

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: City of Cedar Park				2. Regulated Entity No.: 105526933					
3. Customer Name: JRB CEDAR PARK LP				4. Customer No.: N/A					
5. Project Type: (Please circle/check one)	New <input checked="" type="checkbox"/>	Modification			Extension	Exception			
6. Plan Type: (Please circle/check one)	WPAP	<input checked="" type="checkbox"/>	SCS	UST	AST	EXP	EXT	Technical Clarification	Optional Enhanced Measures
7. Land Use: (Please circle/check one)	Residential		<input checked="" type="checkbox"/>			8. Site (acres):		1,382	
9. Application Fee:	\$4,000		10. Permanent BMP(s):			N/A – MASTER SITE			
11. SCS (Linear Ft.):	340		12. AST/UST (No. Tanks):			0			
13. County:	WILLIAMSON		14. Watershed:			TURKEY CREEK – BRUSHY 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.)	—	—	<u> </u> X <u> </u>
Region (1 req.)	—	—	<u> </u> X <u> </u>
County(ies)	—	—	<u> </u> X <u> </u>
Groundwater Conservation District(s)	<u> </u> Edwards Aquifer Authority <u> </u> Barton Springs/ Edwards Aquifer <u> </u> Hays Trinity <u> </u> Plum Creek	<u> </u> Barton Springs/ Edwards Aquifer	NA
City(ies) Jurisdiction	<u> </u> Austin <u> </u> Buda <u> </u> Dripping Springs <u> </u> Kyle <u> </u> Mountain City <u> </u> San Marcos <u> </u> Wimberley <u> </u> Woodcreek	<u> </u> Austin <u> </u> Bee Cave <u> </u> Pflugerville <u> </u> Rollingwood <u> </u> Round Rock <u> </u> Sunset Valley <u> </u> West Lake Hills	<u> </u> Austin <u> </u> X Cedar Park <u> </u> Florence <u> </u> Georgetown <u> </u> Jerrell <u> </u> Leander <u> </u> Liberty Hill <u> </u> Pflugerville <u> </u> Round Rock

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

DANIEL QUARLES, GREY WOLF ENGINEERS

Print Name of Customer/Authorized Agent



4/19/2024

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):

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: DANIEL QUARLES

Date: 4/8/24

Signature of Customer/Agent:



Regulated Entity Name: CITY OF CEDAR PARK

Project Information

1. County: WILLIAMSON
2. Stream Basin: SOUTH BRUSHY CREEK - BRUSHY CREEK
3. Groundwater Conservation District (if applicable): N/A
4. Customer (Applicant):

Contact Person: BRADLEY CHESNICK

Entity: JRB CEDAR PARK LP

Mailing Address: 8353 KEMPWOOD DRIVE

City, State: HOUSTON, TX

Zip: 77055

Telephone: 713-822-8576

Fax: _____

Email Address: BRADLEY.CHESNICK@ETHANALLEN.COM

5. Agent/Representative (If any):

Contact Person: DANIEL QUARLES

Entity: GREY WOLF ENGINEERS

Mailing Address: 806 OAKDALE LANE

City, State: PFLUGERVILLE

Zip: 78660

Telephone: 512-293-3557

Fax: _____

Email Address: DQUARLES@GREYWOLFENGINEERS.COM

6. Project Location:

- The project site is located inside the city limits of CEDAR PARK.
- 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.

EASTERN ROW OF 183A NORTH, ABOUT 200 FEET NORTH OF EAST NEW HOPE DRIVE

- 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: _____
- Commercial
- Industrial
- Other: _____

13. Total project area (size of site): 1.382 Acres

Total disturbed area: 1.382 Acres

14. Estimated projected population: N/A

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	12,246	÷ 43,560 =	0.28
Parking	25,982	÷ 43,560 =	0.60
Other paved surfaces	2,474	÷ 43,560 =	0.06
Total Impervious Cover	40,702	÷ 43,560 =	0.94

Total Impervious Cover $0.94 \div$ Total Acreage $1.382 \times 100 = 68\%$ 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 BRUSHY CREEK REGIONAL (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			
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" = 20'.
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): FIRM 48491C0462F, DATED 12/20/2019.
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

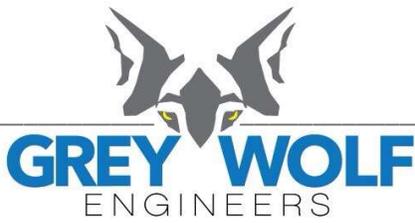
Responsibility for Maintenance of Permanent BMPs and Measures after Construction is Complete.

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.



Storm Water Pollution Prevention Plan

Project Information:

Ethan Allen – Cedar Park
5204 183A Frontage Road
Cedar Park, Texas 78613

Prepared By:

Jason R. Atkinson, PE #97591
Grey Wolf Engineers Inc.
11806 Brydan St, Suite 200
Cypress, TX 77429
281-543-1138



Engineer's Seal & Signature

April 08, 2024

1. Site Description

A. Description of Existing Condition:

A 1.382-acre tract of undeveloped land along the Eastern ROW of 183A Frontage Road, just north of East New Hope Drive. Parcel is a pad site in a larger master planned development.

B. Description of the Construction Activity:

The project is the construction of a retail-commercial use building with associated utilities, grading, drainage and pavement improvements.

C. Sequence of Major Activities:

Initially, the property will be generally graded to proposed condition. The underground utilities and drainage modifications will then be constructed. Lastly, the building and ground level pavement and improvements will be constructed.

D. Estimated Total Site Area, Total Disturbed Area:

The proposed site area is 1.382 acres. The total disturbed area will mirror that, however only 68% or ~0.95 acres will be impervious.

Offsite borrow or filled areas, if used, will be identified prior to grading related construction activity. The SWPPP, including borrow or fill area calculations, will be revised to include offsite borrow and fill areas not covered under a separate SWPPP.

E. Runoff Coefficient:

The pre-construction runoff coefficient "C" for the site is 0.3.

The weighted runoff coefficient "C" for the project after construction is calculated at 0.8.

Calculations:

Pre-Construction Runoff Coefficient "C":

<u>Area</u>	<u>"C"</u>
1.382 ac UNUSED BARE LAND	0.30

Post-Construction Runoff Coefficient "C":

<u>Area</u>	<u>"C"</u>
1.382 ac BUSINESS DISTRICT	0.80

F. Site and General Location Maps:

Site and general location maps are provided as required elements of the SWPPP. Separate site maps for offsite support or staging areas may be provided as needed.

General Location Maps could be revised to show locations of offsite material, waste, borrow or equipment storage areas not covered by a separate SWPPP. If any new site locations are identified later during the construction, the General Location Map and/or SWPPP will be revised as appropriate.

G. Name of the Receiving Water, and Wetlands or Special Aquatic Site:

The site discharges into a regional detention pond under the Cottonwood Creek development. Ultimately the larger master development drains to Brushy Creek and eventually Turkey Creek Watersheds.

H. Other Industrial Activities

There is no discharge associated with industrial activity other than construction.

I. CGP permit requirements

A copy of the Construction General Permit is attached.

J. Endangered or Threatened Species or Critical habitats

Not applicable

K. National Register of Historic Places

Not applicable

2. Controls

A. Erosion and Sediment Controls

Major erosion and sediment controls are shown on the Site Map.

- 1) Sediment will be retained on site to the extent practicable.
- 2) Control measures will be properly selected, installed, and maintained in accordance with manufacturers' specifications and good engineering practice. If damaged or rendered ineffective, the erosion and sediment controls will be repaired or replaced immediately.
- 3) If sediment escapes the site, off-site accumulations will be removed to minimize off-site impacts.

- 4) Sediment will be removed from sediment traps or sedimentation ponds when design capacity has been reduced by 50%.
- 5) Litter, construction debris, and construction chemicals exposed to storm water will be removed, covered, or otherwise prevented from becoming a pollutant source.
- 6) Offsite materials storage areas if used by contractors (also including overburden and stockpiles of dirt, borrow areas, etc.) are considered a part of the project and will be addressed in the SWPPP. Offsite areas also will be evaluated for listed species.
- 7) When pumping (dewatering) standing storm water from the site, the operator shall use appropriate Best Management Practices (BMPs) from the Storm Water Management Handbook for Construction Activities that address dewatering activities. Untreated/Direct discharge into a storm sewer will not be allowed.
- 8) There are currently no plans for offsite material storage areas.

B. Stabilization Practices

- 1) Construction road access, staging, and parking areas will be stabilized using bull rock.
- 2) After paving completion, newly graded areas and all exposed soils will be completely stabilized.

C. Structural Practices

- 1) Control measures will be installed along back of curb and fence lines to adequately prevent sediment runoff into streets or adjacent tracts.
- 2) Concrete trucks will not be allowed to wash out or discharge surplus concrete or drum wash water on the site, unless they are using a properly designed and designated concrete washout area.
- 3) Inlet protection will be used to protect the new storm water conveyance system serving the new development.
- 4) Filter fabric fences will be placed along the property lines to contain any disturbed dirt and/or rainwater.
- 5) Sequence of Major Erosion and Sediment Control Activities

Phase 1: Prior to general site grading, a reinforced filter fabric fence barrier will be installed along the property lines, right-of-way, and between the proposed construction and existing homes. The stabilized construction exit/entrance and staging/parking area will be installed. If dirt or mud is carried from the site into the Cedar Park right of way, the contractor will clean the road as quickly as safety allows.

Phase 2: The construction of the underground utilities and drainage will be made. The utility spoils will be placed on the lots and graded to drain. The reinforced filter fabric fence and the stabilized construction exit will be maintained in good functioning order.

Phase 3: The new building and pavement will be constructed. Final street and lot grade lines will be established through cut and fill. All surplus excavated material is anticipated to be used for site fill. All disturbed soils will be seeded or block sodded. When all construction activity is complete and the site is stabilized, temporary structural controls will be removed, and soils disturbed by their removal will be reseeded.

D. Other Provisions and Controls

- 1) Waste Materials: Litter, construction debris, and construction chemicals exposed to storm water will be removed, covered, or otherwise prevented from becoming a pollutant source. No construction waste material will be buried onsite.
- 2) Hazardous Waste: Any construction materials or construction waste materials which could become hazardous when exposed to precipitation will be removed, covered, or otherwise prevented from becoming a pollutant source.
- 3) Sanitary Waste: All sanitary waste will be regularly collected from the portable units by a licensed sanitary waste management contractor. Onsite sanitary waste is treated by a private sewage treatment facility.
- 4) Vehicle Tracking Sediment: A stabilized construction exit/entrance has been provided to help reduce vehicle tracking of sediments.
- 5) Street Cleaning: The paved streets adjacent to the site entrance will be cleaned daily to remove any excess mud, dirt, or rock tracked from the site.

