner's and the Contractor's roles and responsibilities for implementation and maintenance of the elements of the SWP3 are shown in a checklist in Appendix F of this document. Appendix F also includes a description of primary and secondary operators, along with associated responsibilities. The Project Owner and each Contractor must complete the checklist in Appendix F and sign the included certification statement. The certification statement indicates that each operator understands and accepts their roles and responsibilities with respect to storm water pollution prevention for this project.

A. Project Name and Location

Lenox Hill – Leander, Williamson County, Texas (See Appendix A for a project location map).

B. Owner Information

Name: Lenox Hill Owner, LLC
Address: 5430 LBJ Fwy. #1050
Dallas, TX 75240
Representative: Chun Yi Huang
Title: Owner
Telephone: (469) 936-1695
Fax: N/A

C. Contractor Information

Name: _____
Address: _____

Representative: _____
Title: _____
Telephone: _____
Fax: _____

D. Subcontractor Information

Name: _____
Address: _____

Representative: _____
Title: _____
Telephone: _____
Fax: _____

Name: _____
Address: _____

Representative: _____
Title: _____
Telephone: _____
Fax: _____

E. Discharges Eligible for Authorization

The general permit for construction activities allows for storm water discharges from construction activities, construction support activities, and authorized non-storm water discharges. Under the general permit, construction support activities include, but are not limited to:

- concrete and asphalt batch plants,
- rock crushers,
- equipment staging areas,
- material storage yards,
- material borrow areas, and
- excavated material disposal areas.

Storm water discharges from these construction support activities are authorized under the general permit for construction activities provided:

- the activity is located within one mile of the permitted construction site and is directly supporting the construction activities,
- the SWP3 for the permitted construction activities is developed to include the controls and measures to reduce erosion and discharge of pollutants in storm water runoff from the construction support activities, and
- the construction support activities either do not operate beyond the completion date of the construction activity or, at the time that they do, are authorized under separate Texas Pollutant Discharge Elimination System (TPDES) authorization.

The following non-storm water discharges are also authorized under the general permit for construction activities:

- Discharges from firefighting activities,
- Uncontaminated fire hydrant flushings,
- Water from routine external washing of vehicles, the external portion of buildings or structures, and pavement (where detergents and soaps are not used),
- Uncontaminated water used to control dust,
- Potable water sources, including waterline flushings,
- Uncontaminated air conditioning condensate,
- Uncontaminated groundwater or spring water, and
- Lawn watering and similar Irrigation drainage.

Part II.A.3 of the general permit contains additional information and requirements for non-storm water discharges. Discharges of storm water runoff from concrete batch plants may be authorized provided that the benchmark sampling and associated requirements located in Part V of the general permit are met. The wash out of concrete trucks associated with off-site facilities may be conducted in accordance with the requirements of Part V of the general permit. The Operator will be responsible for updating the SWP3 to meet Part V requirements, if applicable. A non-storm water discharge inventory is located in Appendix L.

F. Obtaining Coverage under the General Permit

Construction activities, including the activities associated with this project, disturbing five (5) acres or more (definition of a large construction activity) are required to comply with the following requirements of the general permit to obtain permit coverage:

- a) Develop a SWP3 according to the provisions of the general permit that covers either the entire site or all portions of the site for which the applicant is the operator and implement that plan prior to commencing construction activities.
- b) Primary operators must submit a NOI:
 - 1) at least seven days prior to commencing construction activities if mailing a paper NOI, or
 - 2) prior to commencing construction activities if utilizing electronic submittal.

A copy of the NOI form is located in Appendix H. Instructions for NOI submittal relating to primary operator additions or changes are also located in Appendix H.

- c) Post a site notice where it is safely and readily available for viewing by the general public, local, state, and federal authorities prior to commencing construction. The site notice must be maintained until completion of the construction activity.
 - 1) For linear construction activities, the site notice must be placed in a publicly accessible location near where construction is actively underway. A copy of the construction site notice is located in Appendix H.
- d) All primary operators must also post a copy of the signed NOI at the construction site in a location where it is readily available for viewing by the general public, local, state, and federal authorities prior to starting construction activities until completion of the construction activity. If multiple crews will be conducting construction activities under the general permit

simultaneously, copies of the signed NOI should be posted at each separate construction site.

- e) All primary operators must provide a copy of the signed NOI at least seven days prior to commencement of construction activities to any secondary operator and to the operator of any municipal separate storm sewer system (MS4) receiving construction site discharge. The names and addresses of all MS4 operators receiving a copy of the NOI are to be recorded in this SWP3 (Appendix H).
- f) Secondary operators are regulated under the general construction permit but are not required to submit a NOI provided that:
 - 1) a primary operator(s) at the site has submitted a NOI, or
 - 2) another operator(s) is required to submit a NOI and the secondary operator has provided notification to the operator(s) of the need to obtain coverage.

Additional information for secondary operators seeking alternative coverage is located in the general permit.

Questions about the TPDES construction permit program can be directed to the TCEQ Storm Water and General Permits Team at (512) 239-4515. A copy of the TPDES General Permit (TXR150000) for Storm Water Discharges from Construction Activities has been included in Appendix G for reference.

G. Notice of Change Letter

If the Operator becomes aware that he/she failed to submit any relevant facts, or submitted incorrect information in a NOI, the correct information must be provided to the TCEQ in a Notice of Change (NOC) letter within fourteen (14) days after discovery. In addition, if relevant information provided in the NOI changes, a NOC letter must be submitted to the TCEQ within fourteen (14) days of the change. A copy of the NOC must be provided to the operator of any MS4 receiving discharge from the construction activity. The names and addresses of all MS4 operators receiving a copy of the NOC must be included in this SWP3 (Appendix H).

H. Notice of Termination

Authorization under the general permit must be terminated by submitting a completed and signed NOT form provided in Appendix H. The NOT must be submitted to the TCEQ, and a copy of the NOT must be provided to the operator of any municipal separate storm sewer system (MS4) receiving the discharge within thirty (30) days after final stabilization has been achieved on all portions of the site that are the responsibility of the permittee, or another permitted contractor has assumed control over all areas of the site that have not been finally stabilized. The names and addresses of all MS4 operators receiving a copy of the NOT must be recorded in this SWP3 (Appendix H).

I. Termination of Coverage for Secondary Operators

Each operator that obtained authorization of the general permit without submitting a NOI must remove the site notice and complete the applicable portion of the notice related to removal of the notice. A copy of the completed notice must be submitted to the operator of any MS4 receiving site discharge within 30 days of any the following conditions:

- a) final stabilization has been achieved on all portions of the site that are the responsibility of the permittee,
- b) a transfer of operational control has occurred, or

- c) the operator has obtained alternative authorization under an individual TPDES permit or alternative TPDES general permit.

J. SWP3 Availability

This SWP3 must be retained on-site at the construction site, or if the site is inactive or does not have an on-site location to store the plan, a notice must be posted describing the location of the SWP3. This SWP3 must be made readily available at the time of an on-site inspection.

K. Hazardous Materials

The following potential pollutant sources may be present at the site due to the nature of the construction activities. An inventory of materials is located in Appendix L. Controls for potential pollutants are listed and described in Appendices C and D.

- Solvents
- Stains/paints
- Fuels
- Oils
- Grease
- Pesticides
- Fertilizer
- Sediment/total suspended solids
- Trash
- Paving
- Concrete curing compound
- Glue adhesives
- Joint compound
- Concrete, painting, and brick wash
- Excavation pump-out water
- Concrete

2.0 SITE DESCRIPTION

A. General Site Description

Lenox Hill is a detached townhome development that spans 16.42 acres of the Walter Campbell Survey Abstract No. 3. The current site development area is undisturbed rangeland and is partially situated within the Block House Creek within the Turkey Creek-Brushy Creek Watershed of the Brazos River Basin. Improvements to the site include 0.8 acres of an on-site drainage easement, and various civil developments: drainage, roadway, storm, water, and wastewater; the area of disturbance totals 5.2 acres. The subject property lies between toll road 183A and Ronald Reagan Blvd. at 14661 Ronald W Reagan Blvd. Leander, TX 78641. The site lies within the Edwards Aquifer Contributing Zone and a portion of the site lies within the 100-year floodplain as defined by the Federal Emergency Management Agency Federal Insurance Rate Map #48491C0470F dated December 20, 2019.

B. Nature of Construction Activity

The purpose of the construction project is to construct 73-detached townhome units and the associated private roadways. The site will include the required water, wastewater, drainage, roadway, storm sewer, paving, and other associated site improvements. The site will have dedicated detention and water quality features to support changes in runoff created by impervious cover increases.

C. Estimate of Total Site Area and Disturbed Area

The size of the site is estimated to be 16.422 acres. Disturbed areas are projected to total approximately 5.2-acres.

D. Storm Water Discharge Locations and Quality Data

There are on-site detention and water quality features to capture and treat runoff created during storm events. A batch water quality detention pond and a jellyfish treatment filter will be utilized to decrease sediment and other solids present in post-construction run-off.

E. Information on Soil Types

A soils map showing the project site and surrounding area is included in Appendix A. The soil types found on the project site are mainly dark gray high plasticity clay (CH) underlain by tan low plasticity clay (CL), and intact limestone at depth. A description of the soils is available in Appendix A (USDA, 2021).

F. Receiving Waters and Wetlands

The immediate receiving water for this site is the Blockhouse Creek. On-site and off-site flows will be captured via the storm sewer system and routed to either the water quality batch detention pond (on-site flows) or the jellyfish treatment filter (mixture of on-site and off-site flows) before being discharged into the Blockhouse Creek or the existing storm features.

New sources or new discharges of the constituents of concern to impaired waters are not authorized by the general construction permit (unless otherwise allowable under 30 TAC Chapter 305 and applicable state law). Impaired waters are those that do not meet applicable water quality standards and are listed

on the EPA approved CWA 303(d) list. Pollutants of concern are those for which the water body is listed as impaired.

If discharges are expected to enter into a receiving water body located on the 303(d) list, constituents of concern are those for which the water body is listed as impaired. Discharges of the constituents of concern to impaired water bodies for which there is a total maximum daily load (TMDL) are not eligible for the general permit unless they are consistent with the approved TMDL. The receiving water does not have a known published TMDL. Permittees must incorporate the conditions and requirements applicable to their discharges, including monitoring frequency and reporting required by TCEQ rules, into this SWP3 in order to be eligible for coverage under the general permit.

There are jurisdictional waters on the site; two intermittent tributaries and one ephemeral tributary. See Appendix A for the constraints map.

G. Threatened and Endangered Species

Discharges that would adversely affect a listed endangered or threatened aquatic or aquatic-dependent species or its critical habitat are not authorized by the general construction permit, unless the requirements of the Endangered Species Act are satisfied. It is unlikely that the project has the potential to adversely affect a listed endangered or threatened species in Williamson County, Texas. If information regarding the presence of protected species changes the Operator should consult with the appropriate state or federal agency.

H. Discharges to the Edwards Aquifer Recharge Zone

Discharges cannot be authorized by the general permit where prohibited by 30 Texas Administrative Code (TAC) Chapter 213.

1. New Discharges

For new discharges located within the Edwards Aquifer Recharge Zone, or within that area upstream from the recharge zone and defined as the Contributing Zone, operators must meet all applicable requirements of, and operate according to, 30 TAC Chapter 213 (Edwards Aquifer Rule) in addition to the provisions and requirements of the general construction permit. A copy of 30 TAC Chapter 213 is located in Appendix Q.

2. Existing Discharges

For existing discharges, the requirements of the agency-approved Water Pollution Abatement Plan under the Edwards Aquifer Rules are in addition to the requirements of the general construction permit. Best management practices and maintenance schedules for structural storm water controls, for example, may be required as a provision of the rule. All applicable requirements of the Edwards Aquifer Rule for reductions of suspended solids in storm water runoff are in addition to the requirements in the general construction permit. A copy of the 30 TAC Chapter 213 is located in Appendix Q.

For discharges from large construction activities located on the Edwards Aquifer recharge zone or the Edwards Aquifer contributing zone, applicants must also submit a copy of the NOI to the appropriate TCEQ regional office. For discharges from large construction activities by operators not required to

submit a NOI, a copy of the construction site notice must be submitted to the appropriate TCEQ regional office.

For discharges from small construction activities located on the Edwards Aquifer recharge zone or the Edwards Aquifer contributing zone, a copy of the construction site notice must be submitted to the appropriate TCEQ regional office.

Counties:

Comal, Bexar, Medina, Uvalde, and Kinney

Contact:

TCEQ
Water Program Manager
San Antonio Regional Office
14250 Judson Road
San Antonio, Texas
(210) 490-3096

Williamson, Travis, and Hays

TCEQ
Water Program Manager
Austin Regional Office
2800 South IH 35, Suite 100
Austin, Texas 78704-5712
(512) 339-2929

3.0 BEST MANAGEMENT PRACTICE MEASURES AND CONTROLS

In order to manage and reduce soil erosion, sediment loss, construction-generated waste, and construction-related toxic materials, BMPs must be utilized at the construction site. A variety of structural controls, soil stabilization techniques, storm water management controls, dust controls, waste disposal techniques, and “good housekeeping” practices that will be utilized in this construction project are documented in a checklist in Appendix C.

A detailed set of fact sheets for BMPs excerpted from the *Integrated Storm Water Design Manual for Construction* (North Central Texas Council of Governments, 2010) is located in Appendix D. These fact sheets show many examples of BMPs that may be appropriate for the site. Additional BMP information is included Appendix D. The Contractor is responsible for selecting, implementing, and maintaining BMPs.

A. General Requirements

1. Erosion and sediment controls must be designed to retain sediment on-site to the extent practicable with consideration for local topography, soil type, and rainfall.
2. Control measures must be properly selected, installed, and maintained according to the manufacturer’s or designer’s specifications.
3. Controls must be developed to minimize the offsite transport of litter, construction debris, and construction materials.

B. Erosion Control and Stabilization Practices

1. Erosion control and stabilization practices may include but are not limited to: establishment of temporary or permanent vegetation, mulching, geotextiles, sod stabilization, vegetative buffer strips, protection of existing trees and vegetation, slope texturing, temporary velocity dissipation devices, flow diversion mechanisms, and other similar measures.
2. Control measures must be properly selected, installed, and maintained according to the manufacturer’s or designer’s specifications.
 - a) the dates when major grading activities occur,
 - b) the dates when the construction activities temporarily or permanently cease on a portion of the site, and
 - c) the dates when stabilization measures are initiated.

A schedule of construction activities is located in Appendix B. Appendix I contains a record of temporary/permanent ceasing of construction activities.

3. Erosion control and stabilization measures must be initiated as soon as practicable in portions of the site where construction activities have temporarily ceased. Stabilization measures that provide a protective cover must be initiated as soon as practicable in portions of the site where construction activities have permanently ceased. These measures must be initiated no more than 14 days after the construction activity in that portion of the site has temporarily or permanently ceased unless provided for in Part III.F.2.b.iii of the general permit

C. Sediment Control Practices

1. Sites with Drainage Areas of Ten or More Acres
 - a) A sedimentation basin is required, where feasible, for a common drainage location that serves an area with ten (10) or more acres disturbed at one time. Sedimentation basin information is located in Appendix N.
 - b) At a minimum, silt fences, vegetative buffer strips, or equivalent sediment controls are required for all down slope boundaries of the construction area, and for those side slope boundaries deemed appropriate as dictated by individual site conditions.
2. Sites with Drainage Areas Less than Ten Acres
 - a) Sediment traps and sediment basins may be used to control solids in storm water runoff for drainage locations serving less than ten (10) acres. At a minimum, silt fences, vegetative buffer strips, or equivalent sediment controls are required for all down slope boundaries of the construction area, and for those side slope boundaries deemed appropriate as dictated by individual site conditions.
 - b) Alternatively, a sediment basin may be utilized. Sedimentation basin information is located in Appendix N.
3. A description of any measures that will be installed during the construction process to control pollutants in storm water discharges that may occur after construction operations or have been completed must be included in the SWP3. Permittees are only responsible for the installation and maintenance of storm water management measures prior to final stabilization of the site or prior to submission of an NOT.
4. Other required controls and BMPs are listed below. Best management practice checklists and fact sheets are included in Appendices C and D. A non-storm water discharge inventory is located in Appendix L.
 - a) Permittees shall minimize, to the extent practicable, the off-site vehicle tracking of sediments and the generation of dust. Permittees must include a description of controls utilized to accomplish this requirement.
 - b) Permittees must include a description of construction and waste materials expected to be stored on-site and a description of controls to minimize pollutants from these materials.
 - c) Permittees must include a description of potential pollutant sources from areas other than construction (such as storm water discharges from dedicated asphalt plants and dedicated concrete batch plants), and a description of controls and measures that will be implemented at those sites to minimize pollutant discharges.
 - d) Permittees shall place velocity dissipation devices at discharge locations and along the length of any outfall channel (i.e., runoff conveyance) to provide a non-erosive flow velocity from the structure to a water course, so that the natural physical and biological characteristics and functions are maintained and protected.
 - e) Permittees shall design and utilize appropriate controls to minimize the offsite transport of suspended sediments and other pollutants if it is necessary to pump or channel standing water from the site.
 - f) Permittees shall ensure that all other required controls and BMPs comply with all the requirements of Part III.G of the TXR150000 general permit.

D. Erosion and Sediment Control Requirements

Any discharge regulated under the TXR150000 general permit must achieve, at a minimum, the following effluent limitations representing the degree of effluent reduction attainable by application of the best practicable control technology current available (BPT).