3. Maintenance

The contractor is responsible for maintaining the storm water pollution prevention controls to full functionality. Major erosion and sediment controls are shown on the Site Map. Maintenance and repairs are expected to happen within 24 hours of finding a deficiency. The site will be inspected weekly and after any rain event exceeding 0.5 inches. The SWPP controls include, but are not limited to the following:

- Stabilized construction exit/entrance
- Stabilized material staging and parking areas
- Protective fencing around protected trees
- Reinforced Filter Fabric Fence Barrier around the perimeter

- Best management practices for outdoor storage of potential pollutants
- Best management practices for stabilizing disturbed soil
- Sanitary sewer systems
- Litter receptacles

To maintain the above controls, the following practices will be performed:

- 1) Maintenance and repairs will be conducted within 24 hours of inspection report (see Section 4.0 below) to maintain the effectiveness of the Best Management Practice. Note that this includes maintenance following all storm events of 0.5 inch or greater.
- 2) Sediment will be removed from behind the sediment fences when it becomes about 1/3 the height of the fence.
- 3) Sediment will be removed from the sediment trap when storage capacity has been approximately 50% filled.
- 4) All temporary controls will be removed after the disturbed areas have been stabilized.

4. Inspections

A. Inspections of all storm water pollution prevention controls on the project will be performed every week and within 24 hours of the end of each storm event of 0.5 inches or greater. The inspection will use the “SWPPP Inspection Form” included in this report. The contractor is responsible for maintaining the functionality of the SWPP controls. The contractor’s inspector will perform the following inspections:

- 1) Disturbed areas and areas used for storage of materials that are exposed to precipitation will be inspected for evidence of, or the potential for, pollutants entering the drainage system.
- 2) Erosion and sediment control measures identified in the plan will be observed to ensure that they are operating correctly.
- 3) Where discharge locations or points are accessible, they will be inspected to ascertain whether erosion control measures are effective in preventing significant impacts to receiving waters.
- 4) Locations where vehicles enter or exit the site will be inspected for evidence of offsite sediment tracking.
- 5) Reinforced filter fabric fence barrier will be installed along the back of curb, property lines, right-of-way, and boundaries with adjacent residents to adequately prevent sediment runoff into streets or adjacent tracts.
- 6) Inlet protection will be inspected to protect the new storm water collection system.

- 7) Litter, construction debris, and construction chemicals exposed to storm water will be removed, covered or otherwise prevented from becoming a pollutant source.

Note: Major erosion and sediment controls are shown on the Site Map.

Once the site is fully stabilized, the inspections will be conducted at least once per month.

- B.** Based on the results of the inspections, the site description, and control measures of this SWPPP, the plan can be revised as appropriate.
- C.** An inspection report summarizing the scope of the inspection, name(s) of personnel making the inspection, the date(s) of the inspection, major observations relating to the implementation of the storm water pollution prevention plan, and actions taken in accordance item "B" above will be made and retained as part of the storm water pollution prevention plan for at least three years from the date that the site is fully stabilized. The report will be signed in accordance with Part VI.G of the General Permit.

Copies of the forms to be used for the inspection reports are included as a part of this SWPPP in the following pages.

5. Non-Storm Water Discharges Inventory for Pollution Prevention Plan

The following substances listed below are expected to be present onsite during construction:

- Concrete
- Detergents
- Fertilizers
- Fuels
- Lubricants
- Wood

Spill Prevention

The following are the material management practices that will be used to reduce the risk of spills or other accidental exposure of the materials and substances described above.

A. Good Housekeeping Practices

The following good housekeeping practices will be used onsite during the construction project:

- 1) An effort will be made to store only enough product required to do the job.
- 2) All materials stored onsite will be stored in a neat, orderly manner in their appropriate containers and, if possible, under a roof or other enclosure.

- 3) Products will be kept in their original containers with the original manufacturer's label.
- 4) Substances will not be mixed with one another unless recommended by the manufacturer.
- 5) Whenever possible, all of a product will be used up before disposing of the container.
- 6) Manufacturers' recommendations for proper use and disposal will be followed.
- 7) The site superintendent will inspect daily to ensure proper use and disposal of materials onsite.

B. Hazardous Product Practices

These practices will be used to reduce the risks associated with hazardous materials, if used.

- 1) Products will be kept in original containers unless they are not resealable.
- 2) Original labels and material safety data will be retained.
- 3) If surplus product must be disposed of, manufacturers' or local and state recommended methods for proper disposal will be followed.

C. Product Specific Practices

N/A

ATTACHMENTS

A-1: SWPPP Inspection Form

A-2: Small Construction Site Notice (1 acre to 5 acres)

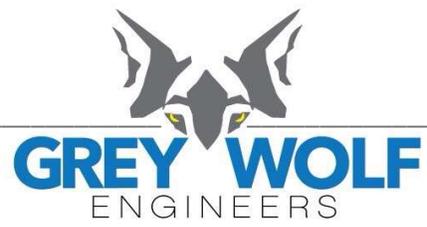
A-3: Notice of Intent (NOI)

A-4: Notice of Termination (NOT)

A-5: Vicinity Map

A-6: SWPPP Site Map

A-7: TXR15000 Permit 2018



ATTACHMENTS

A-1: SWPPP Inspection Form

A-1: Inspection Report for SWPPP Controls

ETHAN ALLEN CEDAR PARK

Date: _____ Inspector's Name: _____

Time: _____ Inspector's Phone #: _____

Weather: _____ Signature: _____

Type of Inspection: Regular Weekly Post Storm Event Other

#	BMP/activity	Implemented?	Maintenance	Corrective Action Needed and Notes
1	All disturbed areas have been stabilized?	<input type="checkbox"/> Yes <input type="checkbox"/> No	<input type="checkbox"/> Yes <input type="checkbox"/> No	
2	Are the roads and drainage paths protected with FFF barriers or similar BMPs?	<input type="checkbox"/> Yes <input type="checkbox"/> No	<input type="checkbox"/> Yes <input type="checkbox"/> No	
3	Are all sanitary waste receptacles free of leaks?	<input type="checkbox"/> Yes <input type="checkbox"/> No	<input type="checkbox"/> Yes <input type="checkbox"/> No	
4	Are perimeter controls and sediment barriers functioning adequately?	<input type="checkbox"/> Yes <input type="checkbox"/> No	<input type="checkbox"/> Yes <input type="checkbox"/> No	
5	Are discharge points and receiving waters free of any sediment deposits?	<input type="checkbox"/> Yes <input type="checkbox"/> No	<input type="checkbox"/> Yes <input type="checkbox"/> No	
6	Are storm drain inlets properly protected?	<input type="checkbox"/> Yes <input type="checkbox"/> No	<input type="checkbox"/> Yes <input type="checkbox"/> No	
7	Is the construction exit preventing sediment from being tracked into the street?	<input type="checkbox"/> Yes <input type="checkbox"/> No	<input type="checkbox"/> Yes <input type="checkbox"/> No	
8	Is trash/litter visible in the work areas?	<input type="checkbox"/> Yes <input type="checkbox"/> No	<input type="checkbox"/> Yes <input type="checkbox"/> No	
9	Are washout facilities (e.g., concrete, etc.) available, clearly marked, and maintained?	<input type="checkbox"/> Yes <input type="checkbox"/> No	<input type="checkbox"/> Yes <input type="checkbox"/> No	
10	Are fueling, cleaning, and maintenance areas free of spills, leaks, or any other potential pollutants?	<input type="checkbox"/> Yes <input type="checkbox"/> No	<input type="checkbox"/> Yes <input type="checkbox"/> No	
11	Are all materials that are potential storm water contaminants stored inside or	<input type="checkbox"/> Yes <input type="checkbox"/> No	<input type="checkbox"/> Yes <input type="checkbox"/> No	
12	Are non-stormwater discharges (e.g., wash water, dewatering) properly controlled?	<input type="checkbox"/> Yes <input type="checkbox"/> No	<input type="checkbox"/> Yes <input type="checkbox"/> No	
13	(Other)	<input type="checkbox"/> Yes <input type="checkbox"/> No	<input type="checkbox"/> Yes <input type="checkbox"/> No	
		<input type="checkbox"/> Yes <input type="checkbox"/> No	<input type="checkbox"/> Yes <input type="checkbox"/> No	
		<input type="checkbox"/> Yes <input type="checkbox"/> No	<input type="checkbox"/> Yes <input type="checkbox"/> No	

A-2: Small Construction Site Notice (1 acre to 5 acres)



SMALL CONSTRUCTION SITE NOTICE

FOR THE
Texas Commission on Environmental Quality (TCEQ)
Stormwater Program
TPDES GENERAL PERMIT TXR150000

The following information is posted in compliance with **Part II.E.2.** of the TCEQ General Permit Number TXR150000 for discharges of stormwater runoff from small construction sites. Additional information regarding the TCEQ stormwater permit program may be found on the internet at:

<https://www.tceq.texas.gov/permitting/stormwater/construction>

Operator Name:	
Contact Name and Phone Number:	
Project Description: <i>Physical address or description of the site's location, estimated start date and projected end date, or date that disturbed soils will be stabilized</i>	
Location of Stormwater Pollution Prevention Plan:	

For Small Construction Activities Authorized Under Part II.E.2. (Obtaining Authorization to Discharge) the following certification must be completed:

I _____ (Typed or Printed Name Person Completing This Certification) certify under penalty of law that I have read and understand the eligibility requirements for claiming an authorization under Part II.E.2. of TPDES General Permit TXR150000 and agree to comply with the terms of this permit. A stormwater pollution prevention plan has been developed and will be implemented prior to construction, according to permit requirements. A copy of this signed notice is supplied to the operator of the MS4 if discharges enter an MS4. I am aware there are significant penalties for providing false information or for conducting unauthorized discharges, including the possibility of fine and imprisonment for knowing violations.

Signature and Title _____ Date _____

_____ Date Notice Removed

_____ MS4 operator notified per Part II.F.3.

A-3: Notice of Intent (NOI)



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

IMPORTANT INFORMATION

Please read and use the General Information and Instructions prior to filling out each question in the NOI form.