- a) Erosion and sediment control: The permittee must design, install, and maintain effective erosion controls and sediment controls to minimize the discharge of pollutants. Such controls must be designed, installed and maintained to meet minimum requirements outlined in section III.G.1. of the general permit, provided in Appendix G.
- b) Soil stabilization: Stabilization of disturbed areas must, at a minimum, be initiated immediately whenever any clearing, grading, excavating, or other earth disturbing activities have permanently creased on any portion of the site, or temporarily ceased on any portion of the site and will not resume for a period exceeding 14 calendar days. Temporary stabilization must be completed within 14 days after initiation of soil stabilization measures, and final stabilization must be achieved prior to termination of permit coverage.
- c) Dewatering: Discharge from dewatering activities, including discharges from dewatering of trenches and excavations, are prohibited, unless managed by appropriate controls. Examples of appropriate controls are outlined below in Section 4.0 of this SWP3 document.
- d) Pollution prevention measures: The permittee must design, install, implement, and maintain effective pollution prevention measures to minimize the discharge of pollutants. Such controls must be designed, installed, implemented, and maintained to meet requirements outlined in section III.G.4. of the general permit, provided in Appendix G.
- e) Prohibited discharges: Certain discharges are not prohibited under the TXR150000 general permit. These prohibited discharges are outlined in section III.G.5. of the general permit, provided in Appendix G.
- f) Surface outlets: When discharging from basins and impoundments, the permittee must utilize outlet structures that withdraw water from the surface, unless infeasible.

4.0 EXAMPLE PRACTICES

A. Example Stabilization Practices

1. Temporary Stabilization

Top soil stock piles and disturbed portions of the site where construction activity temporarily ceases for at least 21 days will be stabilized with temporary seed and mulch no later than 14 days from the last construction activity in that area. Areas of the site which are to be paved will be temporarily stabilized until pavement can be applied.

2. Permanent Stabilization

Disturbed portions of the site where construction activities permanently cease shall be stabilized with permanent seed no later than 14 days after the last construction activity.

B. Example Structural Practices

1. Interceptor Swale

An interceptor swale is a small v-shaped or parabolic channel which collects runoff and directs it to a desired location. It can either have a natural grass lining or, depending upon slope and design velocity, a protective lining of erosion matting, stone or concrete. The interceptor swale can either be used to direct sediment-laden flow from disturbed areas into a controlled outlet or to direct “clean” runoff around disturbed areas. Since the swale is easy to install during early grading operations, it can serve as the first line of defense in reducing runoff across disturbed areas. As a method of reducing runoff across the disturbed construction area, it reduces the requirements of structural measures to capture sediment from runoff since the flow is reduced. By intercepting sediment-laden flow downstream of the disturbed area, runoff can be directed into a sediment basin or other BMP for sedimentation as opposed to long runs of silt fence, straw bales or other filtration method.

2. Silt Fence

A silt fence consists of geotextile fabric supported by poultry netting or other backing stretched between either wooden or metal posts with the lower edge of the fabric securely embedded in the soil. The fence is typically located downstream of disturbed areas to intercept runoff in the form of sheet flow. Silt fence provides both filtration and time for sedimentation to reduce sediment and the velocity of the runoff. Properly designed silt fence is economical since it can be relocated during construction and reused on other projects. Silt fence is normally used as perimeter control located downstream of disturbed areas. It is only feasible for non-concentrated, sheet flow conditions.

3. Fiber Roll/Sediment Log

Fiber rolls/sediment logs are tightly compacted tubular cylinders composed of straw, flax, coconut fiber, or other similar types of material wrapped with a fiber mesh. They must be secured with stakes. When installed at the base of an embankment or on a slope, fiber rolls are effective at controlling sediment and reducing erosion rates. They achieve this by intercepting storm water runoff, thereby reducing the velocity of the flow and dispersing concentrated runoff as sheet flows. Fiber rolls are also water-permeable and are effective at trapping eroded sediment. It is important not to crush fiber rolls when they are installed. If more than one sock is placed in a row, the socks should be overlapped; not abutted.

4. Inlet Control

Inlet protection consists of a variety of methods of intercepting sediment at low point inlets through the use of stone, filter fabric and other materials. This is normally located at the inlet, providing either detention or filtration to reduce sediment and floatable materials in storm water. Inlet protection is normally used as a secondary defense in site erosion control due to the limited effectiveness and applicability of the technique. It is normally used in new developments that include new inlets or roads with new curb inlets or during major repairs to existing roadways. Inlet protection has limited use in developed areas due to the potential for loading, traffic safety and pedestrian safety and maintenance problems. Inlet protection can reduce sediment in a storm sewer system by serving as a back system to onsite controls or by reducing sediment loads from controls with limited effectiveness such as straw bale dikes.

5. Check Dams

Check dams are small barriers consisting of straw bales, rock, or earth berms placed across a drainage swale or ditch. They reduce the velocity of small concentrated flows, provide a limited barrier for sediment and help disperse concentrated flows, reducing potential erosion. Check dams are used for long drainage swales or ditches in which permanent vegetation may not be established and erosive velocities are present. They are typically used in conjunction with other techniques such as inlet protection, rip rap or other sediment reduction techniques. Check dams provide limited treatment. They are more useful in reducing flow to acceptable levels.

6. Erosion Control Mats

An erosion control mat (ECM) is a geomembrane or biodegradable fabric placed over disturbed areas to limit the effects of erosion due to rainfall and runoff across barren soil. Erosion control mats are manufactured by a wide variety of vendors addressing a wide variety of conditions such as vegetation establishment and high velocity flow. Types of matting include organic (jute, straw) and synthetic (plastic and glass fiber) materials. Mats can provide both temporary and/or permanent stabilization for disturbed soil or barren areas. It is used for difficult areas to stabilize such as steep slopes, temporary or permanent drainage swales, embankments or high traffic (pedestrian) areas. Some mats are reusable, reducing the initial cost of the installation.

7. Stabilized Construction Entrance

A stabilized construction entrance consists of a pad consisting of gravel, crushed stone, recycled concrete or other rock like material on top of geotextile filter cloth to facilitate the wash down and removal of sediment and other debris from construction equipment prior to exiting the construction site. For added effectiveness, a wash rack area can be incorporated into the design to further reduce sediment tracking. For long term projects, cattle guards or other type of permanent rack system can be used in conjunction with a wash rack. This directly addresses the problem of silt and mud deposition in roadways used for construction site access. Stabilized construction entrances are used primarily for sites in which significant truck traffic occurs on a daily basis. It reduces the need to remove sediment from streets. If used properly, it also directs the majority of traffic to a single location, reducing the number and quantity of disturbed areas on the site and providing protection for other structural controls through traffic control.

8. Earth Dike

An earth dike is constructed along the uphill perimeter of a site. A portion of the dike will divert run-on around the construction site. The remaining portion of the dike will collect runoff from the disturbed area and direct the runoff to the sediment basin.

9. Triangular Sediment Filter Dike

A triangular sediment filter dike is a self-contained silt fence consisting of filter fabric wrapped around welded wire fabric shaped into a triangular cross section. While similar in use to a silt fence, the dike is reusable, sturdier, transportable, and can be used on paved areas in situations where it is impractical to install embedded posts for support. Triangular filter dikes are used in place of silt fence, treating sediment flow at the perimeter of construction areas and at the perimeter of the site. Also, the dikes can serve as stream protection devices by preventing sediment from entering the streams or as check dams in small swales. Triangular sediment filter dikes are especially useful for construction areas surrounded by pavement, where silt fence or hay bale installation is impracticable. Since they can be anchored without penetration (through the use of rock), pavement damage can be minimized. Triangular dikes are used to provide perimeter control by detaining sediment on a disturbed site with drainage that would otherwise flow onto adjacent properties. Triangular dikes also serve as sediment trapping devices when used in areas of sheet flow across disturbed areas or are placed along stream banks to prevent sediment-laden sheet flow from entering the stream. The dikes can be subjected to more concentrated flows and a higher flow rate than silt fence.

10. Sediment Basin

Sediment basins are required, where feasible, for sites with drainage areas of ten (10) or more acres. Additional information for sedimentation basins is located in Appendix N.

11. Tree Protection

Tree protection prevents the disturbance of existing trees and their roots on a construction site. Trees are not the same shape below ground as they are above, so it is difficult to predict the length or location of their roots. One common method used to identify the critical root zone is to define the tree's "drip line" – the area directly below the branches of the tree. Many roots extend beyond the longest branches a distance equal to two or more times the height of the tree. For this reason, it is recommended to protect as much of the area beyond the drip line as feasible. An example of tree protection is to tie continuous nylon string with two-foot tundra weight orange streamers to eight-foot minimum metal t-posts driven two feet into the ground. Four-foot minimum orange plastic fencing per manufacturer's recommendations will surround the critical root zone to keep equipment off the rooting area. If a fence cannot be erected, cushion the rooting area with six inches of wood chips, wood, or brick paths. Where root areas must be graded, cut large roots instead of tearing them with equipment.

C. Waste Control and Disposal

1. Waste Materials

All waste materials will be collected and stored in a securely lidded metal dumpster rented from a local waste management company, which is a licensed solid waste management company. The dumpster will meet all local and any State solid waste management regulations. All trash and construction debris from the site will be deposited in the dumpster. The dumpster will be emptied periodically or more often if necessary, and the trash will be hauled to an appropriate waste management facility. No construction waste materials will be buried onsite. Staging areas for construction materials should have secondary containment. All personnel will be instructed regarding the correct procedure for waste disposal. Notices stating these practices will be posted in the office trailer. The individual who manages the day-to-day site operations will be responsible for seeing that these procedures are followed.

2. Hazardous Waste

All hazardous waste materials will be disposed of in the manner specified by local or State regulations or by the manufacturer. Site personnel will be instructed in these practices and the individual who manages day-to-day site operations will be responsible for seeing that these practices are followed.

3. Sanitary Waste

All sanitary waste will be collected from the portable units periodically by a licensed sanitary waste management contractor, as required by local regulation.

4. Offsite Vehicle Tracking and Dust Control

A stabilized construction entrance has been provided to help reduce vehicle tracking of sediments. The paved street adjacent to the site entrance will be swept to remove any excess mud, dirt or rock tracked from the site. Dump trucks hauling material from the construction site will be covered with a tarpaulin. If dust is visible when dump trucks are leaving the site due to construction activities, dust suppression techniques such as wetting the soil will be employed.

D. Timing of Controls/Measures

The contractor and the operator shall review the SWP3 requirements prior to beginning construction activities. The following is a sample erosion control sequence:

- **Site Mobilization:** Prior to any construction on the site a stabilized construction entrance shall be installed.
- **Clearing and Rough Grading:** Prior to any grading of the site, erosion control measures shall be installed. These controls may include but are not limited to silt fences, sedimentation ponds and vegetated swales. The installation is required to prevent sediment from leaving disturbed areas.
- **Storm Drain Installation:** In addition to maintaining the devices installed during initial grading, supplemental control measures will need to be installed. These devices will include devices shown on the plan such as storm drain inlet protection and sediment traps. Inlet protection devices prevent sedimentation from entering the inlet and subsequently, the storm sewer system

as well as the receiving water body. Other devices may be required as shown on the erosion control plan or requested by the inspector or operator.

- Installation of Public Utilities: Additional control measures are likewise not required during installation of public utilities. However, maintenance of existing control measures installed during previous phases must continue.
- Pavement Installation: In addition to maintaining the control measures installed during initial grading and storm drain installation phases, supplemental measures should be installed. Upon completion of paving and curb backfill operations, control measures should be installed behind curbs at handicap ramps and along parkways where sediment could enter streets and/or paved areas.
- Final Grading: Additional control measures are not required during final grading. However, maintenance of existing control measures installed during previous phases will continue.
- Building Construction: In addition to maintaining previously installed control measures, a strict policy will be enacted which minimizes vehicle traffic from entering non-paved areas. Construction materials will be unloaded from existing paved surfaces where possible, thereby preventing disturbing control measures already in place and reducing sediment tracking into paved areas. Areas where construction activity temporarily ceases for more than 21 days will be stabilized with a temporary seed and mulch within 14 days of the last disturbance. Once construction activity ceases permanently in an area, that area will be stabilized with permanent seed and mulch. After the entire site is stabilized, the accumulated sediment will be removed and the erosion control measures will be removed.

5.0 RELEASES OF REPORTABLE QUANTITIES

Because construction activities may handle certain hazardous substances over the course of the project, spills of these substances in amounts that equal or exceed Reportable Quantity (RQ) levels are a possibility. Material management practice guidelines are located in Appendix K.

EPA has issued regulations that define what reportable quantity levels are for oil and hazardous substances. These regulations are found at 40 CFR Part 110 Part 117, or 40 CFR Part 302. A list of RQs are included in Appendix M. If there is a RQ release during the construction period, then you must take the following steps:

- Notify TCEQ immediately at (800) 832-8224.
- Notify the National Response Center immediately at (800) 424-8802.
- Within fourteen (14) days, submit a written description of the release to TCEQ providing the date and circumstances of the release and the steps to be taken to prevent another release.
- Modify the pollution prevention plan to include the date of release, the circumstances leading to the release, and steps taken to prevent reoccurrence of the release.

6.0 STATE AND LOCAL PROGRAMS

The TPDES program meets or exceeds the NPDES standards established on a federal level. This SWP3 has been developed in accordance with the requirements of the TPDES requirements. Information for the City of Austin has been included in Appendix O. Additional local requirements for the City of Leander may apply and this SWP3 should be updated accordingly.

Storm water from the project construction area discharges into the storm sewer system of the City of Leander (MS4).

Construction projects that discharge storm water to an MS4 are required to:

- submit a copy of the signed NOI to the operator of the MS4 at least seven days prior to the commencement of construction activities,
- post a copy of the signed NOI and construction site notice at the project site at all times,
- submit a copy of any NOCs to the operator of the MS4,
- submit a copy of the NOT to the operator of the MS4, and
- keep and maintain a list of the names and address of MS4s that receive NOI, NOT, and/or NOC forms (Appendix H).

7.0 INSPECTION AND MAINTENANCE

A. Inspection Schedule

1. All disturbed areas, as well as all erosion and sediment control devices, will be inspected according to one of the following schedules:
 - a) at least every fourteen (14) calendar days and within 24 hours after a rainfall of 0.5 inch or greater, or
 - b) every seven (7) days on the same day of the week each week, regardless of whether or not there has been a rainfall event since the previous inspection.
2. Inspections may occur on either schedule provided that this SWP3 reflects the current schedule and that any changes are in accordance with the following:
 - a) the schedule is changed a maximum of one time each month,
 - b) the schedule change must be implemented at the beginning of a calendar month, and
 - c) the reason for the schedule change must be documented in this SWP3 (an inspection schedule form is located in Appendix E).

B. Inspection Reports

1. Completed inspection reports (Appendix E) will include the following information:
 - a) scope of the inspection,
 - b) date of the inspection,
 - c) name(s) of personnel making the inspection,
 - d) reference to qualifications of inspection personnel,
 - e) observed major construction activities, and
 - f) actions taken as a result of the inspection.
2. All disturbed areas (on and off-site), areas for material storage locations where vehicles enter or exit the site, and all of the erosion and sediment controls that were identified as part of the SWP3 must be inspected. The inspection report must state whether the site was in compliance or identify any incidents of non-compliance. The report will be signed by the qualified inspector in accordance with the TPDES general permit and filed in the SWP3. A sample Inspection Report is included in Appendix E, along with an Inspector Qualification Form. All reports and inspections required by the general construction permit will be completed by a duly authorized representative. A copy of a Delegation of Signatories to Reports letter is included in Appendix J.
3. The operator should correct any damage or deficiencies as soon as practicable after the inspection, but in no case later than seven (7) calendar days after the inspection. If existing BMPs are modified or if additional BMPs are necessary, an implementation schedule must be described in the SWP3, and wherever possible, those changes implemented before the next storm event or as soon as practicable. A list of maintenance guidelines is included in Appendix E.

4. Inspection reports will be kept in the Operator's file, along with the SWP3, for at least three years from the date that the NOT is submitted to the TCEQ for the construction site.

C. Final Stabilization

Final stabilization of the construction site has been achieved when all soil disturbing activities at the site have been completed, and a uniform (e.g., evenly distributed, without large bare areas) perennial vegetative cover with a density of 70 percent of the native background vegetative cover for the area has been established on all unpaved areas and areas not covered by permanent structures. If a vegetative cover cannot be established, equivalent permanent stabilization measures (such as riprap, gabions, or geotextiles) can be employed. When these conditions have been met, BMPs can be removed from the construction area.

8.0 RECORD RETENTION

The permittee must retain the following records for a minimum period of three (3) years from the date that a NOT is submitted. Records include:

- A copy of the SWP3,
- All data used to complete the NOI, if an NOI is required for coverage under this general permit,
- All reports and actions required by this permit, including a copy of the construction site notice, and
- All records of submittal of forms submitted to the operator of any MS4 receiving the discharge and to the secondary operator of a large construction site, if applicable.

9.0 CONCRETE BATCH PLANTS (IF APPLICABLE)

A. Storm Water Runoff from Concrete Batch Plants

Discharges of storm water runoff from concrete batch plants may be authorized under the general permit provided that the requirements in Part IV of the permit are met (Appendix G). If discharges are not covered under the general permit, then discharges must be authorized under an alternative permit. Authorization for discharge or land disposal of concrete batch plant wastewater must be obtained under an alternative permit.

B. Benchmark Sampling Requirements

Operators of concrete batch plants must sample the storm water runoff from the concrete batch plant according to the requirements of the general permit. A table of benchmark monitoring values is located in Part IV.A. of the general permit. Analytical results that exceed a benchmark value are not a violation of the general construction permit. Results of analyses are indicators that modifications of the SWP3 should be assessed and may be necessary to protect water quality. Benchmark sampling records should be included in Appendix P.

C. Additional BMP and SWP3 Requirements

The following items are additional requirements for concrete batch plants. The Operator is responsible for updating the SWP3 as appropriate. Additional information for concrete batch plant requirements is located in Part IV of the general construction permit. Records and information for the concrete batch plant should be included in Appendix P.

1. A description of potential pollutant sources associated with the concrete batch plant must be kept in the SWP3.
2. The site map in Appendix A must include the following information:
 - a) the location of all outfalls for storm water discharges associated with concrete batch plants;
 - b) a depiction of the drainage area and the direction of flow to the outfall(s);
 - c) structural controls used within the drainage area(s);
 - d) the locations of the following areas associated with concrete batch plants that are exposed to precipitation: vehicle and equipment maintenance activity areas; areas used for the treatment, storage, or disposal of wastes; liquid storage tanks; material process and storage areas; and loading and unloading areas; and
 - e) the locations of the following: any bag house or other dust control device(s); recycle/sedimentation pond, clarifier or other device used for the treatment of facility wastewater; areas with significant materials; and areas where major spills or leaks have occurred.
3. A list of materials handled at the concrete batch plant that may be exposed to storm water and that have a potential to affect the quality of storm water discharges associated with concrete batch plants must be kept in this SWP3.