Use the NOI Checklist to ensure all required information is completed correctly.

Incomplete applications delay approval or result in automatic denial.

Once processed your permit authorization can be viewed by entering the following link into your internet browser: http://www2.tceq.texas.gov/wq_dpa/index.cfm or you can contact TCEQ Stormwater Processing Center at 512-239-3700.

ePERMITS

Effective September 1, 2018, this paper form must be submitted to TCEQ with a completed electronic reporting waiver form (TCEQ-20754).

To submit an NOI electronically, enter the following web address into your internet browser and follow the instructions: <https://www3.tceq.texas.gov/steers/index.cfm>

APPLICATION FEE AND PAYMENT

The application fee for submitting a paper NOI is \$325. The application fee for electronic submittal of a NOI through the TCEQ ePermits system (STEERS) is \$225.

Payment of the application fee can be submitted by mail or through the TCEQ ePay system. The payment and the NOI must be mailed to separate addresses. To access the TCEQ ePay system enter the following web address into your internet browser: <http://www.tceq.texas.gov/epay>.

Provide your payment information for verification of payment:

- If payment was mailed to TCEQ, provide the following:
 - Check/Money Order Number:
 - Name printed on Check:
- If payment was made via ePay, provide the following:
 - Voucher Number:
 - A copy of the payment voucher is attached to this paper NOI form.

RENEWAL (This portion of the NOI is not applicable after June 3, 2018)

Is this NOI for a renewal of an existing authorization? Yes No

If Yes, provide the authorization number here: TXR15 [REDACTED]

NOTE: If an authorization number is not provided, a new number will be assigned.

SECTION 1. OPERATOR (APPLICANT)

a) If the applicant is currently a customer with TCEQ, what is the Customer Number (CN) issued to this entity? CN [REDACTED]

(Refer to Section 1.a) of the Instructions)

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.)

[REDACTED]

c) What is the contact information for the Operator (Responsible Authority)?

Prefix (Mr. Ms. Miss): [REDACTED]

First and Last Name: [REDACTED] Suffix: [REDACTED]

Title: [REDACTED] Credentials: [REDACTED]

Phone Number: [REDACTED] Fax Number: [REDACTED]

E-mail: [REDACTED]

Mailing Address: [REDACTED]

City, State, and Zip Code: [REDACTED]

Mailing Information if outside USA:

Territory: [REDACTED]

Country Code: [REDACTED] Postal Code: [REDACTED]

d) Indicate the type of customer:

Individual

Federal Government

Limited Partnership

County Government

General Partnership

State Government

Trust

City Government

Sole Proprietorship (D.B.A.)

Other Government

Corporation

Other: [REDACTED]

Estate

e) Is the applicant an independent operator? Yes No

(If a governmental entity, a subsidiary, or part of a larger corporation, check No.)

f) Number of Employees. Select the range applicable to your company.

0-20

251-500

21-100

501 or higher

101-250

g) 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: [REDACTED]

Federal Tax ID: [REDACTED]

Texas Secretary of State Charter (filing) Number: [REDACTED]

DUNS Number (if known): [REDACTED]

SECTION 2. APPLICATION CONTACT

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

Yes, go to Section 3

No, complete this section

Prefix (Mr. Ms. Miss): [REDACTED]

First and Last Name: [REDACTED] Suffix: [REDACTED]

Title: [REDACTED] Credential: [REDACTED]

Organization Name: [REDACTED]

Phone Number: [REDACTED] Fax Number: [REDACTED]

E-mail: [REDACTED]

Mailing Address: [REDACTED]

Internal Routing (Mail Code, Etc.): [REDACTED]

City, State, and Zip Code: [REDACTED]

Mailing information if outside USA:

Territory: [REDACTED]

Country Code: [REDACTED] Postal Code: [REDACTED]

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

a) If this is an existing permitted site, what is the Regulated Entity Number (RN) issued to this site? RN [REDACTED]

(Refer to Section 3.a) of the Instructions)

b) Name of project or site (the name known by the community where it's located):

[REDACTED]

c) In your own words, briefly describe the type of construction occurring at the regulated site (residential, industrial, commercial, or other):

[REDACTED]

d) County or Counties (if located in more than one):

[REDACTED]

e) Latitude: Longitude:

[REDACTED]

[REDACTED]

f) Site Address/Location

If the site has a physical address such as 12100 Park 35 Circle, Austin, TX 78753, complete *Section A*.

If the site does not have a physical address, provide a location description in *Section B*.
Example: located on the north side of FM 123, 2 miles west of the intersection of FM 123 and Highway 1.

Section A:

Street Number and Name:

[REDACTED]

City, State, and Zip Code:

[REDACTED]

Section B:

Location Description:

[REDACTED]

City (or city nearest to) where the site is located:

[REDACTED]

Zip Code where the site is located:

[REDACTED]

SECTION 4. GENERAL CHARACTERISTICS

a) Is the project or site located on Indian Country Lands?

Yes, do not submit this form. 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. Note: The construction stormwater runoff 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?

[REDACTED]

d) What is the Secondary SIC Code(s), if applicable?

[REDACTED]

e) What is the total number of acres to be disturbed?

[REDACTED]

f) Is the project part of a larger common plan of development or sale?

Yes

No. The total number of acres disturbed, provided in e) above, must be 5 or more. If the total number of acres disturbed is less than 5, do not submit this form. See the requirements in the general permit for small construction sites.

g) What is the estimated start date of the project? [REDACTED]

h) What is the estimated end date of the project? [REDACTED]

i) Will concrete truck washout be performed at the site? Yes No

j) What is the name of the first water body(ies) to receive the stormwater runoff or potential runoff from the site? [REDACTED]

k) What is the segment number(s) of the classified water body(ies) that the discharge will eventually reach? [REDACTED]

l) Is the discharge into a Municipal Separate Storm Sewer System (MS4)?

Yes No

If Yes, provide the name of the MS4 operator: [REDACTED]

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

m) Is the discharge or potential discharge from the site 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, complete the certification below.

No, go to Section 5

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

SECTION 5. NOI CERTIFICATION

a) I certify that I have obtained a copy and understand the terms and conditions of the Construction General Permit (TXR150000). Yes

b) I certify that the full legal name of the entity applying for this permit has been provided and is legally authorized to do business in Texas. Yes

c) I understand that a Notice of Termination (NOT) must be submitted when this authorization is no longer needed. Yes

d) I certify that a Stormwater Pollution Prevention Plan has been developed, will be implemented prior to construction and to the best of my knowledge and belief is compliant with any applicable local sediment and erosion control plans, as required in the Construction General Permit (TXR150000). Yes

Note: For multiple operators who prepare a shared SWP3, the confirmation of an operator may be limited to its obligations under the SWP3, provided all obligations are confirmed by at least one operator.

SECTION 6. APPLICANT CERTIFICATION SIGNATURE

Operator Signatory Name: [REDACTED]

Operator Signatory Title: [REDACTED]

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 and submit this document, and can provide documentation in proof of such authorization upon request.

Signature (use blue ink): _____ Date: _____

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.

Confirm each item (or applicable item) in this form is complete. This checklist is for use by the applicant to ensure a complete application is being submitted. **Missing information may result in denial of coverage under the general permit.** (See NOI process description in the General Information and 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 and a copy of the voucher is attached.

RENEWAL

- If this application is for renewal of an existing authorization, the authorization number is provided.

OPERATOR INFORMATION

- Customer Number (CN) issued by TCEQ Central Registry
- Legal name as filed to do business in Texas. (Call TX SOS 512-463-5555 to verify.)
- Name and title of responsible authority signing the application.
- Phone number and e-mail address
- Mailing address is complete & verifiable with USPS. www.usps.com
- Type of operator (entity type). Is applicant an 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

- Regulated Entity Number (RN) (if site is already regulated by TCEQ)
- Site/project name and construction activity description
- County
- Latitude and longitude <http://www.tceq.texas.gov/gis/sqmaview.html>

- Site Address/Location. Do not use a rural route or post office box.

GENERAL CHARACTERISTICS

- Indian Country Lands -the facility is not on Indian Country Lands.
- Construction activity related to facility associated to oil, gas, or geothermal resources
- Primary SIC Code that best describes the construction activity being conducted at the site.
www.osha.gov/oshstats/sicscr.html
- Estimated starting and ending dates of the project.
- Confirmation of concrete truck washout.
- Acres disturbed is provided and qualifies for coverage through a NOI.
- Common plan of development or sale.
- Receiving water body or water bodies.
- Segment number or numbers.
- 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.

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

GENERAL INFORMATION

Where to Send the Notice of Intent (NOI):

By Regular Mail:

TCEQ

Stormwater Processing Center (MC228)

P.O. Box 13087

Austin, Texas 78711-3087

By Overnight or Express Mail:

TCEQ

Stormwater Processing Center (MC228)

12100 Park 35 Circle

Austin, TX

Application Fee:

The application fee of \$325 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. Payment of the fee may be made by check or money order, payable to TCEQ, or through EPAY (electronic payment through the web).

Mailed Payments:

Use the attached General Permit Payment Submittal Form. The application fee is submitted to a different address than the NOI. Read the General Permit Payment Submittal Form for further instructions, including the address to send the payment.

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.

TCEQ Contact List:

Application – status and form questions:

512-239-3700, 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:

- **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(es) on the form must be verified with the US Postal service as receiving regular mail delivery. Do not give an overnight/express mailing address.

- **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.
- **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 keyword TXR150000.

Change in Operator

An authorization under the general permit is not transferable. If the operator of the regulated project or site 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, if one has not already been assigned to this customer or site.

For existing customers and sites, you can find the Customer Number and Regulated Entity Number by entering the following web address into your internet browser: <http://www15.tceq.texas.gov/crpub/> or you can contact the TCEQ Stormwater Processing Center at 512-239-3700 for assistance. On the website, you can search by your permit number, the Regulated Entity (RN) number, or the Customer Number (CN). If you do not know these numbers, you can select “Advanced Search” to search by permittee name, site address, etc.

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 this permit, a Notice of Change form must be submitted to the program area.

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.

Section 1. OPERATOR (APPLICANT)

a) 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 the applicant is an existing TCEQ customer, the Customer Number is available at the following website: <http://www15.tceq.texas.gov/crpub/>. If the applicant is not an existing TCEQ customer, leave the space for CN blank.

b) Legal Name of Applicant

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

c) Contact Information for the Applicant (Responsible Authority)

Provide information for the person signing the application in the Certification section. This person is also referred to as the Responsible Authority.

Provide a complete mailing address for receiving mail from the TCEQ. The mailing address must be recognized by the US Postal Service. You may verify the address on the following website: <https://tools.usps.com/go/ZipLookupAction!input.action>.

The phone number should provide contact to the applicant.

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

d) 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 an authorization.

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). If the customer is a 'General Partnership' or 'Joint Venture' filed in the county (not filed with TX SOS), the legal name of each partner forming the 'General Partnership' or 'Joint Venture' must be provided. Each 'legal entity' must apply as a co-applicant.

Trust or Estate

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

Sole Proprietorship (DBA)

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

1. be under the person's name
2. have its own name (doing business as or DBA)
3. 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).

Corporation

A customer that meets all of these conditions:

1. is a legally incorporated entity under the laws of any state or country
2. is recognized as a corporation by the Texas Secretary of State
3. 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 is not recognized as the 'legal name'.

Other

This may include a utility district, water district, tribal government, college district, council of governments, or river authority. Provide the specific type of government.

e) Independent Entity

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

f) 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.

g) 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 the Tax ID number.

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.

Section 2. APPLICATION CONTACT

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

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

a) Regulated Entity Number (RN)

The RN is issued by TCEQ's Central Registry to sites where an activity is regulated by TCEQ. This is not a permit number, registration number, or license number. Search TCEQ's Central Registry to see if the site has an assigned RN at <http://www15.tceq.texas.gov/crpub/>. 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, an RN may already be assigned for the larger site. Use the RN assigned for the larger site.

If the site is found, provide the assigned 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) Name of the Project or Site

Provide the name of the site or project 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

Provide the name of the county where the site or project is located. If the site or project is located in more than one county, provide the county names as secondary.

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/sqmaview.html>.

f) Site Address/Location

If a site has an address that includes a street number and street name, enter the complete address for the site in *Section A*. 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 number and street name, provide a complete written location description in *Section B*. For example: "The site is located on the north side of FM 123, 2 miles west of the intersection of FM 123 and Highway 1."

Provide the city (or nearest city) and zip code of the site location.

Section 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 (RRC) and may need to obtain authorization from EPA Region 6.

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 RRC's jurisdiction must be authorized by the EPA and the RRC, as applicable. Activities under RRC 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 RRC; 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 RRC 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 RRC. 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 RRC 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.

For more information about the jurisdictions of the RRC and the TCEQ, read the Memorandum of Understanding (MOU) between the RRC and TCEQ at 16 Texas Administrative Code, Part 1, Chapter 3, Rule 3.30, by entering the following link into an internet browser:

[http://texreg.sos.state.tx.us/public/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://texreg.sos.state.tx.us/public/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) or contact the TCEQ Stormwater Team at 512-239-4671 for additional information.

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 Buildings Other than Single Family Homes
- 1541 - Construction of Industrial Buildings and Warehouses

- 1542 - Construction of Non-residential Buildings, other than Industrial Buildings 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, enter the following link into your internet browser: <http://www.osha.gov/pls/imis/sicsearch.html> or you can contact the TCEQ Small Business and Local Government Assistance Section at 800-447-2827 for assistance.

d) Secondary SIC Code

Secondary SIC Code(s) may be provided. Leave this blank if not applicable. For help with SIC Codes, enter the following link into your internet browser: <http://www.osha.gov/pls/imis/sicsearch.html> or you can contact the TCEQ Small Business and Environmental Assistance Section at 800-447-2827 for assistance.

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 a common plan of development is, refer to the definition of “Common Plan of Development” in the Definitions section of the general permit or enter the following link into your internet browser:

www.tceq.texas.gov/permitting/stormwater/common_plan_of_development_steps.html

For further information, go to the TCEQ stormwater construction webpage enter the following link into your internet browser: www.tceq.texas.gov/goto/construction and search for “Additional Guidance and Quick Links”. If you have any further questions about the Common Plan of Development you can contact the TCEQ Stormwater Team at 512-239-4671 or the TCEQ Small Business and Environmental Assistance at 800-447-2827.

g) Estimated Start Date of the Project

This is the date that any construction activity or construction support activity is initiated at the site. If renewing the permit provide the original start date of when construction activity for this project began.

h) Estimated End Date of the Project

This is the date that any construction activity or construction support activity will end and final stabilization will be achieved at the site.

i) Will concrete truck washout be performed at the site?

Indicate if you expect that operators of concrete trucks will washout concrete trucks at the construction site.

j) 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.

k) Identify the segment number(s) of the classified water body(s)

Identify the classified segment number(s) receiving a discharge directly or indirectly. Enter the following link into your internet browser 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 or by contacting the TCEQ Water Quality Division at (512) 239-4671 for assistance.

You may also find the segment number in TCEQ publication GI-316 by entering the following link into your internet browser: www.tceq.texas.gov/publications/gi/gi-316 or by contacting the TCEQ Water Quality Division at (512) 239-4671 for assistance.

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.

l) Discharge into MS4 – Identify the MS4 Operator

The discharge may initially be into a municipal separate storm sewer system (MS4). 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.

m) Discharges to the Edwards Aquifer Recharge Zone and Certification

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.

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 by entering the following link into an internet browser: www.tceq.texas.gov/field/eapp/viewer.html or by contacting the TCEQ Water Quality Division at 512-239-4671 for assistance.

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.

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.

Section 5. NOI CERTIFICATION

Note: 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 by entering the following link into an internet browser: www.tceq.texas.gov/goto/construction or you may contact the TCEQ Stormwater processing Center at 512-239-3700 for assistance.

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 the 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.

Section 6. APPLICANT CERTIFICATION SIGNATURE

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 TCEQ'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.

Instructions:

- 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 either of the following:

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 or 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 or 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 or 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 application entries!**

If there is not enough space on the form to list all of the projects or sites the authorization will cover, then attach a list of the additional sites.

Project/Site (RE) Name:

Project/Site (RE) Physical Address:

Staple the check or money order to this form in this space.

A-4: Notice of Termination (NOT)



Notice of Termination (NOT) for Authorizations under TPDES General Permit TXR150000

IMPORTANT INFORMATION:

Please read and use the General Information and Instructions prior to filling out each question in the form.

Effective September 1, 2018, this paper form must be submitted to TCEQ with a completed electronic reporting waiver form (TCEQ-20754).

ePermits: This form is available on our online permitting system.

Sign up for online permitting at: <https://www3.tceq.texas.gov/steers/>

What is the permit number to be terminated?

TXR15 [REDACTED] TXRCW [REDACTED]

Section 1. OPERATOR (Permittee)

a) What is the Customer Number (CN) issued to this entity?

CN [REDACTED]

b) What is the Legal Name of the current permittee?

[REDACTED]

c) Provide the contact information for the Operator (Responsible Authority).

Prefix (Mr. Ms. or Miss): [REDACTED]

First and Last Name: [REDACTED] Suffix: [REDACTED]

Title: [REDACTED] Credentials: [REDACTED]

Phone Number: [REDACTED] Fax Number: [REDACTED]

Email: [REDACTED]

Mailing Address: [REDACTED]

City, State, and Zip Code: [REDACTED]

Country Mailing Information, if outside USA: [REDACTED]

Section 2. APPLICATION CONTACT

This is the person TCEQ will contact if additional information is needed regarding this application.

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

Yes, go to Section 3.

No, complete section below

Prefix (Mr. Ms. or Miss): [REDACTED]
First and Last Name: [REDACTED] Suffix: [REDACTED]
Title: [REDACTED] Credentials: [REDACTED]
Phone Number: [REDACTED] Fax Number: [REDACTED]
Email: [REDACTED]
Mailing Address: [REDACTED]
City, State, and Zip Code: [REDACTED]
Country Mailing Information, if outside USA: [REDACTED]

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

- a) TCEQ issued RE Reference Number (RN): RN [REDACTED]
- b) Name of project or site as known by the local community: [REDACTED]
- c) County, or counties if more than 1: [REDACTED]
- d) Latitude: [REDACTED] Longitude: [REDACTED]
- e) Site Address/Location:
If the site has a physical address such as 12100 Park 35 Circle, Austin, TX 78753, complete Section 3A.
If the site does not have a physical address, provide a location description in Section 3B. Example: located on the north side of FM 123, 2 miles west of the intersection of FM 123 and Highway 1.

Section 3A: Physical Address of Project or Site:

Street Number and Name: [REDACTED]
City, State, and Zip Code: [REDACTED]

Section 3B: Site Location Description:

Location description: [REDACTED]
[REDACTED]
City where the site is located or, if not in a city, what is the nearest city: [REDACTED]
Zip Code where the site is located: [REDACTED]

Section 4. REASON FOR TERMINATION

Check the reason for termination:

- Final stabilization has been achieved on all portions of the site that are the responsibility of the Operator and all silt fences and other temporary erosion controls have been removed, or scheduled for removal as defined in the SWP3.
- Another permitted Operator has assumed control over all areas of the site that have not been finally stabilized, and temporary erosion controls that have been identified in the SWP3 have been transferred to the new Operator.

- The discharge is now authorized under an alternate TPDES permit.
- The activity never began at this site that is regulated under the general permit.

Section 5. CERTIFICATION

Signatory Name: _____

Signatory Title: _____

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 and submit this document, and can provide documentation in proof of such authorization upon request.

Signature (use blue ink): _____ Date: _____

Instructions for Notice of Termination (NOT) for Authorizations under TPDES General Permit TXR150000

GENERAL INFORMATION

Where to Send the Notice of Termination (NOT):

BY REGULAR U.S. MAIL:

Texas Commission on Environmental Quality
Stormwater Processing Center (MC-228)
P.O. Box 13087
Austin, Texas 78711-3087

BY OVERNIGHT/EXPRESS MAIL:

Texas Commission on Environmental Quality
Stormwater Processing Center (MC-228)
12100 Park 35 Circle
Austin, TX 78753

TCEQ Contact List:

Application status and form questions:	512-239-3700, 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 Termination Process:

A Notice of Termination is **effective on the date postmarked for delivery to TCEQ.**

When your NOT is received by the program, the form will be processed as follows:

- 1) Administrative Review: The form will be reviewed to confirm the following:
 - the permit number is provided;
 - the permit is active and has been approved;
 - the entity terminating the permit is the current permittee;
 - the site information matches the original permit record; and
 - the form has the required original signature with title and date.
- 2) Notice of Deficiency: If an item is incomplete or not verifiable as indicated above, a phone call will be made to the applicant to clear the deficiency. A letter will not be sent to the permittee if unable to process the form.
- 3) Confirmation of Termination: A Notice of Termination Confirmation letter will be mailed to the operator.