4. A list of significant spills and leaks of toxic or hazardous pollutants that occurred in areas exposed to storm water and that drain to storm water outfalls associated with concrete batch plants must be developed, maintained, and updated.
5. A summary of existing storm water discharge sampling data must be maintained if available.
6. Good housekeeping measures must be developed and implemented in the area(s) associated with concrete batch plants.
7. Areas where potential spills that can contribute pollutants to storm water runoff, and the drainage areas from these locations must be identified. Include material handling procedures, storage requirements, and use of equipment information. Procedures for cleaning up spills must be identified and made available to the appropriate personnel.
8. Qualified facility personnel must be identified to inspect designated equipment and areas of the facility specified in this SWP3. Inspection frequency must be specified based upon a consideration of the level of concrete production, but must be a minimum of once per month while the facility is in operation. The inspection must take place while the facility is in operation and include all areas that are exposed to storm water at the site. Records of inspections must be maintained in Appendix P.
9. An employee training program must be developed to educate personnel. At a minimum, training must occur prior to the initiation of operation of the concrete batch plant.
10. A description of spills and similar incidents, plus additional information that is obtained regarding the quality and quantity of storm water discharges must be included with this SWP3.
11. Include a narrative consideration for reducing the volume of runoff from concrete batch plants by diverting runoff or otherwise managing runoff, including use of infiltration, detention ponds, retention ponds, or reusing of runoff.
12. At least once per year, one or more qualified personnel shall conduct a compliance evaluation of the plant. Evaluation requirements are listed in Part IV.B.3 of the general permit.

10.0 CONCRETE TRUCK WASH OUT (IF APPLICABLE)

The wash out of concrete trucks at the construction site is authorized, provided that the requirements in Part V of the general permit are met. Authorization is limited to the land disposal of wash out water from concrete trucks. Any other direct discharge of concrete production waste water must be authorized under a separate general permit or individual permit.

A. Wash Out Requirements

1. Direct discharge of concrete truck wash out water to surface water in the state, including discharge to storm sewers, is prohibited by the general permit.
2. Concrete truck wash out water should be discharged to areas at the construction site where structural controls have been established to prevent direct discharge to surface waters, or to areas that have minimal slope that allow infiltration and filtering of wash out water to prevent direct discharge to surface waters. Structural controls may consist of temporary berms, temporary shallow pits, temporary storage tanks with slow rate release, or other reasonable measures to prevent runoff from the site.
3. Wash out of concrete trucks during rainfall events shall be minimized. The direct discharge of concrete wash out water is prohibited at all times, and the operator should have BMPs sufficient to prevent the discharge of concrete truck wash out as the result of rain.
4. The discharge of wash out water should not cause or contribute to groundwater contamination.
5. The Operator is responsible for showing concrete wash out areas on a map (Appendix A).

11.0 REFERENCES

- Integrated Stormwater Management (iSWM). 2019. "iSWM Technical Manual Documents." [Online] <http://iswm.nctcog.org/technical-manual.html>.
- Lower Colorado River Authority Texas Clean Rivers Program. 2019. "2019 Basin Highlights Report: A Characterization of Impaired Water Bodies in the Upper Colorado River Basin" [Online] https://www.lcra.org/water/quality/texas-clean-rivers-program/Documents/0519_2019_BasinHighlights_Report_FINAL_Web.pdf.
- Texas Commission on Environmental Quality (TCEQ). 2018. "Draft 2018 Texas Integrated Report – Texas 303(d) List (Category 5)" [Online] https://www.tceq.texas.gov/assets/public/waterquality/swqm/assess/18txir/2018_303d.pdf.
- Texas Commission on Environmental Quality (TCEQ). 2019. "Edwards Aquifer Forms, Instructions, and Checklists." [Online] <https://www.tceq.texas.gov/permitting/eapp/material.html>.
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- Texas Commission on Environmental Quality (TCEQ). 2019. "Surface Water Quality (Segments) Viewer." [Online] <https://www.tceq.texas.gov/gis/segments-viewer>.
- United States Department of Agriculture (USDA). 2020. Soil Survey of Williamson County, Texas. "Web Soil Survey." [Online] <https://websoilsurvey.sc.egov.usda.gov/App/HomePage.htm>.
- U.S. Fish & Wildlife Service National Wetlands Inventory. 2019. "Wetlands Mapper." [Online] https://www.fws.gov/wetlands/data/mapper.html?_sm_au_=iVVsrVVTTrW17JrF.

APPENDIX A

PROJECT MAPS

Map/Figure Notes:

- The Operator is solely responsible for selection, implementation, maintenance, and effectiveness of all BMPs.
- Best management practices shown on the attached figures are suggested controls only. The Operator will record BMPs (whether called out on the original SWP3 or not) directly on the site map.
- If information is not shown or if site conditions change from the attached figures, the Operator is responsible for updating the maps. The following information should be included on maps.
 - drainage patterns and approximate slopes anticipated after major grading activities,
 - areas where soil disturbance will occur,
 - locations of all major structural controls either planned or in place,
 - locations where stabilization practices are expected to be used,
 - locations of off-site material, waste, borrow, fill, or equipment storage areas,
 - surface waters (including wetlands) either adjacent or in close proximity,
 - locations where storm water discharges from the site directly to a surface water body or a MS4, and
 - vehicle wash areas
 - designated points on the site where vehicles will exit onto paved roads
- Where the amount of information required to be included on the map would result in a single map being difficult to interpret, the operator shall develop a series of maps that collectively include the required information.

APPENDIX B

CONSTRUCTION ACTIVITY SCHEDULE

Construction Activity Schedule

Activities	Start Date	Finish Date
1.		
2.		
3.		
4.		
5.		
6.		
7.		
8.		
9.		
10.		
11.		

*Construction activity sequences for linear projects may be conducted on a rolling basis. As a result, construction activities may be at different stages at different locations in the project area. The Contractor is required to complete and update the schedule and adjust as necessary.

APPENDIX C

BEST MANAGEMENT PRACTICE MEASURES AND CONTROLS

Best Management Practice Measures and Controls

Best Management Practice (BMP)	In Use	Maintained Post Construction?
Interceptor Swale		
Diversion Dike		
Pipe Slope Drain		
Vegetation		
Mulching		
Erosion Control Blankets		
Channel Protection		
Dust Control		
Silt Fence		
Organic Filter Berm		
Triangular Sediment Filter Dike		
Inlet Protection		
Stone Outlet Sediment Trap		
Sediment Basin		
Check Dam		
Temporary Sediment Tank		
Stabilized Construction Entrance		
Wheel Wash		
Debris and Trash Management		
Chemical Management		
Concrete Waste Management		
Concrete Sawcutting Waste Management		
Sandblasting Waste Management		
Lime Stabilization Management		
Sanitary Facilities		
Jellyfish Treatment Filter		
Other*		

*If another BMP is being used, include the BMP information in Appendix D

APPENDIX D

BEST MANAGEMENT PRACTICE CHECKLIST AND FACT SHEETS

EROSION AND SEDIMENT CONTROL CHECKLIST

Instructions: Check each item and fill in the blanks below to evaluate compliance for each drainage area and location.

Stabilization Practices:

- Stabilization will be initiated on all disturbed areas where construction activity will not occur for a period of more than 21 calendar days by the 14th day after construction activity has permanently or temporarily ceased. Stabilization measures to be used include:
- | | |
|--|--|
| <input type="checkbox"/> Temporary Seeding | <input type="checkbox"/> Sod Stabilization |
| <input type="checkbox"/> Permanent Seeding | <input type="checkbox"/> Geotextiles |
| <input type="checkbox"/> Mulching | <input type="checkbox"/> Other _____ |

Structural Practices

- Flows from upstream areas will be diverted from exposed soils to the degree attainable. Measures to be used include:
- Earth Dike
 - Drainage Swale
 - Interceptor Dike and Swale
 - Pipe Slope Drain
 - Other _____

For Drainage locations serving less than 10 disturbed acres, Sediment Basin will be installed and will include:

- Sediment Trap
- Silt Fence or equivalent along all sideslopes & downstream boundaries

For Drainage locations serving 10 or more disturbed acres, a Sediment Basin will be installed (See Appendix N), if a Sediment Basin is not attainable on-site, Sediment Controls will be installed & will include:

- Sediment Trap
- Silt Fence or equivalent along all sideslopes & downstream boundaries
- Sediment Basin

FINAL STABILIZATION / TERMINATION CHECKLIST

1. All soil disturbing activities are complete.
2. Temporary erosion and sediment control measures have been, or will be, removed at an appropriate time.
3. All areas of the construction site not otherwise covered by a permanent pavement or structure have been stabilized with a uniform perennial vegetative cover with a density of 70% or equivalent measures have been employed

APPENDIX E

INSPECTION AND MAINTENANCE REPORTS

Inspector Qualifications*

Inspector Name: _____
Qualifications (Check as appropriate and provide description):
 Training Course _____
 Supervised Experience _____
 Other _____

Inspector Name: _____
Qualifications (Check as appropriate and provide description):
 Training Course _____
 Supervised Experience _____
 Other _____

Inspector Name: _____
Qualifications (Check as appropriate and provide description):
 Training Course _____
 Supervised Experience _____
 Other _____

**Personnel conducting inspections must be knowledgeable of the general permit, familiar with the construction site, and knowledgeable of the SWP3 for the site.*

MAINTENANCE GUIDELINES

1. Below are some maintenance practices to be used to maintain erosion and sediment controls:
 - All control measures will be inspected according to the schedule identified in Appendix E.
 - All measures will be maintained in good working order. The operator should correct any damage or deficiencies as soon as practicable after the inspection, but in no case later than seven (7) calendar days after the inspection.
 - BMP Maintenance (as applicable)
 - Sediment must be removed from sediment traps and sedimentation ponds no later than the time that design capacity has been reduced by 50%. For perimeter controls such as silt fences, berms, etc., the trapped sediment must be removed before it reaches 50% of the above-ground height.
 - Silt fence will be inspected for depth of sediment, tears, to see if the fabric is securely attached to the fence posts, and to see that the fence posts are firmly in the ground.
 - Drainage swale will be inspected and repaired as necessary.
 - Inlet control will be inspected and repaired as necessary.
 - Check dam will be inspected and repaired as necessary.
 - Straw bale dike will be inspected and repaired as necessary.
 - Diversion dike will be inspected and any breaches promptly repaired.
 - Temporary and permanent seeding and planting will be inspected for bare spots, washouts, and healthy growth.
 - If sediment escapes the site, accumulations must be removed at a frequency that minimizes off-site impacts, and prior to the next rain event, if feasible. If the permittee does not own or operate the off-site conveyance, then the permittee must to work with the owner or operator of the property to remove the sediment.
 - Locations where vehicles enter or exit the site must be inspected for evidence of off-site sediment tracking.
2. To maintain the above practices, the following will be performed:
 - Maintenance and repairs will be conducted before the next anticipated storm event or as necessary to maintain the continued effectiveness of storm water controls. Following an inspection, deficiencies should be corrected no later than seven (7) calendar days after the inspection.
 - Any necessary revisions to the SWP3 as a result of the inspection must be completed within seven (7) calendar days following the inspection. If existing BMPs are modified or if additional BMPs are necessary, an implementation schedule must be described in the SWP3 and wherever possible those changes implemented before the next storm event.
 - Personnel selected for inspection and maintenance responsibilities must be knowledgeable of the general permit, familiar with the construction site, and knowledgeable of the SWP3 for the site.

APPENDIX F

ROLES AND RESPONSIBILITIES CHECKLIST AND CERTIFICATION STATEMENT

PRIMARY AND SECONDARY OPERATOR GENERAL RESPONSIBILITIES

DEFINITIONS:

Operator - The person or persons associated with a large or small construction activity that is either a primary or secondary operator as defined below:

Primary Operator – the person or persons associated with a large or small construction activity that meets either of the following two criteria:

- (a.) the person or persons have operational control over construction plans and specifications, including the ability to make modifications to those plans and specifications, or
- (b.) the person or persons have day-to-day operational control of those activities at a construction site that are necessary to ensure compliance with a storm water pollution prevention plan (SWP3) for the site or other permit conditions (e.g., they are authorized to direct workers at a site to carry out activities required by the SWP3 or comply with other permit conditions).

Secondary Operator – The person whose operational control is limited to the employment of other operators or to the ability to approve or disapprove changes to plans and specifications. A secondary operator is also defined as a primary operator and must comply with the permit requirements for primary operators if there are no other operators at the construction site.

Please note that both Owners and Contractors can meet the definition of being an Operator and will need to fulfill the associated requirements. The Roles and Responsibilities Checklist and Certification Statement located in Appendix F are to be completed and signed by the Owner and Contractor(s).

Secondary Operators and Primary Operators with Control Over Construction Plans and Specifications

All secondary operators and primary operators with control over construction plans and specifications must:

- (a.) ensure the project specifications allow or provide that adequate BMPs are developed to meet the requirements of the general permit,
- (b.) ensure that the SWP3 indicates the areas of the project where they have control over project specifications, including the ability to make modifications in specifications,
- (c.) ensure all other operators affected by modifications in project specifications are notified in a timely manner so that those operators may modify their best management practices as necessary to remain compliant with the conditions of this general permit, and
- (d.) ensure that the SWP3 for portions of the project where they are operators indicates the name and site-specific TPDES authorization numbers for permittees with the day-to-day operational control over those activities necessary to ensure compliance with the SWP3 and other permit conditions. If the party with day-to-day operational control has not been authorized or has abandoned the site, the

person with control over project specifications is considered to be the responsible party until the authority is transferred to another party and the SWP3 is updated.

Primary Operators with Day-to-Day Operational Control

Primary Operators with day-to-day operational control of those activities at a project that are necessary to ensure compliance with the SWP3 and other permit conditions must ensure that the SWP3 accomplishes the following requirements:

- (a.) meets the requirements of the general permit for those portions of the project where they are operators,
- (b.) the parties responsible for implementation of BMPs described in the SWP3,
- (c.) indicates areas of the project where they have operational control over day-to-day activities, and
- (d.) includes, for areas where they have operational control over day-to-day activities, the name and site-specific TPDES authorization number of the parties with control over project specifications, including the ability to make modifications in specifications.

Roles and Responsibilities Checklist

Role/Responsibility	Project Owner*	Primary Operator	Secondary Operator
Development of initial design specifications			
Payment for proposed construction activity			
Maintain SWP3 records for three years from the date that a NOT is submitted			
Complete, sign, and postmark NOI at least seven days prior to beginning of construction activity, or Complete, sign, and electronically submit NOI prior to the beginning of construction activity			
Post a copy of the signed NOI at project site and maintain through duration of project			
Post copy of completed construction site notice(s) at project site through duration of project			
Provide a copy of the signed NOI to any secondary operator and to the operator of any MS4 receiving construction site discharge, at least seven days prior to commencing construction activities			
Maintain schedule of major construction activities, keep a copy with SWP3, and retain a copy of the SWP3 at the construction site at all times			
Update SWP3 to reflect daily operations (e.g., revisions, installation dates, grading operation dates, BMP maintenance, and inspection information)			
Update SWP3 to reflect changes in the Contractor's contact information			
Identify, maintain and modify BMPs (as necessary) to control erosion and sedimentation due to construction activities throughout life of project			
Provide stabilized construction entrances and sediment barriers, and clean existing rock and/or add rock to prevent mud and dirt from entering streets or alleys			
Maintain and/or replace sediment barriers and silt traps (if installed), etc. throughout life of project			
Maintain erosion control on stockpiles without blocking drainage paths			
Perform SWP3 inspections in accordance with TPDES General Permit, and keep inspection reports with SWP3			
Based on inspection results, modify SWP3 and pollution prevention controls to maintain that storm water (or identified non-storm water discharges) are the only discharges leaving the site			

Role/Responsibility	Project Owner*	Primary Operator	Secondary Operator
Provide proper management of project-generated trash and debris, including debris collected from storm water protection devices			
Stabilize all disturbed areas related to construction for temporary or permanent ceasing of activities			
Comply with all State and local sanitary sewer or septic system regulations			
Provide copies of all SWP3 records to the Project Owner			
Complete, sign, and submit NOT form to the TCEQ and MS4 Operators when the project has been completed and stabilized			
Complete applicable portion of the site notice related to removal of the notice and submit to the operator of any MS4 receiving site discharge			

**Please note that the Project Owner can meet the definition of an operator. Please refer to the definitions of "primary operator" and "secondary operator" for more information.*

Each operator engaged in activities that disturb surface soils must be identified and must sign the following certification statement. Signatory requirement guidance and an additional certification statement form are attached (Appendix F).

Certification Statement:

"I certify under penalty of law that this document and all attachments were prepared under my direction or supervision in accordance with a system designed to assure that qualified personnel properly gather and evaluate the information submitted. Based on my inquiry of the person or persons who manage the system, or those persons directly responsible for gathering the information, the information submitted is, to the best of my knowledge and belief, true, accurate, and complete. I am aware there are significant penalties for submitting false information, including the possibility of fine and imprisonment for knowing violations.

I further certify that I am authorized under 30 Texas Administrative Code §305.44 to sign this document and can provide documentation in proof of such authorization upon request."

Project Owner

Name: _____
 Title: _____
 Company: _____
 Signature: _____
 Date: _____
 Operator Type: _____

General Contractor

Name: _____
 Title: _____
 Company: _____
 Signature: _____
 Date: _____
 Operator Type: _____

Subcontractor (as appropriate)

Name: _____
 Title: _____
 Company: _____
 Signature: _____
 Date: _____
 Operator Type: _____

Subcontractor (as appropriate)

Name: _____
 Title: _____
 Company: _____
 Signature: _____
 Date: _____
 Operator Type: _____

NOTICE OF INTENT (NOI) LOG			
Name	Company	Date Submitted NOI	TPDES Permit No.