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 not later than 10 days prior to the change in Operator status.

INSTRUCTIONS FOR FILLING OUT THE FORM

The majority of permit information related to the current operator and regulated entity are available at the following website: http://www2.tceq.texas.gov/wq_dpa/index.cfm.

Section 1. Operator (Current Permittee):

- a) Customer Number (CN)
TCEQ's Central Registry assigns each customer a number that begins with CN, followed by nine digits. This is not a permit number, registration number, or license number. The Customer Number, for the current permittee, is available at the following website:
http://www2.tceq.texas.gov/wq_dpa/index.cfm.

- b) Legal Name of Operator
The operator must be the same entity as previously submitted on the original Notice of Intent for the permit number provided. The current operator name, as provided on the current authorization, is available at the following website:
http://www2.tceq.texas.gov/wq_dpa/index.cfm.

- c) Contact Information for the Operator (Responsible Authority)
Provide information for person signing the NOT application in the Certification section. This person is also referred to as the Responsible Authority.

Provide a complete mailing address for receiving mail from the TCEQ. Update the address if different than previously submitted for the Notice of Intent or Notice of Change. The mailing address must be recognized by the US Postal Service. You may verify the address on the following website: <https://tools.usps.com/go/ZipLookupAction!input.action>.

The phone number should provide contact to the operator.

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

Section 2. Application Contact:

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

Section 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 where an activity regulated by TCEQ. This is not a permit number, registration number, or license number. The Regulated Entity Reference Number is available at the following website:
http://www2.tceq.texas.gov/wq_dpa/index.cfm.
- b) Name of the Project or Site
Provide the name of the site as known by the public in the area where the site is located.
- c) County
Identify the county or counties in which the regulated entity is located.
- d) Latitude and Longitude
Enter the latitude and longitude of the site in degrees, minutes, and seconds or decimal form. The latitude and longitude as provided on the current authorization is available at the following website: http://www2.tceq.texas.gov/wq_dpa/index.cfm.
- e) Site/Project (RE) Physical Address/Location Information
The physical address/location information, as provided on the current authorization, is available at the following website: http://www2.tceq.texas.gov/wq_dpa/index.cfm.

Section 3A. If a site has an address that includes a street number and street name, enter the complete address for the site. 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 the 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.

Section 3B. If a site does not have an address that includes a street number and street name, provide a complete written location description. For example: "The site is located on the north side of FM 123, 2 miles west of the intersection of FM 123 and Highway 1."

Provide the city (or nearest city) and Zip Code of the facility location.

Section 4. Reason for Termination:

The Notice of Termination form is only for use to terminate the authorization (permit). The Permittee must indicate the specific reason for terminating by checking one of the options. If the reason is not listed then provide an attachment that explains the reason for termination.

Please read your general permit carefully to determine when to terminate your permit. Permits will not be reactivated after submitting a termination form. The termination is effective on the date postmarked for delivery to TCEQ.

Section 5. Certification:

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

IF YOU ARE A CORPORATION:

The regulation that controls who may sign an application form is 30 Texas Administrative Code §305.44(a), which is provided 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), which is provided 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 statutes 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

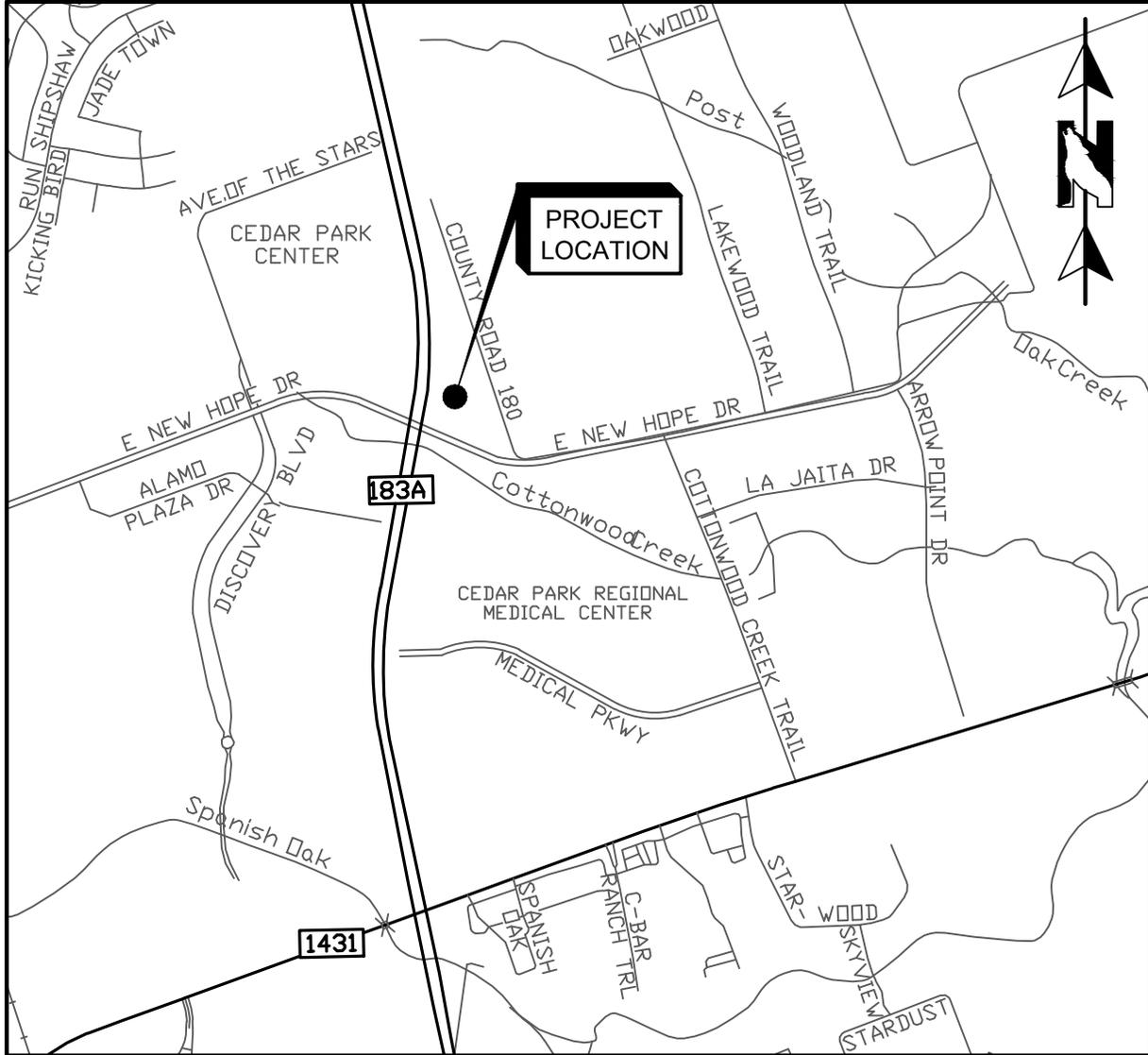
(a) All applications shall be signed as follows.

(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.

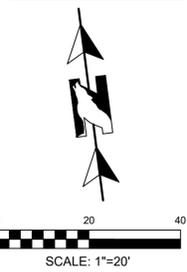
(3) For a municipality, state, federal, or other public agency, the application shall be signed by either a principal executive officer or a ranking elected official. For purposes of this paragraph, a principal executive officer of a federal agency includes the chief executive officer of the agency, 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).

A-5: Vicinity Map



VICINITY MAP
NO SCALE

A-6: SWPPP Site Map



ESC NOTES:

1. ADDITIONAL EROSION AND SEDIMENTATION CONTROLS MAY BE REQUIRED BY THE INSPECTOR AT TIME OF CONSTRUCTION.
2. ALL DISTURBED AREAS SHALL BE RE-VEGETATED TO MEET THE REQUIREMENTS OF THE CITY OF CEDAR PARK'S ORDINANCES.
3. CONTRACTOR IS SOLELY RESPONSIBLE FOR IMPLEMENTATION, MAINTENANCE, AND EFFECTIVENESS OF ALL SWPPP CONTROLS - CONTROLS SHOWN ON THIS SITE MAP ARE SUGGESTED CONTROLS ONLY.
4. THE CONTRACTOR SHALL INSTALL EROSION/SEDIMENTATION CONTROLS AND TREE/NATURAL AREA PROTECTIVE FENCING PRIOR TO ANY SITE PREPARATION WORK (CLEARING, GRUBBING OR EXCAVATION).
5. 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.
6. 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 IN STALLED 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 ARCHITECTURAL AND LANDSCAPE PLANS SINCE PERMANENT STABILIZATION IS PROVIDED BY LANDSCAPING, THE BUILDING(S), AND SITE PAVING.
7. 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.
8. THE CONTRACTOR IS REQUIRED TO INSPECT THE CONTROLS AND FENCES AT WEEKLY INTERVALS AND AFTER SIGNIFICANT RAINFALL EVENTS TO INSURE THAT THEY ARE FUNCTIONING PROPERLY. THE PERSON(S) RESPONSIBLE FOR MAINTENANCE OF CONTROLS AND FENCES SHALL IMMEDIATELY MAKE ANY NECESSARY REPAIRS TO DAMAGED AREAS. SILT ACCUMULATION AT CONTROLS MUST BE REMOVED WHEN THE DEPTH REACHES SIX (6) INCHES.
9. CONTRACTOR TO REPLACE SILT FENCE WITH TRIANGULAR FILTER DIKE AS NEEDED TO CONSTRUCT DRIVEWAYS AND PARKING SPACES.

TREE PRESERVATION NOTES:

1. THERE ARE NO EXISTING TREES ON SITE NEEDING PRETECTION. PLEASE REFERENCE LANDSCAPING & IRRIGATION PLAN FOR ADDITIONAL DETAILS.

LEGEND

FILTER FABRIC FENCE	FF
INLET PROTECTION BARRIER STAGE I AND/OR II	IPB I/II
STABILIZED CONSTRUCTION ACCESS	SC
CONCRETE TRUCK WASH OUT	CTW
FILTER DAM	RFD-ROCK
STORM SEWER MANHOLE	EXISTING: CURB, GRATE; PROPOSED: 'B-B', 'C-1', GRATE
STORM SEWER INLETS	
CULVERT PIPE	
ROW LINE	
PROPERTY LINE	
ADJACENT LOT LINE	
EASEMENT LINE	
TOP OF BANK	
CENTER LINE DITCH	
SWALE	

PROJECT BENCHMARK:

BENCHMARK
 TBM#1: 4" ALUMINUM DISK SET IN CONCRETE ALONG SOUTH RIGHT-OF-WAY OF EAST NEW HOPE DRIVE, NEAR THE NORTHWEST CORNER OF 8.24 ACRE CEDAR PARK TOWN CENTER LP TRACT.

DATUM: NAVD 88 (GEOID 09)
 ELEVATION: 930.86'

TBM#2: SQUARE CUT ON BACK OF CURB APPROXIMATELY 96' NORTH/NORTHEAST OF THE SOUTH CORNER OF LOT 4.

DATUM: NAVD 88 (GEOID 09)
 ELEVATION: 927.81'

SURVEY NOTE:

TOPOGRAPHIC & BENCHMARK INFORMATION USED IS BASED ON A COMBINATION OF THE ORIGINAL SURVEY OF THE PROPERTY & THE DEVELOPMENT PLANS OF THE CREDIT UNION. A NEW TOPOGRAPHIC SURVEY WAS NOT PERFORMED PRIOR TO THE DEVELOPMENT OF THIS PLAN SET. CONTRACTOR TO FIELD VERIFY EXISTING TOPOGRAPHIC INFORMATION & CONTACT ENGINEER OF RECORD IMMEDIATELY WITH ANY DISCREPANCIES PRIOR TO COMMENCING CONSTRUCTION.

FLOODPLAIN NOTE:

ACCORDING TO THE FEDERAL EMERGENCY MANAGEMENT AGENCY'S FLOOD INSURANCE RATE MAP (FIRM) No. 48491C0462F FOR HARRIS COUNTY AND INCORPORATED AREAS, THE PROJECT TRACT IS WITHIN FLOOD HAZARD ZONE 'X', DESIGNATED AS AN AREA OF MINIMAL FLOOD HAZARD. DATED: DECEMBER 20, 2019.

ETHAN ALLEN CEDAR PARK

5204 183A Frontage Rd
 Cedar Park, TX 78613

PROJECT:
 WL0168-22

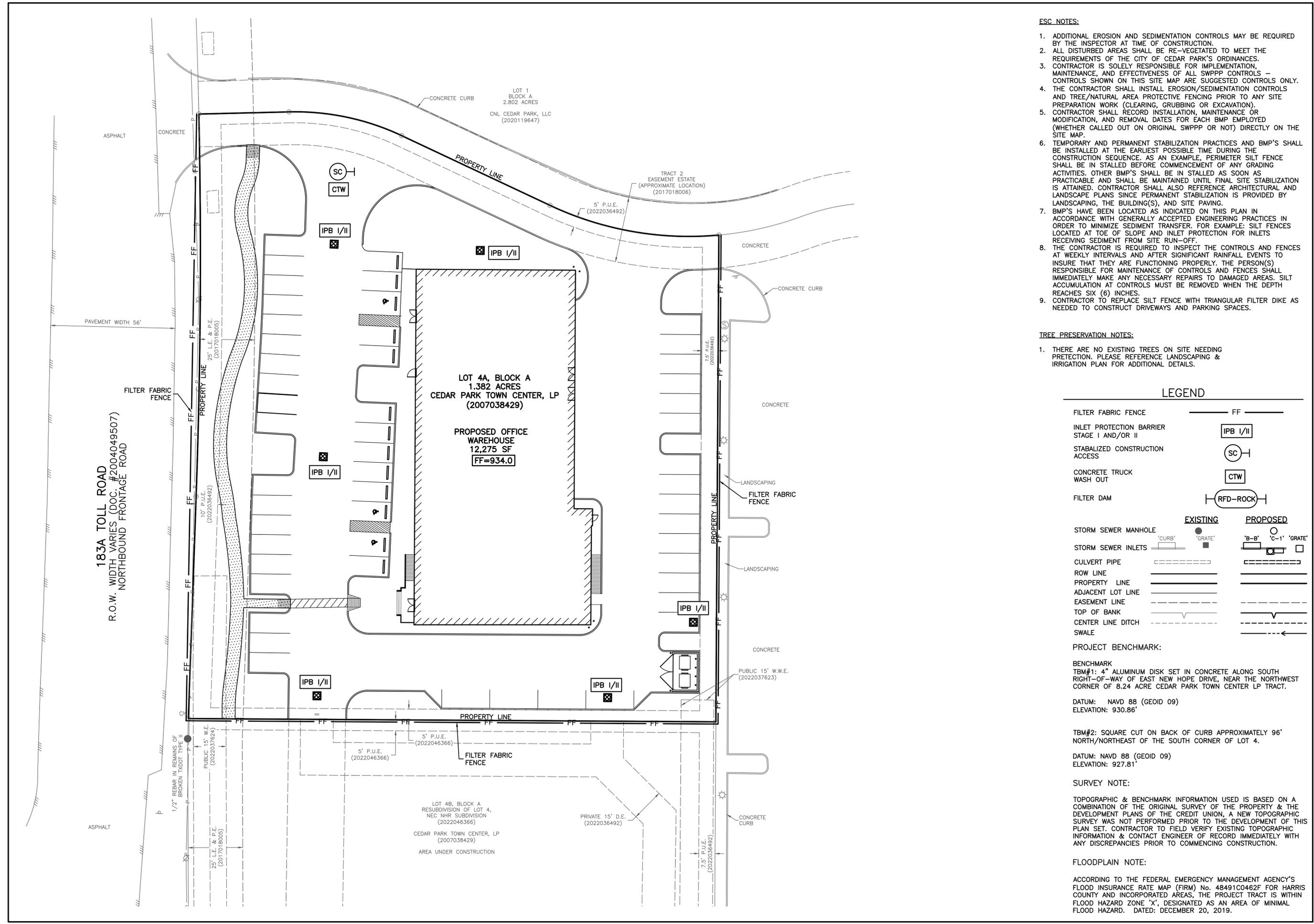
FILE:

ISSUE/REVISION:
 DATE:

TITLE:
 TREE PRESERVATION & EROSION & SEDIMENTATION CONTROL PLAN

DRAWING:

6



183A TOLL ROAD
 R.O.W. WIDTH VARIES (DOC. #2004049507)
 NORTHBOUND FRONTAGE ROAD

LOT 4A, BLOCK A
 1.382 ACRES
 CEDAR PARK TOWN CENTER, LP
 (2007038429)

PROPOSED OFFICE
 WAREHOUSE
 12,275 SF
 FF=934.0

LOT 4B, BLOCK A
 RESUBDIVISION OF LOT 4,
 NEC NHR SUBDIVISION
 (2022046366)

CEDAR PARK TOWN CENTER, LP
 (2007038429)

AREA UNDER CONSTRUCTION

PRIVATE 15' D.E.
 (2022036492)

PUBLIC 15' W.W.E.
 (2022037623)

5' P.U.E.
 (2022046366)

5' P.U.E.
 (2022046366)

PUBLIC 15' W.E.
 (2022037624)

25' L.E. & P.E.
 (2017018005)

5' P.U.E.
 (2022036492)

TRACT 2
 EASEMENT ESTATE
 (APPROXIMATE LOCATION)
 (2017018006)

5' P.U.E.
 (2022036492)

25' L.E. & P.E.
 (2017018005)

10' P.U.E.
 (2022036492)

1/2" REBAR IN REMAINS OF
 BROKEN TxDOT TYPE II

PAVEMENT WIDTH 56'

ASPHALT

CONCRETE

LOT 1
 BLOCK A
 2.802 ACRES
 CNL CEDAR PARK, LLC
 (2020119647)

CONCRETE

CONCRETE CURB

CONCRETE

LANDSCAPING

LANDSCAPING

CONCRETE

CONCRETE CURB

ASPHALT

A-7: TXR15000 Permit 2018



General Permit to Discharge Under
the Texas Pollutant Discharge
Elimination System

Stormwater Discharges Associated with
Construction Activities
TXR150000

Effective March 5, 2018

printed on
recycled paper

TEXAS COMMISSION ON ENVIRONMENTAL QUALITY

Texas Commission on Environmental Quality

P.O. Box 13087, Austin, Texas 78711-3087



GENERAL PERMIT TO DISCHARGE UNDER THE
TEXAS POLLUTANT DISCHARGE ELIMINATION SYSTEM

under provisions of
Section 402 of the Clean Water Act
and Chapter 26 of the Texas Water Code

This permit supersedes and replaces
TPDES General Permit No. TXR150000, issued March 5, 2013

Construction sites that discharge stormwater associated with construction activity
located in the state of Texas

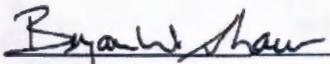
may discharge to surface water in the state

only according to monitoring requirements and other conditions set forth in this general permit, as well as the rules of the Texas Commission on Environmental Quality (TCEQ or Commission), the laws of the State of Texas, and other orders of the Commission of the TCEQ. The issuance of this general permit does not grant to the permittee the right to use private or public property for conveyance of stormwater and certain non-stormwater discharges along the discharge route. This includes property belonging to but not limited to any individual, partnership, corporation or other entity. Neither does this general permit authorize any invasion of personal rights nor any violation of federal, state, or local laws or regulations. It is the responsibility of the permittee to acquire property rights as may be necessary to use the discharge route.

This general permit and the authorization contained herein shall expire at midnight, five years from the permit effective date.