APPENDIX G

TPDES GENERAL PERMIT (TXR150000) FOR
STORM WATER DISCHARGES FROM
CONSTRUCTION ACTIVITIES

APPENDIX H

SITE NOTICE, NOTICE OF INTENT, NOTICE OF
CHANGE AND NOTICE OF TERMINATION
FORMS

Operator Notes

Construction Site Notice

The construction site notice located in Appendix H should be posted along with a signed copy of the Notice of Intent. The site notice must be located where it is safely and readily available for viewing by the general public, local, state, and federal authorities prior to commencing construction.

Notice of Intent (NOI)

The TPDES General Permit TXR 150000 requires that a NOI be submitted before construction activities begin. The NOI is essentially an application and contains items such as important information about your site, including site location, owner information, operator (general contractor) information, receiving water(s), and a brief description of the project.

TCEQ has developed a form to be used by industrial facilities and construction activities when they submit NOIs. This form indicates all the information that you are required to provide and must be used in order for the NOI to be processed correctly.

Primary Operators

Please note that both Owners and Contractors can meet the definition of being a “primary operator.”

Primary operators must submit a NOI at least seven days prior to commencing construction activities, or if utilizing electronic submittal, prior to commencing construction activities.

If an additional primary operator is added after the initial NOI is submitted, the new primary operator must:

- submit a paper NOI at least seven days before assuming operational control, or
- submit an electronic NOI prior to assuming operational control.

If the primary operator changes after the initial NOI is submitted, the new primary operator must:

- submit a paper NOI at least ten days before assuming operational control, or
- submit an electronic NOI at least ten days before assuming operational control

All primary operators must post a copy of the signed NOI at the construction site in allocation where it is readily available for viewing by the general public, local, state, and federal authorities prior to commencing construction activities. A copy of the signed NOI must be submitted to the operator of any MS4 receiving the discharge and to any secondary operator, at least seven days prior to commencing construction activities. A list of the MS4 operators receiving a copy of the NOI is located in Appendix H.

Secondary Operators

Secondary operators are not required to submit a NOI, provided that another operator(s) at the site has submitted a NOI, or is required to submit a NOI and the secondary operator has provided notification to the operator(s) of the need to obtain coverage under the permit. Please refer to the general permit for more information.

NOI Fees

Please note the fees associated with NOI submission:

- \$325 if submitting a paper NOI, or
- \$225 if submitting an electronic NOI.

No separate annual fees will be assessed. The Water Quality Annual fee has been incorporated into the NOI fees.

It is anticipated that there will be projects where more than one entity (e.g., the owner, developer, or general contractor) will need to submit an NOI so that the requirements for an operator are met. In this case, those persons will share the Storm Water Pollution Plan, and the submittal of the NOI and the TPDES Permit Number will need to be recorded in the NOI log located in Appendix F.

Please refer to the general permit and NOI form instructions for more information.

Notice of Change (NOC)

The operators are responsible for updating the SWP3 to implement and maintain sediment controls and submit a Notice of Change (NOC) if off-site material, waste, borrow, fill or equipment storage areas are being utilized and are not under a separate permit. An operator must submit a NOC letter in conformance with TPDES General Permit TXR150000 if they become aware of any incorrect information in an NOI or failed to submit any relevant facts.

Information that may be included on an NOC includes, but is not limited to, the following: the description of the construction project, an increase in the number of acres disturbed (for increases of one or more acres), or the operator name. A transfer of operational control from one operator to another, including a transfer of the ownership of a company, may not be included in an NOC. A transfer of ownership of a company includes changes to the structure of a company, such as changing from a partnership to a corporation or changing corporation types, so that the filing number (or charter number) that is on record with the Texas Secretary of State must be changed.

An NOC is not required for notifying TCEQ of a decrease in the number of acres disturbed. This information must be included in the storm water pollution prevention plan (SWP3) and retained on site.

A list of the MS4 operators receiving a copy of the NOC is located in Appendix H.

Notice of Termination (NOT)

Any operator that has submitted a NOI must apply to terminate authorization of the general permit. The NOT is a form which should be completed and submitted to the TCEQ within 30 days of the following:

- final stabilization has been achieved on all portions of the site that are the responsibility of the permittee,
- a transfer of operational control has occurred, or

- the operator has obtained alternative authorization under an individual TPDES permit or alternative TPDES general permit.

Information to be included on the NOT includes the location of the construction site; the name, address, and telephone number of the operator terminating coverage; the TPDES General Permit Number; an indication of why coverage under the permit should be terminated for the operator; and a signed certification statement.

Authorization under the general permit terminates at midnight on the day the NOT is postmarked for delivery to the TCEQ. If the NOT is submitted electronically, the permit terminates immediately following confirmation of receipt of the NOT by TCEQ.

Note that when there is a change in operators of a construction activity, then the new operator must submit an NOI.

NOT's should be submitted to MS4 Operator(s). A list of the MS4 operator(s) receiving a copy of the NOT is located in Appendix H.

APPENDIX I

RECORD OF TEMPORARY/PERMANENT CEASING OF CONSTRUCTION ACTIVITIES

APPENDIX J

DELEGATION OF SIGNATORIES

Executive Director
Texas Commission on Environmental Quality
Storm Water and Pretreatment Team
P.O. Box 13087, MC-148
Austin, TX 78711-3087

Subject: Delegation of Signatories to Reports

Facility/Company/Site Name: _____

TPDES Permit Number: _____

Dear Executive Director:

This letter serves to designate the following people or positions as authorized personnel for signing reports, storm water pollution prevention plans, certifications or other information requested by the Executive Director or required by the general permit, as set forth by 30 TAC §305.128 (see page 2).

Name or Position	

I understand that this authorization does not extend to the signing of a Notice of Intent for obtaining coverage under a storm water general permit.

By signing this authorization, I confirm that I meet the requirements to make such a designation as set forth in 30 TAC §305.44 (see page 2).

Sincerely,

Name

Title

Date

RELEVANT PROVISIONS

305.128(a) All reports requested by permits and other information requested by the executive director shall be signed by a person described in §305.44(a) of this title (relating to Signatories to Applications) or by a duly authorized representative of that person. A person is a duly authorized representative only if:

(1) the authorization is made in writing by a person described in §305.44(a) of this title (relating to Signatories to Applications);

(2) the authorization specifies either an individual or a position having responsibility for the overall operation of the regulated facility or activity or for environmental matters for the applicant, such as the position of plant manager, operator of a well or well field, environmental manager, or a position of equivalent responsibility. (A duly authorized representative may thus be either a named individual or any individual occupying a named position); and

(3) the written authorization is submitted to the executive director.

(b) If an authorization under this section is no longer accurate because of a change in individuals or position, a new authorization satisfying the requirements of this section must be submitted to the executive director prior to or together with any reports, information, or applications to be signed by an authorized representative.

(c) Any person signing a report required by a permit shall make the certification set forth in §305.44(b) of this title (relating to Signatories to Applications).

305.44(a) All applications shall be signed as follows.

(1) For a corporation, the application shall be signed by a responsible corporate officer. For purposes of this paragraph, a responsible corporate officer means a president, secretary, treasurer, or vice-president of the corporation in charge of a principal business function, or any other person who performs similar policy or decision-making functions for the corporation; or the manager of one or more manufacturing, production, or operating facilities employing more than 250 persons or having gross annual sales or expenditures exceeding \$25 million (in second-quarter 1980 dollars), if authority to sign documents has been assigned or delegated to the manager in accordance with corporate procedures. Corporate procedures governing authority to sign permit or post-closure order applications may provide for assignment or delegation to applicable corporate positions rather than to specific individuals.

(2) For a partnership or sole proprietorship, the application shall be signed by a general partner or the proprietor, respectively.

(3) For a municipality, state, federal, or other public agency, the application shall be signed by either a principal executive officer or a ranking elected official. For purposes of this paragraph, a principal executive officer of a federal agency includes the chief executive officer of the agency, or a senior executive officer having responsibility for the overall operations of a principal geographic unit of the agency (e.g., regional administrator of the EPA).

(b) A person signing an application shall make the following certification: "I certify under penalty of law that this document and all attachments were prepared under my direction or supervision in accordance with a system designed to assure that qualified personnel properly gather and evaluate the information submitted. Based on my inquiry of the person or persons who manage the system, or those persons directly responsible for gathering the information, the information submitted is, to the best of my knowledge and belief, true, accurate, and complete. I am aware there are significant penalties for submitting false information, including the possibility of fine and imprisonment for knowing violations."

APPENDIX K

MATERIAL MANAGEMENT PRACTICES

MATERIAL MANAGEMENT PRACTICES

The following are the material management practices that will be used to reduce risk of spills or other accidental exposure of materials and substances to storm water runoff:

1. Good Housekeeping: The following good housekeeping practices will be followed onsite during the construction project:
 - An effort will be made to store only enough product required to do the job.
 - All materials stored on-site will be stored in a neat, orderly manner in their appropriate containers and, if possible, under a roof or other enclosure.
 - Products will be kept in their original containers with the original manufacturer's label.
 - Substances will not be mixed with one another unless recommended by the manufacturer.
 - Whenever possible, all of a product will be used up before disposing of the container.
 - Manufacturers' recommendations for proper use and disposal will be followed.
 - Designated areas for equipment maintenance and repair (control of oil, grease and fuel spills).
 - Waste receptacles with regular collection for litter and construction debris.
 - Equipment washdown area on-site with appropriate control of wash waters (including concrete truck wash down).
 - Protected storage areas for chemicals, paints, solvents, fertilizers and other potentially toxic materials.
 - Adequately maintained sanitary facilities.
 - Proper control of raw materials stored on-site (for example, sand, aggregate and cement used in the manufacture of concrete or stockpiles of topsoil).
 - Street sweeping or cleaning.
 - Removal of inlet protection barriers during major rainfall events if flooding occurs and verification that reinforced filter fabric fences are in proper condition prior to all rainfall events.
 - The site superintendent will ensure proper use and disposal of materials onsite.
2. Hazardous Products: The following practices are used to reduce the risks associated with hazardous materials.
 - Products will be kept in original containers unless they are not re-sealable.
 - Paints, solvents, fertilizer, fuel (small containers), and other stored chemical substances will be kept within an enclosure to protect the containers and the floor of the enclosure, from wind, precipitation, and storm water runoff.
 - Fuel storage and filling areas will be bermed off to provide collection of any spills and prevent exposure to storm water runoff.
 - Original labels and Material Safety Data Sheets (MSDS) will be retained on-site and available for review by workers.
 - If surplus product must be disposed of, manufacturers' or local and State recommended methods for proper disposal will be followed.

PRODUCT SPECIFIC PRACTICES

The following product specific practices will be followed onsite:

1. Petroleum Products: All onsite vehicles will be monitored for leaks and receive regular preventive maintenance to reduce the chance of leakage. Petroleum products will be stored in tightly sealed containers, which are clearly labeled. Any asphalt substances used onsite will be applied according to the manufacturer's recommendations.
2. Fertilizers: Fertilizers used will be applied only in the minimum amounts recommended by the manufacturer. Storage will be in a covered shed.
3. Paints: All containers will be tightly sealed and stored when not required for use. Excess paint will not be discharged to the storm sewer system but will be properly disposed of according to manufacturers' instructions or State and local regulations.
4. Concrete Trucks: Discharges of concrete truck wash out at construction sites may be authorized if conducted in accordance with the requirements of Part V of the general permit.

SPILL CONTROL PRACTICES

In addition to the good housekeeping and material management practices discussed in the previous sections of this plan, the following practices will be followed for spill prevention and cleanup:

- Manufacturers' recommended methods for spill cleanup will be maintained on-site in the material data sheets (MSDS) and site personnel will be made aware of the procedures and the location of the information and cleanup supplies.
- Materials and equipment necessary for spill cleanup will be kept in the material storage area onsite. Equipment and materials will include but not be limited to brooms, dust pans, mops, rags, gloves, goggles, kitty litter, sand, sawdust and plastic and metal trash containers specifically for this purpose.
- All spills will be cleaned up immediately after discovery.
- The spill area will be kept well ventilated and personnel will wear appropriate protective clothing to prevent injury from contact with a hazardous substance.
- Contact the MS4 Operator, TCEQ (800-832-8224), and the National Response Center (800-424-8802) to inform of any spill of toxic or hazardous material regardless of the size.

The spill prevention plan will be adjusted to include measures to prevent this type of spill from recurring and how to clean up the spill if there is another one. A description of the spill, what caused it, and the cleanup measures will also be included.

APPENDIX L

NON-STORM WATER DISCHARGE INVENTORY

NON-STORM WATER DISCHARGE INVENTORY

Mark the materials or substances listed below expected to be present onsite during construction:

- | | | |
|---|---|---|
| <input type="checkbox"/> Concrete | <input type="checkbox"/> Detergents | <input type="checkbox"/> Paints
(enamel/latex) |
| <input type="checkbox"/> Metal Studs | <input type="checkbox"/> Fuels | <input type="checkbox"/> Lubricants |
| <input type="checkbox"/> Fertilizers | <input type="checkbox"/> Petroleum Based
Products | <input type="checkbox"/> Cleaning Solvents |
| <input type="checkbox"/> Masonry Block | <input type="checkbox"/> Electrical
Equipment and
Materials | <input type="checkbox"/> Asphalt and
Asphalt Related
Products |
| <input type="checkbox"/> Tar | <input type="checkbox"/> Roof Shingles | <input type="checkbox"/> Wood |
| <input type="checkbox"/> Steel Products | <input type="checkbox"/> _____ | <input type="checkbox"/> _____ |
| <input type="checkbox"/> _____ | <input type="checkbox"/> _____ | <input type="checkbox"/> _____ |

AUTHORIZED NON STORMWATER DISCHARGES ANTICIPATED DURING THE PROJECT

Mark the following non-storm water discharges expected to occur from the site during the construction period (refer to general permit in Appendix G for additional information):

- discharges from firefighting activities,
- uncontaminated fire hydrant flushings, which include flushings from systems that utilize potable water, surface water, or groundwater that does not contain additional pollutants,
- water from the routine external washing of vehicles, the external portion of buildings or structures, and pavement, where detergents and soaps are not used and where spills or leaks of toxic or hazardous materials have not occurred and where the purpose is to remove mud, dirt, or dust,
- uncontaminated water used to control dust,
- potable water sources including waterline flushings,
- uncontaminated air conditioning condensate,
- uncontaminated ground water or spring water, including foundation or footing drains where flows are not contaminated with industrial materials such as solvents,
- lawn watering and similar irrigation drainage,
- runoff from concrete batch plants (refer to Part IV of general permit),
- concrete truck wash out (refer to Part V of general permit).

APPENDIX M

REPORTABLE QUANTITIES OF HAZARDOUS SUBSTANCES

Each substance in Table 117.3 that is listed in Table 302.4, 40 CFR part 302, is assigned the reportable quantity listed in Table 302.4 for that substance.

TABLE 117.3 -- REPORTABLE QUANTITIES OF HAZARDOUS SUBSTANCES DESIGNATED PURSUANT TO SECTION 311 OF THE CLEAN WATER ACT

Note: The first number under the column headed "RQ" is the reportable quantity in pounds. The number in parentheses is the metric equivalent in kilograms. For convenience, the table contains a column headed "Category" which lists the code letters "X", "A", "B", "C", and "D" associated with reportable quantities of 1, 10, 100, 1000, and 5000 pounds, respectively.

Table 117.3 Reportable Quantities of Hazardous Substances Designated Pursuant to Section 311 of the Clean Water Act

Material	Category	RQ in pounds (kilograms)
Acetaldehyde.....	C.....	1,000 (454)
Acetic acid.....	D.....	5,000 (2,270)
Acetic anhydride.....	D.....	5,000 (2,270)
Acetone cyanohydrin.....	A.....	10 (4.54)
Acetyl bromide.....	D.....	5,000 (2,270)
Acetyl chloride.....	D.....	5,000 (2,270)
Acrolein.....	X.....	1 (0.454)
Acrylonitrile.....	B.....	100 (45.4)
Adipic acid.....	D.....	5,000 (2,270)
Aldrin.....	X.....	1 (0.454)
Allyl alcohol.....	B.....	100 (45.4)
Allyl chloride.....	C.....	1,000 (454)
Aluminum sulfate.....	D.....	5,000 (2,270)
Ammonia.....	B.....	100 (45.4)
Ammonium acetate.....	D.....	5,000 (2,270)
Ammonium benzoate.....	D.....	5,000 (2,270)
Ammonium bicarbonate.....	D.....	5,000 (2,270)
Ammonium bichromate.....	A.....	10 (4.54)
Ammonium bifluoride.....	B.....	100 (45.4)
Ammonium bisulfite.....	D.....	5,000 (2,270)
Ammonium carbamate.....	D.....	5,000 (2,270)
Ammonium carbonate.....	D.....	5,000 (2,270)
Ammonium chloride.....	D.....	5,000 (2,270)
Ammonium chromate.....	A.....	10 (4.54)
Ammonium citrate dibasic.....	D.....	5,000 (2,270)
Ammonium fluoborate.....	D.....	5,000 (2,270)
Ammonium fluoride.....	B.....	100 (45.4)
Ammonium hydroxide.....	C.....	1,000 (454)
Ammonium oxalate.....	D.....	5,000 (2,270)
Ammonium silicofluoride.....	C.....	1,000 (454)
Ammonium sulfamate.....	D.....	5,000 (2,270)
Ammonium sulfide.....	B.....	100 (45.4)
Ammonium sulfite.....	D.....	5,000 (2,270)
Ammonium tartrate.....	D.....	5,000 (2,270)
Ammonium thiocyanate.....	D.....	5,000 (2,270)
Amyl acetate.....	D.....	5,000 (2,270)

Aniline.....	D.....	5,000 (2,270)
Antimony pentachloride.....	C.....	1,000 (454)
Antimony potassium tartrate.....	B.....	100 (45.4)
Antimony tribromide.....	C.....	1,000 (454)
Antimony trichloride.....	C.....	1,000 (454)
Antimony trifluoride.....	C.....	1,000 (454)
Antimony trioxide.....	C.....	1,000 (454)
Arsenic disulfide.....	X.....	1 (0.454)
Arsenic pentoxide.....	X.....	1 (0.454)
Arsenic trichloride.....	X.....	1 (0.454)
Arsenic trioxide.....	X.....	1 (0.454)
Arsenic trisulfide.....	X.....	1 (0.454)
Barium cyanide.....	A.....	10 (4.54)
Benzene.....	A.....	10 (4.54)
Benzoic acid.....	D.....	5,000 (2,270)
Benzonitrile.....	D.....	5,000 (2,270)
Benzoyl chloride.....	C.....	1,000 (454)
Benzyl chloride.....	B.....	100 (45.4)
Beryllium chloride.....	X.....	1 (0.454)
Beryllium fluoride.....	X.....	1 (0.454)
Beryllium nitrate.....	X.....	1 (0.454)
Butyl acetate.....	D.....	5,000 (2,270)
Butylamine.....	C.....	1,000 (454)
n-Butyl phthalate.....	A.....	10 (4.54)
Butyric acid.....	D.....	5,000 (2,270)
Cadmium acetate.....	A.....	10 (4.54)
Cadmium bromide.....	A.....	10 (4.54)
Cadmium chloride.....	A.....	10 (4.54)
Calcium arsenate.....	X.....	1 (0.454)
Calcium arsenite.....	X.....	1 (0.454)
Calcium carbide.....	A.....	10 (4.54)
Calcium chromate.....	A.....	10 (4.54)
Calcium cyanide.....	A.....	10 (4.54)
Calcium dodecylbenzenesulfonate.....	C.....	1,000 (454)
Calcium hypochlorite.....	A.....	10 (4.54)
Captan.....	A.....	10 (4.54)
Carbaryl.....	B.....	100 (45.4)
Carbofuran.....	A.....	10 (4.54)
Carbon disulfide.....	B.....	100 (45.4)
Carbon tetrachloride.....	A.....	10 (4.54)
Chlordane.....	X.....	1 (0.454)
Chlorine.....	A.....	10 (4.54)
Chlorobenzene.....	B.....	100 (45.4)
Chloroform.....	A.....	10 (4.54)
Chlorosulfonic acid.....	C.....	1,000 (454)
Chlorpyrifos.....	X.....	1 (0.454)
Chromic acetate.....	C.....	1,000 (454)
Chromic acid.....	A.....	10 (4.54)
Chromic sulfate.....	C.....	1,000 (454)
Chromous chloride.....	C.....	1,000 (454)
Cobaltous bromide.....	C.....	1,000 (454)
Cobaltous formate.....	C.....	1,000 (454)
Cobaltous sulfamate.....	C.....	1,000 (454)
Coumaphos.....	A.....	10 (4.54)
Cresol.....	B.....	100 (45.4)

Crotonaldehyde.....	B.....	100 (45.4)
Cupric acetate.....	B.....	100 (45.4)
Cupric acetoarsenite.....	X.....	1 (0.454)
Cupric chloride.....	A.....	10 (4.54)
Cupric nitrate.....	B.....	100 (45.4)
Cupric oxalate.....	B.....	100 (45.4)
Cupric sulfate.....	A.....	10 (4.54)
Cupric sulfate, ammoniated.....	B.....	100 (45.4)
Cupric tartrate.....	B.....	100 (45.4)
Cyanogen chloride.....	A.....	10 (4.54)
Cyclohexane.....	C.....	1,000 (454)
2,4-D Acid.....	B.....	100 (45.4)
2,4-D Esters.....	B.....	100 (45.4)
DDT.....	X.....	1 (0.454)
Diazinon.....	X.....	1 (0.454)
Dicamba.....	C.....	1,000 (454)
Dichlobenil.....	B.....	100 (45.4)
Dichlone.....	X.....	1 (0.454)
Dichlorobenzene.....	B.....	100 (45.4)
Dichloropropane.....	C.....	1,000 (454)
Dichloropropene.....	B.....	100 (45.4)
Dichloropropene-Dichloropropane (mixture) .	B.....	100 (45.4)
2,2-Dichloropropionic acid.....	D.....	5,000 (2,270)
Dichlorvos.....	A.....	10 (4.54)
Dicofol.....	A.....	10 (4.54)
Dieldrin.....	X.....	1 (0.454)
Diethylamine.....	B.....	100 (45.4)
Dimethylamine.....	C.....	1,000 (454)
Dinitrobenzene (mixed).....	B.....	100 (45.4)
Dinitrophenol.....	A.....	10 (45.4)
Dinitrotoluene.....	A.....	10 (4.54)
Diquat.....	C.....	1,000 (454)
Disulfoton.....	X.....	1 (0.454)
Diuron.....	B.....	100 (45.4)
Dodecylbenzenesulfonic acid.....	C.....	1,000 (454)
Endosulfan.....	X.....	1 (0.454)
Endrin.....	X.....	1 (0.454)
Epichlorohydrin.....	B.....	100 (45.4)
Ethion.....	A.....	10 (4.54)
Ethylbenzene.....	C.....	1,000 (454)
Ethylenediamine.....	D.....	5,000 (2,270)
Ethylenediamine-tetraacetic acid (EDTA) .	D.....	5,000 (2,270)
Ethylene dibromide.....	X.....	1 (0.454)
Ethylene dichloride.....	B.....	100 (45.4)
Ferric ammonium citrate.....	C.....	1,000 (454)
Ferric ammonium oxalate.....	C.....	1,000 (454)
Ferric chloride.....	C.....	1,000 (454)
Ferric fluoride.....	B.....	100 (45.4)
Ferric nitrate.....	C.....	1,000 (454)
Ferric sulfate.....	C.....	1,000 (454)
Ferrous ammonium sulfate.....	C.....	1,000 (454)
Ferrous chloride.....	B.....	100 (45.4)
Ferrous sulfate.....	C.....	1,000 (454)

Formaldehyde.....	B.....	100 (45.4)
Formic acid.....	D.....	5,000 (2,270)
Fumaric acid.....	D.....	5,000 (2,270)
Furfural.....	D.....	5,000 (2,270)
Guthion.....	X.....	1 (0.454)
Heptachlor.....	X.....	1 (0.454)
Hexachlorocyclopentadiene.....	A.....	10 (4.54)
Hydrochloric acid.....	D.....	5,000 (2,270)
Hydrofluoric acid.....	B.....	100 (45.4)
Hydrogen cyanide.....	A.....	10 (4.54)
Hydrogen sulfide.....	B.....	100 (45.4)
Isoprene.....	B.....	100 (45.4)
Isopropanolamine dodecylbenzenesulfonate.	C.....	1,000 (454)
Kepone.....	X.....	1 (0.454)
Lead acetate.....	A.....	10 (4.54)
Lead arsenate.....	X.....	1 (0.454)
Lead chloride.....	A.....	10 (4.54)
Lead fluoborate.....	A.....	10 (4.54)
Lead fluoride.....	A.....	10 (4.54)
Lead iodide.....	A.....	10 (4.54)
Lead nitrate.....	A.....	10 (4.54)
Lead stearate.....	A.....	10 (4.54)
Lead sulfate.....	A.....	10 (4.54)
Lead sulfide.....	A.....	10 (4.54)
Lead thiocyanate.....	A.....	10 (4.54)
Lindane.....	X.....	1 (0.454)
Lithium chromate.....	A.....	10 (4.54)
Malathion.....	B.....	100 (45.4)
Maleic acid.....	D.....	5,000 (2,270)
Maleic anhydride.....	D.....	5,000 (2,270)
Mercaptodimethur.....	A.....	10 (4.54)
Mercuric cyanide.....	X.....	1 (0.454)
Mercuric nitrate.....	A.....	10 (4.54)
Mercuric sulfate.....	A.....	10 (4.54)
Mercuric thiocyanate.....	A.....	10 (4.54)
Mercurous nitrate.....	A.....	10 (4.54)
Methoxychlor.....	X.....	1 (0.454)
Methyl mercaptan.....	B.....	100 (45.4)
Methyl methacrylate.....	C.....	1,000 (454)
Methyl parathion.....	B.....	100 (45.4)
Mevinphos.....	A.....	10 (4.54)
Mexacarbate.....	C.....	1,000 (454)
Monoethylamine.....	B.....	100 (45.4)
Monomethylamine.....	B.....	100 (45.4)
Naled.....	A.....	10 (4.54)
Naphthalene.....	B.....	100 (45.4)
Naphthenic acid.....	B.....	100 (45.4)
Nickel ammonium sulfate.....	B.....	100 (45.4)
Nickel chloride.....	B.....	100 (45.4)
Nickel hydroxide.....	A.....	10 (4.54)
Nickel nitrate.....	B.....	100 (45.4)
Nickel sulfate.....	B.....	100 (45.4)
Nitric acid.....	C.....	1,000 (454)
Nitrobenzene.....	C.....	1,000 (454)

Nitrogen dioxide.....	A.....	10 (4.54)
Nitrophenol (mixed).....	B.....	100 (45.4)
Nitrotoluene.....	C.....	1,000 (454)
Paraformaldehyde.....	C.....	1,000 (454)
Parathion.....	A.....	10 (4.54)
Pentachlorophenol.....	A.....	10 (4.54)
Phenol.....	C.....	1,000 (454)
Phosgene.....	A.....	10 (4.54)
Phosphoric acid.....	D.....	5,000 (2,270)
Phosphorus.....	X.....	1 (0.454)
Phosphorus oxychloride.....	C.....	1,000 (454)
Phosphorus pentasulfide.....	B.....	100 (45.4)
Phosphorus trichloride.....	C.....	1,000 (454)
Polychlorinated biphenyls.....	X.....	1 (0.454)
Potassium arsenate.....	X.....	1 (0.454)
Potassium arsenite.....	X.....	1 (0.454)
Potassium bichromate.....	A.....	10 (4.54)
Potassium chromate.....	A.....	10 (4.54)
Potassium cyanide.....	A.....	10 (4.54)
Potassium hydroxide.....	C.....	1,000 (454)
Potassium permanganate.....	B.....	100 (45.4)
Propargite.....	A.....	10 (4.54)
Propionic acid.....	D.....	5,000 (2,270)
Propionic anhydride.....	D.....	5,000 (2,270)
Propylene oxide.....	B.....	100 (45.4)
Pyrethrins.....	X.....	1 (0.454)
Quinoline.....	D.....	5,000 (2,270)
Resorcinol.....	D.....	5,000 (2,270)
Selenium oxide.....	A.....	10 (4.54)
Silver nitrate.....	X.....	1 (0.454)
Sodium.....	A.....	10 (4.54)
Sodium arsenate.....	X.....	1 (0.454)
Sodium arsenite.....	X.....	1 (0.454)
Sodium bichromate.....	A.....	10 (4.54)
Sodium bifluoride.....	B.....	100 (45.4)
Sodium bisulfite.....	D.....	5,000 (2,270)
Sodium chromate.....	A.....	10 (4.54)
Sodium cyanide.....	A.....	10 (4.54)
Sodium dodecylbenzenesulfonate..	C.....	1,000 (454)
Sodium fluoride.....	C.....	1,000 (454)
Sodium hydrosulfide.....	D.....	5,000 (2,270)
Sodium hydroxide.....	C.....	1,000 (454)
Sodium hypochlorite.....	B.....	100 (45.4)
Sodium methylate.....	C.....	1,000 (454)
Sodium nitrite.....	B.....	100 (45.4)
Sodium phosphate, dibasic.....	D.....	5,000 (2,270)
Sodium phosphate, tribasic.....	D.....	5,000 (2,270)
Sodium selenite.....	B.....	100 (45.4)
Strontium chromate.....	A.....	10 (4.54)
Strychnine.....	A.....	10 (4.54)
Styrene.....	C.....	1,000 (454)
Sulfuric acid.....	C.....	1,000 (454)
Sulfur monochloride.....	C.....	1,000 (454)
2,4,5-T acid.....	C.....	1,000 (454)
2,4,5-T amines.....	D.....	5,000 (2,270)

2,4,5-T esters.....	C.....	1,000 (454)
2,4,5-T salts.....	C.....	1,000 (454)
TDE.....	X.....	1 (0.454)
2,4,5-TP acid.....	B.....	100 (45.4)
2,4,5-TP acid esters.....	B.....	100 (45.4)
Tetraethyl lead.....	A.....	10 (4.54)
Tetraethyl pyrophosphate.....	A.....	10 (4.54)
Thallium sulfate.....	B.....	100 (45.4)
Toluene.....	C.....	1,000 (454)
Toxaphene.....	X.....	1 (0.454)
Trichlorfon.....	B.....	100 (45.4)
Trichloroethylene.....	B.....	100 (45.4)
Trichlorophenol.....	A.....	10 (4.54)
Triethanolamine dodecylbenzenesulfonate.	C.....	1,000 (454)
Triethylamine.....	D.....	5,000 (2,270)
Trimethylamine.....	B.....	100 (45.4)
Uranyl acetate.....	B.....	100 (45.4)
Uranyl nitrate.....	B.....	100 (45.4)
Vanadium pentoxide.....	C.....	1,000 (454)
Vanadyl sulfate.....	C.....	1,000 (454)
Vinyl acetate.....	D.....	5,000 (2,270)
Vinylidene chloride.....	B.....	100 (45.4)
Xylene (mixed).....	B.....	100 (45.4)
Xylenol.....	C.....	1,000 (454)
Zinc acetate.....	C.....	1,000 (454)
Zinc ammonium chloride.....	C.....	1,000 (454)
Zinc borate.....	C.....	1,000 (454)
Zinc bromide.....	C.....	1,000 (454)
Zinc carbonate.....	C.....	1,000 (454)
Zinc chloride.....	C.....	1,000 (454)
Zinc cyanide.....	A.....	10 (4.54)
Zinc fluoride.....	C.....	1,000 (454)
Zinc formate.....	C.....	1,000 (454)
Zinc hydrosulfite.....	C.....	1,000 (454)
Zinc nitrate.....	C.....	1,000 (454)
Zinc phenolsulfonate.....	D.....	5,000 (2,270)
Zinc phosphide.....	B.....	100 (45.4)
Zinc silicofluoride.....	D.....	5,000 (2,270)
Zinc sulfate.....	C.....	1,000 (454)
Zirconium nitrate.....	D.....	5,000 (2,270)
Zirconium potassium fluoride....	C.....	1,000 (454)
Zirconium sulfate.....	D.....	5,000 (2,270)
Zirconium tetrachloride.....	D.....	5,000 (2,270)

APPENDIX N

SEDIMENTATION BASIN INFORMATION AND CALCULATIONS

Sites With Drainage Areas of Ten or More Acres

A sedimentation basin is required, where feasible, for a common drainage location that serves an area with ten (10) or more acres disturbed at one time.

A sedimentation basin may be temporary or permanent, and must provide sufficient storage to contain a calculated volume of runoff from a 2-year, 24-hour storm from each disturbed acre drained. When calculating the volume of runoff from a 2-year, 24-hour storm event, it is not required to include the flows from offsite areas and flow from onsite areas that are either undisturbed or have already undergone permanent stabilization, if these flows are diverted around both the disturbed areas of the site and the sediment basin. Capacity calculations shall be included in Appendix N of this SWP3.

Where rainfall data is not available or a calculation cannot be performed, the sedimentation basin must provide at least 3,600 cubic feet of storage per acre drained until final stabilization of the site.

If a sedimentation basin is not feasible, then the permittee shall provide equivalent control measures until final stabilization of the site. In determining whether installing a sediment basin is feasible, the permittee may consider factors such as site soils, slope, available area, public safety, precipitation patterns, site geometry, site vegetation, infiltration capacity, geotechnical factors, depth to groundwater, and other similar considerations. The permittee shall document the reason that the sediment basins are not feasible, and shall utilize equivalent control measures, which may include a series of smaller sediment basins.

Sites With Drainage Areas Less than Ten Acres

Sediment traps and sediment basins may be used to control solids in storm water runoff for drainage locations serving less than ten (10) acres.

Alternatively, a sediment basin that provides storage for a calculated volume of runoff from a 2-year, 24-hour storm from each disturbed acre drained may be utilized. Where rainfall data is not available or a calculation cannot be performed, a temporary or permanent sediment basin providing 3,600 cubic feet of storage per acre drained may be provided. If a calculation is performed, then the calculation shall be included in Appendix N of this SWP3.

APPENDIX O

LOCAL REQUIREMENTS

APPENDIX P

CONCRETE BATCH PLANT RECORDS

APPENDIX Q

EDWARDS AQUIFER RULE TAC TITLE 30 CHAPTER 213

(Applies to Edwards Aquifer Only)

Copy of Notice of Intent

RESET FORM



TCEQ Notice of Intent (NOI) for Stormwater Discharges Associated with Construction Activity under TPDES General Permit (TXR150000)

IMPORTANT:

- Use the INSTRUCTIONS to fill out each question in this form.
- Use the CHECKLIST to make certain all you filled out all required information. Incomplete applications WILL delay approval or result in automatic denial.
- Once processed your permit can be viewed at:
http://www2.tceq.texas.gov/wq_dpa/index.cfm

ePERMITS: Sign up now for online NOI: <https://www3.tceq.texas.gov/steers/index.cfm>
Pay a \$225 reduced application fee by using ePermits.

APPLICATION FEE:

- You must pay the \$325 Application Fee to TCEQ for the paper application to be complete.
- Payment and NOI must be mailed to separate addresses.
- Did you know you can pay on line?
 - Go to <https://www3.tceq.texas.gov/epay/index.cfm>
 - Select Fee Type: GENERAL PERMIT CONSTRUCTION STORM WATER DISCHARGE NOI APPLICATION
- Provide your payment information below, for verification of payment:

<input type="checkbox"/> Mailed	Check/Money Order No.: _____
	Name Printed on Check: _____
<input type="checkbox"/> EPAY	Voucher No.: _____
	Is the Payment Voucher copy attached? <input type="checkbox"/> Yes

RENEWAL: Is this NOI a Renewal of an existing General Permit Authorization?
(Note: A permit cannot be renewed after June 3, 2013.)