EFFECTIVE DATE: March 5, 2018

ISSUED DATE: 2-8-18


For the Commission

**TPDES GENERAL PERMIT NUMBER TXR150000 RELATING TO
STORMWATER DISCHARGES ASSOCIATED WITH CONSTRUCTION
ACTIVITIES**

Table of Contents

Part I. Flow Chart and Definitions	5
Section A. Flow Chart to Determine Whether Coverage is Required	5
Section B. Definitions	6
Part II. Permit Applicability and Coverage	13
Section A. Discharges Eligible for Authorization	13
1. Stormwater Associated with Construction Activity	13
2. Discharges of Stormwater Associated with Construction Support Activities	13
3. Non-Stormwater Discharges	13
4. Other Permitted Discharges	14
Section B. Concrete Truck Wash Out	14
Section C. Limitations on Permit Coverage	14
1. Post Construction Discharges	14
2. Prohibition of Non-Stormwater Discharges	14
3. Compliance with Water Quality Standards	14
4. Impaired Receiving Waters and Total Maximum Daily Load (TMDL) Requirements	14
5. Discharges to the Edwards Aquifer Recharge or Contributing Zone	15
6. Discharges to Specific Watersheds and Water Quality Areas	16
7. Protection of Streams and Watersheds by Other Governmental Entities	16
8. Indian Country Lands	16
9. Oil and Gas Production and Transportation	16
10. Stormwater Discharges from Agricultural Activities	16
11. Endangered Species Act	16
12. Other	17
Section D. Deadlines for Obtaining Authorization to Discharge	17
1. Large Construction Activities	17
2. Small Construction Activities	17
Section E. Obtaining Authorization to Discharge	17
1. Automatic Authorization for Small Construction Activities with Low Potential for Erosion:	17
2. Automatic Authorization for Small Construction Activities:	18
3. Authorization for Large Construction Activities:	19

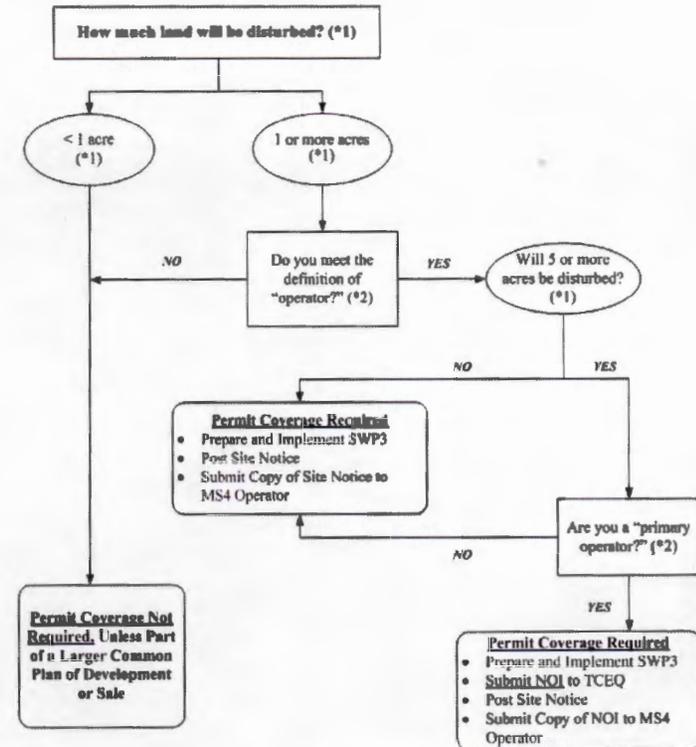
4. Waivers for Small Construction Activities:	20
5. Effective Date of Coverage	20
6. Notice of Change (NOC)	21
7. Signatory Requirement for NOI Forms, Notice of Termination (NOT) Forms, NOC Letters, and Construction Site Notices	22
8. Contents of the NOI	22
Section F. Terminating Coverage	23
1. Notice of Termination (NOT) Required	23
2. Minimum Contents of the NOT	23
3. Termination of Coverage for Small Construction Sites and for Secondary Operators at Large Construction Sites	24
4. Transfer of Day-to-Day Operational Control	24
Section G. Waivers from Coverage	25
1. Waiver Applicability and Coverage	25
2. Steps to Obtaining a Waiver	26
3. Effective Date of a LREW	26
4. Activities Extending Beyond the LREW Period	26
Section H. Alternative TPDES Permit Coverage	27
1. Individual Permit Alternative	27
2. Alternative Authorizations for Certain Discharges	27
3. Individual Permit Required	27
4. Alternative Discharge Authorization	27
Section I. Permit Expiration	27
Part III. Stormwater Pollution Prevention Plans (SWP3)	28
Section A. Shared SWP3 Development	29
Section B. Responsibilities of Operators	29
1. Secondary Operators and Primary Operators with Control Over Construction Plans and Specifications	29
2. Primary Operators with Day-to-Day Operational Control	30
Section C. Deadlines for SWP3 Preparation, Implementation, and Compliance	30
Section D. Plan Review and Making Plans Available	30
Section E. Revisions and Updates to SWP3s	31
Section F. Contents of SWP3	31
Section G. Erosion and Sediment Control Requirements Applicable to All Sites	40
Part IV. Stormwater Runoff from Concrete Batch Plants	42
Section A. Benchmark Sampling Requirements	42
Section B. Best Management Practices (BMPs) and SWP3 Requirements	44

Section C. Prohibition of Wastewater Discharges.....46
 Part V. Concrete Truck Wash Out Requirements46
 Part VI. Retention of Records.....47
 Part VII. Standard Permit Conditions47
 Part VIII. Fees48
 Appendix A: Automatic Authorization50
 Appendix B: Erosivity Index (EI) Zones in Texas52
 Appendix C: Isoerodent Map53
 Appendix D: Erosivity Indices for EI Zones in Texas54

Part I. Flow Chart and Definitions

Section A. Flow Chart to Determine Whether Coverage is Required

When calculating the acreage of land area disturbed, include the disturbed land-area of all construction and construction support activities.



(*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 "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.

Section B. Definitions

Arid Areas - Areas with an average annual rainfall of 0 to 10 inches.

Best Management Practices (BMPs) - Schedules of activities, prohibitions of practices, maintenance procedures, structural controls, local ordinances, and other management practices to prevent or reduce the discharge of pollutants. BMPs also include treatment requirements, operating procedures, and practices to control construction site runoff, spills or leaks, waste disposal, or drainage from raw material storage areas.

Commencement of Construction - The initial disturbance of soils associated with clearing, grading, or excavation activities, as well as other construction-related activities (e.g., stockpiling of fill material, demolition).

Common Plan of Development - A construction activity that is completed in separate stages, separate phases, or in combination with other construction activities. A common plan of development (also known as a "common plan of development or sale") is identified by the documentation for the construction project that identifies the scope of the project, and may include plats, blueprints, marketing plans, contracts, building permits, a public notice or hearing, zoning requests, or other similar documentation and activities. A common plan of development does not necessarily include all construction projects within the jurisdiction of a public entity (e.g., a city or university). Construction of roads or buildings in different parts of the jurisdiction would be considered separate "common plans," with only the interconnected parts of a project being considered part of a "common plan" (e.g., a building and its associated parking lot and driveways, airport runway and associated taxiways, a building complex, etc.). Where discrete construction projects occur within a larger common plan of development or sale but are located ¼ mile or more apart, and the area between the projects is not being disturbed, each individual project can be treated as a separate plan of development or sale, provided that any interconnecting road, pipeline or utility project that is part of the same "common plan" is not included in the area to be disturbed.

Construction Activity - Includes soil disturbance activities, including clearing, grading, excavating, construction-related activity (e.g., stockpiling of fill material, demolition), and construction support activity. This does not include routine maintenance that is performed to maintain the original line and grade, hydraulic capacity, or original purpose of the site (e.g., the routine grading of existing dirt roads, asphalt overlays of existing roads, the routine clearing of existing right-of-ways, and similar maintenance activities). Regulated construction activity is defined in terms of small and large construction activity.

Construction Support Activity - A construction-related activity that specifically supports construction activity, which can involve earth disturbance or pollutant-generating activities of its own, and can include, but are not limited to, activities associated with concrete or asphalt batch plants, rock crushers, equipment staging or storage areas, chemical storage areas, material storage areas, material borrow areas, and excavated material disposal areas. Construction support activity must only directly support the construction activity authorized under this general permit.

Dewatering - The act of draining rainwater or groundwater from building foundations, vaults, and trenches.

Discharge - For the purposes of this permit, the drainage, release, or disposal of pollutants in stormwater and certain non-stormwater from areas where soil disturbing activities (e.g., clearing, grading, excavation, stockpiling of fill material, and demolition), construction materials or equipment storage or maintenance (e.g., fill piles, borrow area, concrete truck wash out, fueling), or other industrial stormwater directly related to the construction process (e.g., concrete or asphalt batch plants) are located.

Drought-Stricken Area - For the purposes of this permit, an area in which the National Oceanic and Atmospheric Administration's U.S. Seasonal Drought Outlook indicates for the period during which the construction will occur that any of the following conditions are

likely: (1) "Drought to persist or intensify", (2) "Drought ongoing, some improvement", (3) "Drought likely to improve, impacts ease", or (4) "Drought development likely". See http://www.cpc.ncep.noaa.gov/products/expert_assessment/drought.html.

Edwards Aquifer - As defined under Texas Administrative Code (TAC) § 213.3 of this title (relating to the Edwards Aquifer), that portion of an arcuate belt of porous, water-bearing, predominantly carbonate rocks known as the Edwards and Associated Limestones in the Balcones Fault Zone trending from west to east to northeast in Kinney, Uvalde, Medina, Bexar, Comal, Hays, Travis, and Williamson Counties; and composed of the Salmon Peak Limestone, McKnight Formation, West Nueces Formation, Devil's River Limestone, Person Formation, Kainer Formation, Edwards Formation, and Georgetown Formation. The permeable aquifer units generally overlie the less-permeable Glen Rose Formation to the south, overlie the less-permeable Comanche Peak and Walnut Formations north of the Colorado River, and underlie the less-permeable Del Rio Clay regionally.

Edwards Aquifer Recharge Zone - Generally, that area where the stratigraphic units constituting the Edwards Aquifer crop out, including the outcrops of other geologic formations in proximity to the Edwards Aquifer, where caves, sinkholes, faults, fractures, or other permeable features would create a potential for recharge of surface waters into the Edwards Aquifer. The recharge zone is identified as that area designated as such on official maps located in the offices of the Texas Commission on Environmental Quality (TCEQ) and the appropriate regional office. The Edwards Aquifer Map Viewer, located at http://www.tceq.texas.gov/compliance/field_ops/eapp/mapdisclaimer.html, can be used to determine where the recharge zone is located.

Edwards Aquifer Contributing Zone - The area or watershed where runoff from precipitation flows downgradient to the recharge zone of the Edwards Aquifer. The contributing zone is located upstream (upgradient) and generally north and northwest of the recharge zone for the following counties: all areas within Kinney County, except the area within the watershed draining to Segment No. 2304 of the Rio Grande Basin; all areas within Uvalde, Medina, Bexar, and Comal Counties; all areas within Hays and Travis Counties, except the area within the watersheds draining to the Colorado River above a point 1.3 miles upstream from Tom Miller Dam, Lake Austin at the confluence of Barrow Brook Cove, Segment No. 1403 of the Colorado River Basin; and all areas within Williamson County, except the area within the watersheds draining to the Lampasas River above the dam at Stillhouse Hollow reservoir, Segment No. 1216 of the Brazos River Basin. The contributing zone is illustrated on the Edwards Aquifer map viewer at http://www.tceq.texas.gov/compliance/field_ops/eapp/mapdisclaimer.html.