- Yes The Permit number is: TXR15_____
- (If a permit number is not provided, a new number will be assigned.)
- No

1) OPERATOR (Applicant)

a) If the applicant is currently a customer with TCEQ, what is the Customer Number (CN) issued to this entity? You may search for your CN at:
<http://www12.tceq.texas.gov/crpub/index.cfm?fuseaction=cust.CustSearch>

CN _____

b) What is the Legal Name of the entity (applicant) applying for this permit?

(The legal name must be spelled exactly as filed with the Texas Secretary of State, County, or in the legal document forming the entity.)

c) What is the name and title of the person signing the application? The person must be an executive official meeting signatory requirements in TAC 305.44(a).

Prefix (Mr. Ms. Miss): _____

First/Last Name: _____ Suffix: _____

Title: _____ Credential: _____

d) What is the Operator Contact's (Responsible Authority) contact information and mailing address as recognized by the US Postal Service (USPS)? You may verify the address at:

<http://zip4.usps.com/zip4/welcome.jsp>

Phone #: _____ ext: _____ Fax #: _____

E-mail: _____

Mailing Address: _____

Internal Routing (Mail Code, Etc.): _____

City: _____ State: _____ ZIP Code: _____

If outside USA: Territory: _____ Country Code: _____ Postal Code: _____

e) Indicate the type of Customer (The instructions will help determine your customer type):

- | | | |
|---|--|--|
| <input type="checkbox"/> Individual | <input type="checkbox"/> Limited Partnership | <input type="checkbox"/> Sole Proprietorship-DBA |
| <input type="checkbox"/> Joint Venture | <input type="checkbox"/> General Partnership | <input type="checkbox"/> Corporation |
| <input type="checkbox"/> Trust | <input type="checkbox"/> Estate | <input type="checkbox"/> Federal Government |
| <input type="checkbox"/> State Government | <input type="checkbox"/> County Government | <input type="checkbox"/> City Government |
| <input type="checkbox"/> Other Government | | |

f) Independent Operator? Yes No
(If governmental entity, subsidiary, or part of a larger corporation, check "No".)

g) Number of Employees: 0-20; 21-100; 101-250; 251-500; or 501 or higher

h) Customer Business Tax and Filing Numbers:
(REQUIRED for Corporations and Limited Partnerships. Not Required for Individuals, Government, or Sole Proprietors)

State Franchise Tax ID Number: _____

Federal Tax ID: _____

Texas Secretary of State Charter (filing) Number: _____

DUNS Number (if known): _____

2) APPLICATION CONTACT

If TCEQ needs additional information regarding this application, who should be contacted?

Is the application contact the same as the applicant identified above?

Yes, go to Section 3). No, complete section below.

Prefix (Mr. Ms. Miss): _____

First/Last Name: _____ Suffix: _____

Title: _____ Credential: _____

Organization Name: _____
Phone No.: _____ ext: _____ Fax Number: _____
E-mail: _____
Mailing Address: _____
Internal Routing (Mail Code, Etc.): _____
City: _____ State: _____ ZIP Code: _____
Mailing Information if outside USA:
Territory: _____ Country Code: _____ Postal Code: _____

3) REGULATED ENTITY (RE) INFORMATION ON PROJECT OR SITE

If the site of your business is part of a larger business site or if other businesses were located at this site before yours, a Regulated Entity Number (RN) may already be assigned for the larger site. Use the RN assigned for the larger site. Search TCEQ's Central Registry to see if the larger site may already be registered as a regulated site at:

<http://www12.tceq.texas.gov/crpub/index.cfm?fuseaction=regent.RNSearch>.

If the site is found, provide the assigned Regulated Entity Reference Number and provide the information for the site to be authorized through this application below. The site information for this authorization may vary from the larger site information.

- a) TCEQ issued RE Reference Number (RN): RN _____
- b) Name of project or site (the name known by the community where located):

- c) In your own words, briefly describe the primary business of the Regulated Entity: (Do not repeat the SIC and NAICS code):

- d) County (or counties if > 1) _____
- e) Latitude: _____ Longitude: _____
- f) Does the site have a physical address?
 Yes, complete Section A for a physical address.
 No, complete Section B for site location information.

Section A: Enter the physical address for the site.

Verify the address with USPS. If the address is not recognized as a delivery address, provide the address as identified for overnight mail delivery, 911 emergency or other online map tools to confirm an address.

Physical Address of Project or Site:
Street Number: _____ Street Name: _____
City: _____ State: Texas ZIP Code: _____

Section B: Enter the site location information.

If no physical address (Street Number & Street Name), provide a written location access description to the site. (Ex.: located 2 miles west from intersection of Hwy 290 & IH35 accessible on Hwy 290 South)

City where the site is located or, if not in a city, what is the nearest city:

State: Texas ZIP Code where the site is located: _____

4) GENERAL CHARACTERISTICS

- a) Is the project/site located on Indian Country Lands?
 - Yes - If the answer is Yes, you must obtain authorization through EPA, Region 6.
 - No

- b) Is your construction activity associated with a facility that, when completed, would be associated with the exploration, development, or production of oil or gas or geothermal resources?
 - Yes - If the answer is Yes, you may be under jurisdiction of the Railroad Commission of Texas and may need to obtain authorization through EPA, Region 6.
 - No

- c) What is the Primary Standard Industrial Classification (SIC) Code that best describes the construction activity being conducted at the site?
Primary SIC Code: _____

- d) If applicable, what is the Secondary SIC Code(s): _____

- e) What is the total number of acres disturbed? _____

- f) Is the project site part of a larger common plan of development or sale?
 - Yes - If the answer is Yes, the total number of acres disturbed can be less than 5 acres.
 - No - If the answer is No, the total number of acres disturbed must be 5 or more. If the total number of acres disturbed is less than 5 then the project site does not qualify for coverage through this Notice of Intent. Coverage will be denied. See the requirements in the general permit for small construction sites.

- g) What is the name of the first water body(s) to receive the stormwater runoff or potential runoff from the site?

- h) What is the segment number(s) of the classified water body(s) that the discharge will eventually reach?

- i) Is the discharge into an MS4?
 Yes - If the answer is Yes, provide the name of the MS4 operator below.
 No

If Yes, provide the name of the MS4 operator:

Note: The general permit requires you to send a copy of the NOI to the MS4 operator.

- j) Are any of the surface water bodies receiving discharges from the construction site on the latest EPA-approved CWA 303(d) List of impaired waters?
 Yes - If the answer is Yes, provide the name(s) of the impaired water body(s) below.
 No

If Yes, provide the name(s) of the impaired water body(s):

-
- k) Is the discharge or potential discharge within the Recharge Zone, Contributing Zone, or Contributing Zone within the Transition Zone of the Edwards Aquifer as defined in 30 TAC Chapter 213?
 Yes - If the answer is Yes, complete certification below by checking "Yes."
 No

I certify that a copy of the TCEQ approved Plan required by the Edwards Aquifer Rule (30 TAC Chapter 213) is either included or referenced in the Stormwater Pollution Prevention Plan.

Yes

NOTICE OF INTENT CHECKLIST (TXR150000)

- Did you complete everything? Use this checklist to be sure!
- Are you ready to mail your form to TCEQ? Go to the General Information Section of the Instructions for mailing addresses.

This checklist is for use by the operator to ensure a complete application. Missing information may result in denial of coverage under the general permit. (See NOI process description in the Instructions)

Application Fee:

If paying by Check:

- Check was mailed separately to the TCEQs Cashier's Office. (See Instructions for Cashier's address and Application address.)
- Check number and name on check is provided in this application.

If using ePay:

- The voucher number is provided in this application or a copy of the voucher is attached.

PERMIT NUMBER:

- Permit number provided – if this application is for renewal of an existing authorization.

OPERATOR INFORMATION - Confirm each item is complete:

- Customer Number (CN) issued by TCEQ Central Registry
- Legal name as filed to do business in Texas (Call TX SOS 512/463-5555)
- Name and title of responsible authority signing the application
- Mailing address is complete & verifiable with USPS. www.usps.com
- Phone numbers/e-mail address
- Type of operator (entity type)
- Independent operator
- Number of employees
- For corporations or limited partnerships – Tax ID and SOS filing numbers
- Application contact and address is complete & verifiable with USPS. <http://www.usps.com>

REGULATED ENTITY (RE) INFORMATION ON PROJECT OR SITE - Confirm each item is complete:

- Regulated Entity Reference Number (RN) (if site is already regulated by TCEQ)
- Site/project name/regulated entity
- Latitude and longitude <http://www.tceq.texas.gov/gis/sqmaview.html>
- County
- Site/project physical address. Do not use a rural route or post office box.
- Business description

GENERAL CHARACTERISTICS - Confirm each item is complete:

- Indian Country Lands –the facility is not on Indian Country Lands
- Construction activity related to facility associated to oil, gas, or geothermal resources
- Standard Industrial Classification (SIC) Code www.osha.gov/oshstats/sicsr.html
- Acres disturbed is provided and qualifies for coverage through a NOI
- Common plan of development or sale
- Receiving water body(s)
- Segment number(s)
- Impaired water body(s)
- MS4 operator
- Edwards Aquifer rule

CERTIFICATION

- Certification statements have been checked indicating “Yes”
- Signature meets 30 Texas Administrative Code (TAC) 305.44 and is original.

Notice of Intent (NOI) for Stormwater Discharges Associated with Construction Activity under TPDES General Permit (TXR150000)

General Information and Instructions

GENERAL INFORMATION

Where to Send the Notice of Intent (NOI):

BY REGULAR U.S. MAIL

Texas Commission on
Environmental Quality
Stormwater Processing Center
(MC228)
P.O. Box 13087
Austin, Texas 78711-3087

BY OVERNIGHT/EXPRESS MAIL

Texas Commission on
Environmental Quality
Stormwater Processing Center
(MC228)
12100 Park 35 Circle
Austin, TX 78753

TCEQ Contact List:

Application – status and form questions:	512/245-0130, swpermit@tceq.texas.gov
Technical questions:	512/239-4671, swgp@tceq.texas.gov
Environmental Law Division:	512/239-0600
Records Management - obtain copies of forms:	512/239-0900
Reports from databases (as available):	512/239-DATA (3282)
Cashier's office:	512/239-0357 or 512/239-0187

Notice of Intent Process:

When your NOI is received by the program, the form will be processed as follows:

- 1) **Administrative Review:** Each item on the form will be reviewed for a complete response. In addition, the operator's legal name must be verified with Texas Secretary of State as valid and active (if applicable). The address(s) on the form must be verified with the US Postal service as receiving regular mail delivery. Never give an overnight/express mailing address.
- 2) **Notice of Deficiency:** If an item is incomplete or not verifiable as indicated above, a notice of deficiency (NOD) will be mailed to the operator. The operator will have 30 days to respond to the NOD. The response will be reviewed for completeness.
- 3) **Acknowledgment of Coverage:** An Acknowledgment Certificate will be mailed to the operator. This certificate acknowledges coverage under the general permit.
-or-
Denial of Coverage: If the operator fails to respond to the NOD or the response is inadequate, coverage under the general permit may be denied. If coverage is denied, the operator will be notified.

General Permit (Your Permit)

For NOIs submitted electronically through ePermits, provisional coverage under the general permit begins immediately following confirmation of receipt of the NOI form by the TCEQ.

For paper NOIs, provisional coverage under the general permit begins 7 days after a completed NOI is postmarked for delivery to the TCEQ.

You should have a copy of your general permit when submitting your application. You may view and print your permit for which you are seeking coverage, on the TCEQ web site <http://www.tceq.texas.gov>. Search using key word TXR150000.

General Permit Forms

The Notice of Intent (NOI), Notice of Termination (NOT), and Notice of Change (NOC) (including instructions) are available in Adobe Acrobat PDF format on the TCEQ web site <http://www.tceq.texas.gov>.

Change in Operator

An authorization under the general permit is not transferable. If the operator of the regulated entity changes, the present permittee must submit a Notice of Termination and the new operator must submit a Notice of Intent. The NOT and NOI must be submitted no later than 10 days prior to the change in Operator status.

TCEQ Central Registry Core Data Form

The Core Data Form has been incorporated into this form. Do not send a Core Data Form to TCEQ. After final acknowledgment of coverage under the general permit, the program will assign a Customer Number and Regulated Entity Number.

You can find the information on the Central Registry web site at <http://www12.tceq.texas.gov/crpub/index.cfm>. You can search by the Regulated Entity (RN), Customer Number (CN) or Name (Permittee), or by your permit number under the search field labeled AAdditional ID@. Capitalize all letters in the permit number.

The Customer (Permittee) is responsible for providing consistent information to the TCEQ, and for updating all CN and RN data for all authorizations as changes occur. For General Permits, a Notice of Change form must be submitted to the program area.

Fees associated with a General Permit

Payment of the fee may be made by check or money order, payable to TCEQ, or through EPAY (electronic payment through the web).

Application Fee: This fee is required to be paid at the time the NOI is submitted. Failure to submit payment at the time the application is filed will cause delays in acknowledgment or denial of coverage under the general permit.

Mailed Payments:

Payment must be mailed under separate cover at one of the addresses below using the attached Application Fee submittal form. (DO NOT SEND A COPY OF THE NOI WITH THE APPLICATION FEE SUBMITTAL FORM)

BY REGULAR U.S. MAIL

Texas Commission on Environmental Quality
Financial Administration Division
Cashier's Office, MC-214
P.O. Box 13088
Austin, TX 78711-3088

BY OVERNIGHT/EXPRESS MAIL

Texas Commission on Environmental Quality
Financial Administration Division
Cashier's Office, MC-214
12100 Park 35 Circle
Austin, TX 78753

ePAY Electronic Payment: <http://www.tceq.texas.gov/epay>

When making the payment you must select Water Quality, and then select the fee category “General Permit Construction Storm Water Discharge NOI Application”. You must include a copy of the payment voucher with your NOI. Your NOI will not be considered complete without the payment voucher.

INSTRUCTIONS FOR FILLING OUT THE NOI FORM

Renewal of General Permit. Dischargers holding active authorizations under the expired General Permit are required to submit a NOI to continue coverage. The existing permit number is required. If the permit number is not provided or has been terminated, expired, or denied a new permit number will be issued.

1. Operator (Applicant)

a) Enter assigned Customer Number (CN)

TCEQ’s Central Registry will assign each customer a number that begins with CN, followed by nine digits. This is not a permit number, registration number, or license number. If this customer has not been assigned a CN, leave the space for the CN blank. If this customer has already been assigned this number, enter the permittee’s CN.

b) Legal Name

Provide the current legal name of the permittee, as authorized to do business in Texas. The name must be provided exactly as filed with the Texas Secretary of State (SOS), or on other legal documents forming the entity, that is filed in the county where doing business. You may contact the SOS at 512/463-5555, for more information related to filing in Texas. If filed in the county where doing business, provide a copy of the legal documents showing the legal name.

c) Person Signing Application

Provide information about person signing section 5) Certification.

d) Operator Contact’s (Responsible Authority) Contact Information and Mailing Address

Provide a complete mailing address for receiving mail from the TCEQ. The address must be verifiable with the US Postal Service at <http://www.usps.com> for regular mail delivery (not overnight express mail). If you find that the address is not verifiable using the USPS web search, please indicate the address is used by the USPS for regular mail delivery.

The area code and phone number should provide contact to the operator. Leave Extension blank if not applicable.

The fax number and e-mail address are optional and should correspond to the operator.

e) Type of Customer (Entity Type)

Check only one box that identifies the type of entity. Use the descriptions below to identify the appropriate entity type. Note that the selected entity type also indicates the name that must be provided as an applicant for a permit, registration or authorization.

Sole Proprietorship – DBA

A sole proprietorship is a customer that is owned by only one person and has not been incorporated. This business may:

- be under the person's name
- have its own name (doing business as or d.b.a.)
- have any number of employees

If the customer is a Sole Proprietorship or DBA, the 'legal name' of the individual business 'owner' must be provided. The DBA name is not recognized as the 'legal name' of the entity. The DBA name may be used for the site name (regulated entity).

Individual

An individual is a customer who has not established a business, but conducts an activity that needs to be regulated by the TCEQ.

Partnership

- A customer that is established as a partnership as defined by the Texas Secretary of State Office (TX SOS). A Limited Partnership or Limited Liability Partnership (Partnership) is required to file with the Texas Secretary of State. A General Partnership or Joint Venture is not required to register with the state.
- Partnership (Limited Partnership or Limited Liability Partnership): A limited partnership is defined in the Act as a partnership formed by two or more persons under the provisions of Section 3 of the Uniform Limited Partnership Act (Art. 6132a, Revised Civil Statutes of Texas) and having as members one or more general partners and one or more limited partners. The limited partners as such are not bound by the obligations of the partnership. Limited partners may not take part in the day-to-day operations of the business. A Limited Partnership must file with the Texas Secretary of State. A registered limited liability partnership is a general or limited partnership that is registered with the Texas Secretary of State. The partnership's name must contain the words "Registered Limited Liability Partnership" or the abbreviation "L.L.P." as the last words or letters of its name.
- General Partnership: A general partner may or may not invest, participates in running the partnership and is liable for all acts and debts of the partnership and any member of it. A General Partnership does not have limited partners. For a General Partnership, there is no registration with the state or even written agreement necessary for a general partnership to be formed. The legal definition of a partnership is generally stated as "an association of two or more persons to carry on as co-owners a business for profit" (Revised Uniform Partnership Act § 101 [1994]).
- Joint Venture: A joint venture is but another name for a special partnership. It might be distinguished from a general partnership in that the latter is formed for the transaction of a general business, while a joint venture is usually limited to a single transaction. That is, a joint venture is a special combination of persons in the nature of a partnership engaged in the joint prosecution of a particular transaction for mutual benefit or profit.

Corporation

A customer meets all of these conditions:

- is a legally incorporated entity under the laws of any state or country
- is recognized as a corporation by the Texas Secretary of State

- has proper operating authority to operate in Texas.
- The corporation's 'legal name' as filed with the Texas Secretary of State must be provided as applicant. An 'assumed' name of a corporation is not recognized as the 'legal name' of the entity.

Government

Federal, state, county, or city government (as appropriate)

The customer is either an agency of one of these levels of government or the governmental body itself. The government agency's 'legal name' must be provided as the applicant. A department name or other description of the organization should not be included as a part of the 'legal name' as applicant.

Trust or Estate

A trust and an estate are fiduciary relationships governing the trustee/executor with respect to the trust/estate property.

Other Government

A utility district, water district, tribal government, college district, council of governments, or river authority. Write in the specific type of government.

Other

The customer does not fit any of the above descriptions. Enter a short description of the type of customer in the blank provided.

f) Independent Entity

Check No if this customer is a subsidiary, part of a larger company, or is a governmental entity. Otherwise, check Yes.

g) Number of Employees

Check one box to show the number of employees for this customer's entire company, at all locations. This is not necessarily the number of employees at the site named in the application.

h) Customer Business Tax and Filing Numbers

These are required for Corporations and Limited Partnerships. These are not required for Individuals, Government, and Sole Proprietors.

State Franchise Tax ID Number

Corporations and limited liability companies that operate in Texas are issued a franchise tax identification number. If this customer is a corporation or limited liability company, enter this number here.

Federal Tax ID

All businesses, except for some small sole proprietors, individuals, or general partnerships should have a federal taxpayer identification number (TIN). Enter this number here. Use no prefixes, dashes, or hyphens. Sole proprietors, individuals, or general partnerships do not need to provide a federal tax ID.

TX SOS Charter (filing) Number

Corporations and Limited Partnerships required to register with the Texas Secretary of State are issued a charter or filing number. You may obtain further information by calling SOS at 512/463-5555.

DUNS Number

Most businesses have a DUNS (Data Universal Numbering System) number issued by Dun and Bradstreet Corp. If this customer has one, enter it here.

2. APPLICATION CONTACT

Provide the name, title and communication information of the person that TCEQ can contact for additional information regarding this application.

3. REGULATED ENTITY (RE) INFORMATION ON PROJECT OR SITE

a) Regulated Entity Reference Number (RN)

A number issued by TCEQ's Central Registry to sites (a location where a regulated activity occurs) regulated by TCEQ. This is not a permit number, registration number, or license number. If this regulated entity has not been assigned an RN, leave this space blank.

If the site of your business is part of a larger business site, a Regulated Entity Number (RN) may already be assigned for the larger site. Use the RN assigned for the larger site. Search TCEQ's Central Registry to see if the larger site may already be registered as a regulated site at:

<http://www12.tceq.texas.gov/crpub/index.cfm?fuseaction=regent.RNSearch>

If the site is found, provide the assigned Regulated Entity Reference Number (RN) and provide the information for the site to be authorized through this application. The site information for this authorization may vary from the larger site information.

An example is a chemical plant where a unit is owned or operated by a separate corporation that is accessible by the same physical address of your unit or facility. Other examples include industrial parks identified by one common address but different corporations have control of defined areas within the site. In both cases, an RN would be assigned for the physical address location and the permitted sites would be identified separately under the same RN.

b) Site/Project Name/Regulated Entity

Provide the name of the site as known by the public in the area where the site is located. The name you provide on this application will be used in the TCEQ Central Registry as the Regulated Entity name.

c) Description of Activity Regulated

In your own words, briefly describe the primary business that you are doing that requires this authorization. Do not repeat the SIC Code description.

d) County

Identify the county or counties in which the regulated entity is located.

e) Latitude and Longitude

Enter the latitude and longitude of the site in degrees, minutes, and seconds or decimal form. For help obtaining the latitude and longitude, go to:

<http://www.tceq.texas.gov/gis/sqmvview.html> or <http://nationalmap.gov/ustopo>

f) Site/Project (RE) Physical Address/Location Information

Enter the complete address for the site in Section A if the address can be validated through the US Postal Service. If the physical address is not recognized as a USPS delivery address, you may need to validate the address with your local police (911 service) or through an online map site

used to locate a site. Please confirm this to be a complete and valid address. Do not use a rural route or post office box for a site location.

If a site does not have an address that includes a street (or house) number and street name, enter NO ADDRESS for the street name in Section A. In Section B provide a complete written location description. For example: "The site is located 2 miles west from intersection of Hwy 290 & IH35, located on the southwest corner of the Hwy 290 South bound lane." Provide the city (or nearest city) and zip code of the facility location.

4. GENERAL CHARACTERISTICS

a) Indian Country Lands

If your site is located on Indian Country Lands, the TCEQ does not have authority to process your application. You must obtain authorization through EPA, Region 6, Dallas. Do not submit this form to TCEQ.

b) Construction activity associated with facility associated with exploration, development, or production of oil, gas, or geothermal resources

If your activity is associated with oil and gas exploration, development, or production, you may be under jurisdiction of the Railroad Commission of Texas and may need to obtain authorization from EPA Region 6. For more information, see:

[http://info.sos.state.tx.us/pls/pub/readtac\\$ext.TacPage?sl=R&app=9&p_dir=&p_rloc=&p_tloc=&p_ploc=&pg=1&p_tac=&ti=16&pt=1&ch=3&rl=30](http://info.sos.state.tx.us/pls/pub/readtac$ext.TacPage?sl=R&app=9&p_dir=&p_rloc=&p_tloc=&p_ploc=&pg=1&p_tac=&ti=16&pt=1&ch=3&rl=30)

Construction activities associated with a facility related to oil, gas or geothermal resources may include the construction of a well site; treatment or storage facility; underground hydrocarbon or natural gas storage facility; reclamation plant; gas processing facility; compressor station; terminal facility where crude oil is stored prior to refining and at which refined products are stored solely for use at the facility; a carbon dioxide geologic storage facility; and a gathering, transmission, or distribution pipeline that will transport crude oil or natural gas, including natural gas liquids, prior to refining of such oil or the use of the natural gas in any manufacturing process or as a residential or industrial fuel.

Where required by federal law, discharges of stormwater associated with construction activities under the Railroad Commission's jurisdiction must be authorized by the EPA and the Railroad Commission of Texas, as applicable. Activities under Railroad Commission of Texas jurisdiction include construction of a facility that, when completed, would be associated with the exploration, development, or production of oil or gas or geothermal resources, such as a well site; treatment or storage facility; underground hydrocarbon or natural gas storage facility; reclamation plant; gas processing facility; compressor station; terminal facility where crude oil is stored prior to refining and at which refined products are stored solely for use at the facility; a carbon dioxide geologic storage facility under the jurisdiction of the Railroad Commission of Texas; and a gathering, transmission, or distribution pipeline that will transport crude oil or natural gas, including natural gas liquids, prior to refining of such oil or the use of the natural gas in any manufacturing process or as a residential or industrial fuel. The Railroad Commission of Texas also has jurisdiction over stormwater from land disturbance associated with a site survey that is conducted prior to construction of a facility that would be regulated by the Railroad Commission of Texas. Under 33 U.S.C. §1342(l)(2) and §1362(24), EPA cannot require a permit for discharges of stormwater from "field activities or operations associated with {oil and gas} exploration, production, processing, or treatment operations, or transmission facilities, including activities necessary to prepare a site for drilling and for the movement and placement

of drilling equipment, whether or not such field activities or operations may be considered to be construction activities" unless the discharge is contaminated by contact with any overburden, raw material, intermediate product, finished product, byproduct, or waste product located on the site of the facility. Under §3.8 of this title (relating to Water Protection), the Railroad Commission of Texas prohibits operators from causing or allowing pollution of surface or subsurface water. Operators are encouraged to implement and maintain best management practices (BMPs) to minimize discharges of pollutants, including sediment, in stormwater during construction activities to help ensure protection of surface water quality during storm events.

c) Primary Standard Industrial Classification (SIC) Code

Provide the SIC Code that best describes the construction activity being conducted at this site.

Common SIC Codes related to construction activities include:

- 1521 - Construction of Single Family Homes
- 1522 - Construction of Residential Bldgs. Other than Single Family Homes
- 1541 - Construction of Industrial Bldgs. and Warehouses
- 1542 - Construction of Non-residential Bldgs, other than Industrial Bldgs. and Warehouses
- 1611 - Highway and Street Construction, except Highway Construction
- 1622 - Bridge, Tunnel, and Elevated Highway Construction
- 1623 - Water, Sewer, Pipeline and Communications, and Power Line Construction

For help with SIC Codes, go to:

<http://www.osha.gov/pls/imis/sicsearch.html>

d) Secondary SIC Code

Secondary SIC Code(s) may be provided. Leave blank if not applicable. For help with SIC Codes, go to:

<http://www.osha.gov/pls/imis/sicsearch.html>

e) Total Number of Acres Disturbed

Provide the approximate number of acres that the construction site will disturb. Construction activities that disturb less than one acre, unless they are part of a larger common plan that disturbs more than one acre, do not require permit coverage. Construction activities that disturb between one and five acres, unless they are part of a common plan that disturbs more than five acres, do not require submission of an NOI. Therefore, the estimated area of land disturbed should not be less than five, unless the project is part of a larger common plan that disturbs five or more acres. Disturbed means any clearing, grading, excavating, or other similar activities.

If you have any questions about this item, please contact the stormwater technical staff by phone at (512)239-4671 or by email at swgp@tceq.texas.gov.

f) Common Plan of Development

Construction activities that disturb less than five acres do not require submission of an NOI unless they are part of a common plan of development or for sale where the area disturbed is five or more acres. Therefore, the estimated area of land disturbed should not be less than five, unless the project is part of a larger common plan that disturbs five or more acres. Disturbed means any clearing, grading, excavating, or other similar activities.

For more information on "What is a common plan of development?" go to:
www.tceq.texas.gov/permitting/stormwater/common_plan_of_development_steps.html

For further information, go to the TCEQ stormwater construction webpage at:
www.tceq.texas.gov/goto/construction and search for "Additional Guidance and Quick Links". If you have any further questions about this item, please call the stormwater technical staff at (512)239-4671.

g) Identify the water body(s) receiving stormwater runoff
The stormwater may be discharged directly to a receiving stream or through a MS4 from your site. It eventually reaches a receiving water body such as a local stream or lake, possibly via a drainage ditch. You must provide the name of the water body that receives the discharge from the site (a local stream or lake).

If your site has more than one outfall you need to include the name of the first water body for each outfall, if they are different.

h) Identify the segment number(s) of the classified water body(s)
Identify the classified segment number(s) receiving a discharge directly or indirectly. Go to the following link to find the segment number of the classified water body where stormwater will flow from the site: www.tceq.texas.gov/waterquality/monitoring/viewer.html

You may also find the segment number in TCEQ publication GI-316:
www.tceq.texas.gov/publications/gi/gi-316

If the discharge is into an unclassified receiving water and then crosses state lines prior to entering a classified segment, select the appropriate watershed:

- 0100 (Canadian River Basin)
- 0200 (Red River Basin)
- 0300 (Sulfur River Basin)
- 0400 (Cypress Creek Basin)
- 0500 (Sabine River Basin)

Call the Water Quality Assessments section at (512)239-4671 for further assistance.

i) Discharge into MS4
The discharge may initially be into a municipal separate storm sewer system (MS4). The Construction General Permit requires the Operator to provide a copy of the NOI to the MS4 Operator.

j) Identify the MS4 Operator
If the stormwater discharge is into an MS4, provide the name of the entity that operates the MS4 where the stormwater discharges. An MS4 operator is often a city, town, county, or utility district, but possibly can be another form of government. Please note that the Construction General Permit requires the Operator to supply the MS4 with a copy of the NOI submitted to TCEQ. For assistance, you may call the technical staff at (512)239-4671.

k) Surface Water bodies on list of impaired waters
Indicate Yes or No if any surface water bodies receiving discharges from the construction site are on the latest EPA-approved CWA 303(d) List of impaired waters. The EPA-approved CWA

303(d) List of impaired waters in Texas can be found at:
www.tceq.texas.gov/waterquality/assessment/305_303.html

NOTE: Do not use any "draft" documents.

l) Identify the impaired water body(s)
Provide the name(s) of surface water bodies receiving discharges or potential discharges from the construction site that are on the latest EPA-approved CWA 303(d) List of impaired waters. The EPA-approved CWA 303(d) List of impaired waters in Texas can be found at:
www.tceq.texas.gov/waterquality/assessment/305_303.html

NOTE: Do not use any "draft" documents.

m) Discharges to the Edwards Aquifer Recharge Zone
See maps on the TCEQ website to determine if the site is located within the Recharge Zone, Contributing Zone, or Contributing Zone within the Transition Zone of the Edwards Aquifer at:
www.tceq.texas.gov/field/eapp/viewer.html

If the discharge or potential discharge is within the Recharge Zone, Contributing Zone, or Contributing Zone within the Transition Zone of the Edwards Aquifer, a site specific authorization approved by the Executive Director under the Edwards Aquifer Protection Program (30 TAC Chapter 213) is required before construction can begin.

The general permit requires the approved Contributing Zone Plan or Water Pollution Abatement Plan to be included or referenced as a part of the Stormwater Pollution Prevention Plan.

n) Certification regarding Edwards Aquifer Rule (30 TAC Chapter 213)
If the discharge or potential discharge is within the Recharge Zone, Contributing Zone, or Contributing Zone within the Transition Zone of the Edwards Aquifer as defined in 30 TAC Chapter 213, the certification must be answered "Yes" for coverage under the Construction General Permit. The TCEQ approved plan must be readily available for TCEQ staff to review at the time that the NOI is submitted.

For questions regarding the Edwards Aquifer Protection Program, contact the appropriate TCEQ Regional Office. For projects in Hays, Travis and Williamson Counties: Austin Regional Office, 12100 Park 35 Circle, Austin, TX 78753, 512-339-2929. For Projects in Bexar, Comal, Kinney, Medina and Uvalde Counties: TCEQ San Antonio Regional Office, 14250 Judson Rd., San Antonio, TX 78233-4480, 210-490-3096.

5. CERTIFICATIONS

Failure to indicate Yes to ALL of the certification items may result in denial of coverage under the general permit.

a) Certification of Understanding the Terms and Conditions of Construction General Permit (TXR150000)

Provisional coverage under the Construction General Permit (TXR150000) begins 7 days after the completed paper NOI is postmarked for delivery to the TCEQ. (Electronic applications submitted through ePermits have immediate provisional coverage). You must obtain a copy and read the Construction General Permit before submitting your application. You may view and print the Construction General Permit for which you are seeking coverage at the TCEQ web site: www.tceq.texas.gov/goto/construction

b) Certification of Legal Name

The full legal name of the applicant as authorized to do business in Texas is required. The name must be provided exactly as filed with the Texas Secretary of State (SOS), or on other legal documents forming the entity, that is filed in the county where doing business. You may contact the SOS at (512)463 5555, for more information related to filing in Texas.

c) Understanding of Notice of Termination

A permittee shall terminate coverage under this Construction General Permit through the submittal of a NOT when the operator of the facility changes, final stabilization has been reached, the discharge becomes authorized under an individual permit, or the construction activity never began at this site.

d) Certification of Stormwater Pollution Prevention Plan

The SWP₃ identifies the areas and activities that could produce contaminated runoff at your site and then tells how you will ensure that this contamination is mitigated. For example, in describing your mitigation measures, your site's plan might identify the devices that collect and filter stormwater, tell how those devices are to be maintained, and tell how frequently that maintenance is to be carried out. You must develop this plan in accordance with the TCEQ general permit requirements. This plan must be developed and implemented before you complete this NOI. The SWP₃ must be available for a TCEQ investigator to review on request.

Operator Certification:

The certification must bear an original signature of a person meeting the signatory requirements specified under 30 Texas Administrative Code (TAC) §305.44.

IF YOU ARE A CORPORATION:

The regulation that controls who may sign an NOI or similar form is 30 Texas Administrative Code §305.44(a)(1) (see below). According to this code provision, any corporate representative may sign an NOI or similar form so long as the authority to sign such a document has been delegated to that person in accordance with corporate procedures. By signing the NOI or similar form, you are certifying that such authority has been delegated to you. The TCEQ may request documentation evidencing such authority.

IF YOU ARE A MUNICIPALITY OR OTHER GOVERNMENT ENTITY:

The regulation that controls who may sign an NOI or similar form is 30 Texas Administrative Code §305.44(a)(3) (see below). According to this code provision, only a ranking elected official or principal executive officer may sign an NOI or similar form. Persons such as the City Mayor or County Commissioner will be considered ranking elected officials. In order to identify the principal executive officer of your government entity, it may be beneficial to consult your city charter, county or city ordinances, or the Texas statute(s) under which your government entity was formed. An NOI or similar document that is signed by a government official who is not a ranking elected official or principal executive officer does not conform to §305.44(a)(3). The signatory requirement may not be delegated to a government representative other than those identified in the regulation. By signing the NOI or similar form, you are certifying that you are either a ranking elected official or principal executive officer as required by the administrative code. Documentation demonstrating your position as a ranking elected official or principal executive officer may be requested by the TCEQ.

If you have any questions or need additional information concerning the signatory requirements discussed above, please contact the Texas Commission on Environmental Quality's Environmental Law Division at (512)239-0600.

30 Texas Administrative Code

§305.44. Signatories to Applications

(a) All applications shall be signed as follows.

(1) For a corporation, the application shall be signed by a responsible corporate officer. For purposes of this paragraph, a responsible corporate officer means a president, secretary, treasurer, or vice-president of the corporation in charge of a principal business function, or any other person who performs similar policy or decision-making functions for the corporation; or the manager of one or more manufacturing, production, or operating facilities employing more than 250 persons or having gross annual sales or expenditures exceeding \$25 million (in second-quarter 1980 dollars), if authority to sign documents has been assigned or delegated to the manager in accordance with corporate procedures. Corporate procedures governing authority to sign permit or post-closure order applications may provide for assignment or delegation to applicable corporate positions rather than to specific individuals.

(2) For a partnership or sole proprietorship, the application shall be signed by a general partner or the proprietor, respectively.

(3) For a municipality, state, federal, or other public agency, the application shall be signed by either a principal executive officer or a ranking elected official. For purposes of this paragraph, a principal executive officer of a federal agency includes the chief executive officer of the agency, or a senior executive officer having responsibility for the overall operations of a principal geographic unit of the agency (e.g., regional administrator of the EPA).

Texas Commission on Environmental Quality General Permit Payment Submittal Form

Use this form to submit your Application Fee only if you are mailing your payment.

- Complete items 1 through 5 below:
- Staple your check in the space provided at the bottom of this document.
- Do not mail this form with your NOI form.
- Do not mail this form to the same address as your NOI.

Mail this form and your check to:

BY REGULAR U.S. MAIL

Texas Commission on Environmental
Quality
Financial Administration Division
Cashier's Office, MC-214
P.O. Box 13088
Austin, TX 78711-3088

BY OVERNIGHT/EXPRESS MAIL

Texas Commission on Environmental
Quality
Financial Administration Division
Cashier's Office, MC-214
12100 Park 35 Circle
Austin, TX 78753

Fee Code: GPA

General Permit:

TXR150000

1. Check / Money Order No:

2. Amount of Check/Money Order:

3. Date of Check or Money Order:

4. Name on Check or Money Order:

5. NOI INFORMATION

If the check is for more than one NOI, list each Project/Site (RE) Name and Physical Address exactly as provided on the NOI. DO NOT SUBMIT A COPY OF THE NOI WITH THIS FORM AS IT COULD CAUSE DUPLICATE PERMIT ENTRIES.

See Attached List of Sites (If more space is needed, you may attach a list.)

Project/Site (RE) Name:

Project/Site (RE) Physical Address:

Staple Check in This Space

Owner Authorization Form

Texas Commission on Environmental Quality
for Required Signature
Edwards Aquifer Protection Program
Relating to 30 TAC Chapter 213
Effective June 1, 1999

Land Owner Authorization

I, Chun Yi Huang of Lenox Hill Owner LLC
Land Owner Signatory Name Land Owner Name (Legal Entity or Individual)

am the owner of the property located at
AW0003 AW0003 - Campbell, W. Sur., ACRES 16.427

Legal description of the property referenced in the application

and am duly authorized in accordance with §213.4(c)(2) and §213.4(d)(1) or §213.23(c)(2) and §213.23(d) relating to the right to submit an application, signatory authority, and proof of authorized signatory.

I do hereby authorize Bridge Tower Homes, LLC
Applicant Name (Legal Entity or Individual)

to conduct installation and maintenance of all improvements associated with Lenox Hill Contributing Zone Plan
Description of the proposed regulated activities

at 14661 Ronald W Reagan Blvd. Leander, Williamson County, Texas
Precise location of the authorized regulated activities

Land Owner Acknowledgement

I understand that Lenox Hill Owner LLC
Land Owner Name (Legal Entity or Individual)

Is ultimately responsible for compliance with the approved or conditionally approved Edwards Aquifer protection plan and any special conditions of the approved plan through all phases of plan implementation even if the responsibility for compliance and the right to possess and control the property referenced in the application has been contractually assumed by another legal entity. I further understand that any failure to comply with any condition of the executive director's approval is a violation is subject to administrative rule or orders and penalties as provided under §213.10 (relating to Enforcement). Such violation may also be subject to civil penalties and injunction.

Land Owner Signature

LS

Land Owner Signature

06/28/2023
Date

THE STATE OF § Texas

County of § Dallas

BEFORE ME, the undersigned authority, on this day personally appeared Chun Yi Hwang known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that (s)he executed same for the purpose and consideration therein expressed.

GIVEN under my hand and seal of office on this 28th day of June, 2023

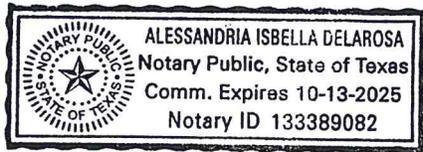
[Signature]

NOTARY PUBLIC

Alessandria Delarosa

Typed or Printed Name of Notary

MY COMMISSION EXPIRES: 10/13/2025



Attached: (Mark all that apply)

- Lease Agreement
- Signed Contract
- Deed Recorded Easement
- Other legally binding document

Applicant Acknowledgement

I, Chun Yi Huang of Bridge Tower Homes, LLC
Applicant Signatory Name Applicant Name (Legal Entity or Individual)

acknowledge that Lenox Hill Owner LLC
Land Owner Name (Legal Entity or Individual)

has provided Bridge Tower Homes, LLC
Applicant Name (Legal Entity or Individual)

with the right to possess and control the property referenced in the Edwards Aquifer protection plan.

I understand that Bridge Tower Homes, LLC
Applicant Name (Legal Entity or Individual)

is contractually responsible for compliance with the approved or conditionally approved Edwards Aquifer protection plan and any special conditions of the approved plan through all phases of plan implementation. I further understand that failure to comply with any condition of the executive director’s approval is a violation is subject to administrative rule or orders and penalties as provided under §213.10 (relating to Enforcement). Such violation may also be subject to civil penalties and injunction.

Applicant Signature

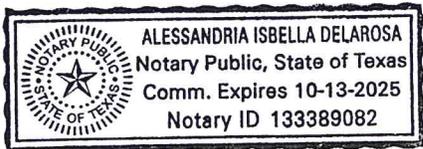
[Signature]
Applicant Signature

06/28/2023
Date

THE STATE OF § Texas
County of § Dallas

BEFORE ME, the undersigned authority, on this day personally appeared Chun Yi Huang
known to me to be the person whose name is subscribed to the foregoing instrument, and
acknowledged to me that (s)he executed same for the purpose and consideration therein expressed.

GIVEN under my hand and seal of office on this 28th day of June, 2023
[Signature]



NOTARY PUBLIC
Alessandria Delarosa
Typed or Printed Name of Notary
MY COMMISSION EXPIRES: 10/13/2025

Agent Authorization Form
For Required Signature
Edwards Aquifer Protection Program
Relating to 30 TAC Chapter 213
Effective June 1, 1999

I _____ Chun Yi Huang _____,
Print Name

Vice President _____,
Title - Owner/President/Other
of _____ Bridge Tower Homes, LLC _____,
Corporation/Partnership/Entity Name
have authorized _____ Sarah J. Mays _____
Print Name of Agent/Engineer
of _____ Kimley-Horn _____
Print Name of Firm

to represent and act on the behalf of the above named Corporation, Partnership, or Entity for the purpose of preparing and submitting this plan application to the Texas Commission on Environmental Quality (TCEQ) for the review and approval consideration of regulated activities.

I also understand that:

1. The applicant is responsible for compliance with 30 Texas Administrative Code Chapter 213 and any condition of the TCEQ's approval letter. The TCEQ is authorized to assess administrative penalties of up to \$10,000 per day per violation.
2. For those submitting an application who are not the property owner, but who have the right to control and possess the property, additional authorization is required from the owner.
3. Application fees are due and payable at the time the application is submitted. The application fee must be sent to the TCEQ cashier or to the appropriate regional office. The application will not be considered until the correct fee is received by the commission.
4. A notarized copy of the Agent Authorization Form must be provided for the person preparing the application, and this form must accompany the completed application.
5. No person shall commence any regulated activity on the Edwards Aquifer Recharge Zone, Contributing Zone or Transition Zone until the appropriate application for the activity has been filed with and approved by the Executive Director.

SIGNATURE PAGE:

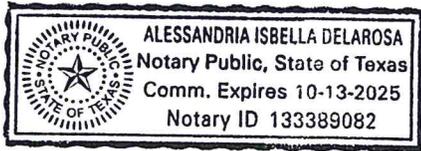
[Signature]
Applicant's Signature

06/28/2023
Date

THE STATE OF Texas §
County of Dallas §

BEFORE ME, the undersigned authority, on this day personally appeared Chun Yi Huang known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that (s)he executed same for the purpose and consideration therein expressed.

GIVEN under my hand and seal of office on this 28th day of June, 23.



[Signature]
NOTARY PUBLIC

Alessandria Delarosa
Typed or Printed Name of Notary

MY COMMISSION EXPIRES: 10/13/2025

Application Fee Form

Texas Commission on Environmental Quality

Name of Proposed Regulated Entity: Lenox Hill Townhomes

Regulated Entity Location: 14661 Ronald Reagan Blvd. Leander, TX 78641

Name of Customer: Bridge Tower Homes, LLC

Contact Person: Sarah J. Mays, P.E.

Phone: 512-418-1771

Customer Reference Number (if issued):CN _____

Regulated Entity Reference Number (if issued):RN 111398608

Austin Regional Office (3373)

Hays

Travis

Williamson

San Antonio Regional Office (3362)

Bexar

Medina

Uvalde

Comal

Kinney

Application fees must be paid by check, certified check, or money order, payable to the **Texas Commission on Environmental Quality**. Your canceled check will serve as your receipt. **This form must be submitted with your fee payment.** This payment is being submitted to:

Austin Regional Office

San Antonio Regional Office

Mailed to: TCEQ - Cashier

Overnight Delivery to: TCEQ - Cashier

Revenues Section

Mail Code 214

P.O. Box 13088

Austin, TX 78711-3088

12100 Park 35 Circle

Building A, 3rd Floor

Austin, TX 78753

(512)239-0357

Site Location (Check All That Apply):

Recharge Zone

Contributing Zone

Transition Zone

<i>Type of Plan</i>	<i>Size</i>	<i>Fee Due</i>
Water Pollution Abatement Plan, Contributing Zone Plan: One Single Family Residential Dwelling	N/A Acres	\$ N/A
Water Pollution Abatement Plan, Contributing Zone Plan: Multiple Single Family Residential and Parks	16.422 Acres	\$ 4,000
Water Pollution Abatement Plan, Contributing Zone Plan: Non-residential	N/A Acres	\$ N/A
Sewage Collection System	N/A L.F.	\$ N/A
Lift Stations without sewer lines	N/A Acres	\$ N/A
Underground or Aboveground Storage Tank Facility	N/A Tanks	\$ N/A
Piping System(s)(only)	N/A Each	\$ N/A
Exception	N/A Each	\$ N/A
Extension of Time	N/A Each	\$ N/A

Signature: 

Date: _____

Application Fee Schedule

Texas Commission on Environmental Quality

Edwards Aquifer Protection Program 30 TAC Chapter 213 (effective 05/01/2008)

Water Pollution Abatement Plans and Modifications

Contributing Zone Plans and Modifications

<i>Project</i>	<i>Project Area in Acres</i>	<i>Fee</i>
One Single Family Residential Dwelling	< 5	\$650
Multiple Single Family Residential and Parks	< 5	\$1,500
	5 < 10	\$3,000
	10 < 40	\$4,000
	40 < 100	\$6,500
	100 < 500	\$8,000
	≥ 500	\$10,000
Non-residential (Commercial, industrial, institutional, multi-family residential, schools, and other sites where regulated activities will occur)	< 1	\$3,000
	1 < 5	\$4,000
	5 < 10	\$5,000
	10 < 40	\$6,500
	40 < 100	\$8,000
	≥ 100	\$10,000

Organized Sewage Collection Systems and Modifications

<i>Project</i>	<i>Cost per Linear Foot</i>	<i>Minimum Fee- Maximum Fee</i>
Sewage Collection Systems	\$0.50	\$650 - \$6,500

Underground and Aboveground Storage Tank System Facility Plans and Modifications

<i>Project</i>	<i>Cost per Tank or Piping System</i>	<i>Minimum Fee- Maximum Fee</i>
Underground and Aboveground Storage Tank Facility	\$650	\$650 - \$6,500

Exception Requests

<i>Project</i>	<i>Fee</i>
Exception Request	\$500

Extension of Time Requests

<i>Project</i>	<i>Fee</i>
Extension of Time Request	\$150

Core Data Form



TCEQ Use Only

TCEQ Core Data Form

For detailed instructions regarding completion of this form, please read the Core Data Form Instructions or call 512-239-5175.

SECTION I: General Information

1. Reason for Submission (If other is checked please describe in space provided.)		
<input checked="" type="checkbox"/> New Permit, Registration or Authorization (Core Data Form should be submitted with the program application.)		
<input type="checkbox"/> Renewal (Core Data Form should be submitted with the renewal form)	<input type="checkbox"/> Other	
2. Customer Reference Number (if issued)	Follow this link to search for CN or RN numbers in Central Registry**	3. Regulated Entity Reference Number (if issued)
CN		RN 111398608

SECTION II: Customer Information

4. General Customer Information		5. Effective Date for Customer Information Updates (mm/dd/yyyy)		
<input type="checkbox"/> New Customer		<input checked="" type="checkbox"/> Update to Customer Information		<input type="checkbox"/> Change in Regulated Entity Ownership
<input type="checkbox"/> Change in Legal Name (Verifiable with the Texas Secretary of State or Texas Comptroller of Public Accounts)				
The Customer Name submitted here may be updated automatically based on what is current and active with the Texas Secretary of State (SOS) or Texas Comptroller of Public Accounts (CPA).				
6. Customer Legal Name (If an individual, print last name first: eg: Doe, John)			If new Customer, enter previous Customer below:	
Bridge Tower Homes, LLC				
7. TX SOS/CPA Filing Number	8. TX State Tax ID (11 digits)	9. Federal Tax ID (9 digits)	10. DUNS Number (if applicable)	
0803267496	3207012184			
11. Type of Customer:	<input checked="" type="checkbox"/> Corporation	<input type="checkbox"/> Individual	Partnership: <input type="checkbox"/> General <input type="checkbox"/> Limited	
Government: <input type="checkbox"/> City <input type="checkbox"/> County <input type="checkbox"/> Federal <input type="checkbox"/> State <input type="checkbox"/> Other	<input type="checkbox"/> Sole Proprietorship	<input type="checkbox"/> Other: LLC		
12. Number of Employees		13. Independently Owned and Operated?		
<input type="checkbox"/> 0-20 <input checked="" type="checkbox"/> 21-100 <input type="checkbox"/> 101-250 <input type="checkbox"/> 251-500 <input type="checkbox"/> 501 and higher		<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No		
14. Customer Role (Proposed or Actual) – as it relates to the Regulated Entity listed on this form. Please check one of the following				
<input type="checkbox"/> Owner		<input type="checkbox"/> Operator		<input type="checkbox"/> Owner & Operator
<input type="checkbox"/> Occupational Licensee		<input checked="" type="checkbox"/> Responsible Party		<input type="checkbox"/> Voluntary Cleanup Applicant <input type="checkbox"/> Other:
15. Mailing Address:	5430 LBJ Fwy #1050			
	City	Dallas	State	TX
	ZIP	75240	ZIP + 4	
16. Country Mailing Information (if outside USA)			17. E-Mail Address (if applicable)	
18. Telephone Number		19. Extension or Code		20. Fax Number (if applicable)
(469) 936-1695				() -

SECTION III: Regulated Entity Information

21. General Regulated Entity Information (If 'New Regulated Entity' is selected below this form should be accompanied by a permit application)	
<input checked="" type="checkbox"/> New Regulated Entity <input type="checkbox"/> Update to Regulated Entity Name <input type="checkbox"/> Update to Regulated Entity Information	
The Regulated Entity Name submitted may be updated in order to meet TCEQ Agency Data Standards (removal of organizational endings such as Inc, LP, or LLC).	
22. Regulated Entity Name (Enter name of the site where the regulated action is taking place.)	
Lenox Hill Townhomes	

23. Street Address of the Regulated Entity: <i>(No PO Boxes)</i>	14661 Ronald W Reagan Blvd						
	City	Leander	State	TX	ZIP	78641	ZIP + 4
24. County							

Enter Physical Location Description if no street address is provided.

25. Description to Physical Location:						
26. Nearest City	State			Nearest ZIP Code		
27. Latitude (N) In Decimal:	30.55201		28. Longitude (W) In Decimal:	97.798264		
Degrees	Minutes	Seconds	Degrees	Minutes	Seconds	
30	33	7.25	97	47	53.75	
29. Primary SIC Code (4 digits)	30. Secondary SIC Code (4 digits)	31. Primary NAICS Code (5 or 6 digits)		32. Secondary NAICS Code (5 or 6 digits)		
6552	NA	237210		N/A		
33. What is the Primary Business of this entity? <i>(Do not repeat the SIC or NAICS description.)</i>						
Detached Townhomes						
34. Mailing Address:	5430 LBJ Fwy #1050					
	City	Dallas	State	TX	ZIP	75240
35. E-Mail Address:	Sdesai@Bridgetowerhome.com					
36. Telephone Number	37. Extension or Code		38. Fax Number <i>(if applicable)</i>			
(469) 936-1691			() -			

39. TCEQ Programs and ID Numbers Check all Programs and write in the permits/registration numbers that will be affected by the updates submitted on this form. See the Core Data Form instructions for additional guidance.

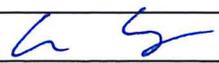
<input type="checkbox"/> Dam Safety	<input type="checkbox"/> Districts	<input type="checkbox"/> Edwards Aquifer	<input type="checkbox"/> Emissions Inventory Air	<input type="checkbox"/> Industrial Hazardous Waste
<input type="checkbox"/> Municipal Solid Waste	<input type="checkbox"/> New Source Review Air	<input type="checkbox"/> OSSF	<input type="checkbox"/> Petroleum Storage Tank	<input type="checkbox"/> PWS
<input type="checkbox"/> Sludge	<input type="checkbox"/> Storm Water	<input type="checkbox"/> Title V Air	<input type="checkbox"/> Tires	<input type="checkbox"/> Used Oil
<input type="checkbox"/> Voluntary Cleanup	<input type="checkbox"/> Waste Water	<input type="checkbox"/> Wastewater Agriculture	<input type="checkbox"/> Water Rights	<input type="checkbox"/> Other:

SECTION IV: Preparer Information

40. Name:	Sarah J. Mays, P.E.	41. Title:	Civil Engineer
42. Telephone Number	43. Ext./Code	44. Fax Number	45. E-Mail Address
(512) 649-8745		() -	Sarah.Mays@Kimley-Horn.com

SECTION V: Authorized Signature

46. By my signature below, I certify, to the best of my knowledge, that the information provided in this form is true and complete, and that I have signature authority to submit this form on behalf of the entity specified in Section II, Field 6 and/or as required for the updates to the ID numbers identified in field 39.

Company:	Bridge Tower Homes, LLC	Job Title:	Owner
Name <i>(In Print)</i> :	Chun Yi Huang	Phone:	(469) 936- 1691
Signature:		Date:	12/7/2022