Effluent Limitations Guideline (ELG) - Defined in 40 Code of Federal Regulations (CFR) § 122.2 as a regulation published by the Administrator under § 304(b) of the Clean Water Act (CWA) to adopt or revise effluent limitations.

Facility or Activity - For the purpose of this permit, referring to a construction site, the location of construction activity, or a construction support activity that is regulated under this general permit, including all contiguous land and fixtures (for example, ponds and materials stockpiles), structures, or appurtenances used at a construction site or industrial site.

Final Stabilization - A construction site status where any of the following conditions are met:

- (a) All soil disturbing activities at the site have been completed and a uniform (that is, evenly distributed, without large bare areas) perennial vegetative cover with a density of at least 70% of the native background vegetative cover for the area has been established on all unpaved areas and areas not covered by permanent structures, or equivalent permanent stabilization measures (such as the use of riprap, gabions, or geotextiles) have been employed.

- (b) For individual lots in a residential construction site by either:
- (1) the homebuilder completing final stabilization as specified in condition (a) above; or
 - (2) the homebuilder establishing temporary stabilization for an individual lot prior to the time of transfer of the ownership of the home to the buyer and after informing the homeowner of the need for, and benefits of, final stabilization. If temporary stabilization is not feasible, then the homebuilder may fulfill this requirement by retaining perimeter controls or BMPs, and informing the homeowner of the need for removal of temporary controls and the establishment of final stabilization. Fulfillment of this requirement must be documented in the homebuilder's stormwater pollution prevention plan (SWP3).
- (c) For construction activities on land used for agricultural purposes (such as pipelines across crop or range land), final stabilization may be accomplished by returning the disturbed land to its preconstruction agricultural use. Areas disturbed that were not previously used for agricultural activities, such as buffer strips immediately adjacent to surface water and areas that are not being returned to their preconstruction agricultural use must meet the final stabilization conditions of condition (a) above.
- (d) In arid, semi-arid, and drought-stricken areas only, all soil disturbing activities at the site have been completed and both of the following criteria have been met:
- (1) Temporary erosion control measures (for example, degradable rolled erosion control product) are selected, designed, and installed along with an appropriate seed base to provide erosion control for at least three years without active maintenance by the operator, and
 - (2) The temporary erosion control measures are selected, designed, and installed to achieve 70% of the native background vegetative coverage within three years.

Hyperchlorination of Waterlines – Treatment of potable water lines or tanks with chlorine for disinfection purposes, typically following repair or partial replacement of the waterline or tank, and subsequently flushing the contents.

Impaired Water - A surface water body that is identified as impaired on the latest approved CWA §303(d) List or waters with an EPA-approved or established total maximum daily load (TMDL) that are found on the latest EPA approved *Texas Integrated Report of Surface Water Quality for CWA Sections 305(b) and 303(d)*, which lists the category 4 and 5 water bodies.

Indian Country Land – All land within the limits of any Indian reservation under the jurisdiction of the United States government, notwithstanding the issuance of any patent, and, including rights-of-way running through the reservation; (2) all dependent Indian communities with the borders of the United States whether within the originally or subsequently acquired territory thereof, and whether within or without the limits of a state; and (3) all Indian allotments, the Indian titles to which have not been extinguished, including rights-of-way running through the same. (40 CFR §122.2)

Indian Tribe - Any Indian Tribe, band, group, or community recognized by the Secretary of the Interior and exercising governmental authority over a Federal Indian Reservation (40 CFR §122.2).

Infeasible – Not technologically possible, or not economically practicable and achievable in light of best industry practices. (40 CFR §450.11(b)).

Large Construction Activity - Construction activities including clearing, grading, and excavating that result in land disturbance of equal to or greater than five (5) acres of land. Large construction activity also includes the disturbance of less than five (5) acres of total

land area that is part of a larger common plan of development or sale if the larger common plan will ultimately disturb equal to or greater than five (5) acres of land. Large construction activity does not include routine maintenance that is performed to maintain the original line and grade, hydraulic capacity, or original purpose of the site (for example, the routine grading of existing dirt roads, asphalt overlays of existing roads, the routine clearing of existing right-of-ways, and similar maintenance activities.)

Linear Project – Includes the construction of roads, bridges, conduits, substructures, pipelines, sewer lines, towers, poles, cables, wires, connectors, switching, regulating and transforming equipment and associated ancillary facilities in a long, narrow area.

Low Rainfall Erosivity Waiver (LREW) - A written submission to the executive director from an operator of a construction site that is considered as small construction activity under the permit, which qualifies for a waiver from the requirements for small construction activities, only during the period of time when the calculated rainfall erosivity factor is less than five (5).

Minimize - To reduce or eliminate to the extent achievable using stormwater controls that are technologically available and economically practicable and achievable in light of best industry practices.

Municipal Separate Storm Sewer System (MS4) - A separate storm sewer system owned or operated by the United States, a state, city, town, county, district, association, or other public body (created by or pursuant to state law) having jurisdiction over the disposal of sewage, industrial wastes, stormwater, or other wastes, including special districts under state law such as a sewer district, flood control or drainage district, or similar entity, or an Indian tribe or an authorized Indian tribal organization, that discharges to surface water in the state.

Notice of Change (NOC) – Written notification to the executive director from a discharger authorized under this permit, providing changes to information that was previously provided to the agency in a notice of intent form.

Notice of Intent (NOI) - A written submission to the executive director from an applicant requesting coverage under this general permit.

Notice of Termination (NOT) - A written submission to the executive director from a discharger authorized under this general permit requesting termination of coverage.

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 construction activity that meets either of the following two criteria:

- (a) the person or persons have on-site 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 (for example, 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 or entity, often the property owner, whose operational control is limited to:

- (a) the employment of other operators, such as a general contractor, to perform or supervise construction activities; or

- (b) the ability to approve or disapprove changes to construction plans and specifications, but who does not have day-to-day on-site operational control over construction activities at the site.

Secondary operators must either prepare their own SWP3 or participate in a shared SWP3 that covers the areas of the construction site, where they have control over the construction plans and specifications.

If there is not a primary operator at the construction site, then the secondary operator is defined as the primary operator and must comply with the requirements for primary operators.

Outfall - For the purpose of this permit, a point source at the point where stormwater runoff associated with construction activity discharges to surface water in the state and does not include open conveyances connecting two municipal separate storm sewers, or pipes, tunnels, or other conveyances that connect segments of the same stream or other water of the U.S. and are used to convey waters of the U.S.

Permittee - An operator authorized under this general permit. The authorization may be gained through submission of a notice of intent, by waiver, or by meeting the requirements for automatic coverage to discharge stormwater runoff and certain non-stormwater discharges from construction activity.

Point Source - Any discernible, confined, and discrete conveyance, including but not limited to, any pipe, ditch, channel, tunnel, conduit, well, discrete fissure, container, rolling stock concentrated animal feeding operation, landfill leachate collection system, vessel or other floating craft from which pollutants are, or may be, discharged. This term does not include return flows from irrigated agriculture or agricultural stormwater runoff (40 CFR §122.2).

Pollutant - Dredged spoil, solid waste, incinerator residue, sewage, garbage, sewage sludge, filter backwash, munitions, chemical wastes, biological materials, radioactive materials, heat, wrecked or discarded equipment, rock, sand, cellar dirt, and industrial, municipal, and agricultural waste discharged into any surface water in the state. The term "pollutant" does not include tail water or runoff water from irrigation or rainwater runoff from cultivated or uncultivated rangeland, pastureland, and farmland. For the purpose of this permit, the term "pollutant" includes sediment.

Pollution - The alteration of the physical, thermal, chemical, or biological quality of, or the contamination of, any surface water in the state that renders the water harmful, detrimental, or injurious to humans, animal life, vegetation, or property or to public health, safety, or welfare, or impairs the usefulness or the public enjoyment of the water for any lawful or reasonable purpose (Texas Water Code (TWC) §26.001(14)).

Rainfall Erosivity Factor (R factor) - the total annual erosive potential that is due to climatic effects, and is part of the Revised Universal Soil Loss Equation (RUSLE).

Receiving Water - A "Water of the United States" as defined in 40 CFR §122.2 or a surface water in the state into which the regulated stormwater discharges.

Semi-arid Areas - areas with an average annual rainfall of 10 to 20 inches.

Separate Storm Sewer System - A conveyance or system of conveyances (including roads with drainage systems, streets, catch basins, curbs, gutters, ditches, man-made channels, or storm drains), designed or used for collecting or conveying stormwater; that is not a combined sewer, and that is not part of a publicly owned treatment works (POTW).

Small Construction Activity - Construction activities including clearing, grading, and excavating that result in land disturbance of equal to or greater than one (1) acre and less than five (5) acres of land. Small construction activity also includes the disturbance of less than one (1) acre of total land area that is part of a larger common plan of development or sale if the larger common plan will ultimately disturb equal to or greater than one (1) and

less than five (5) acres of land. Small construction activity does not include routine maintenance that is performed to maintain the original line and grade, hydraulic capacity, or original purpose of the site (for example, the routine grading of existing dirt roads, asphalt overlays of existing roads, the routine clearing of existing right-of-ways, and similar maintenance activities).

Steep Slopes - Where a state, Tribe, local government, or industry technical manual (e.g. stormwater BMP manual) has defined what is to be considered a "steep slope", this permit's definition automatically adopts that definition. Where no such definition exists, steep slopes are automatically defined as those that are 15 percent or greater in grade.

Stormwater (or Stormwater Runoff) - Rainfall runoff, snow melt runoff, and surface runoff and drainage.

Stormwater Associated with Construction Activity - Stormwater runoff, as defined above, from a construction activity.

Structural Control (or Practice) - A pollution prevention practice that requires the construction of a device, or the use of a device, to reduce or prevent pollution in stormwater runoff. Structural controls and practices may include but are not limited to: silt fences, earthen dikes, drainage swales, sediment traps, check dams, subsurface drains, storm drain inlet protection, rock outlet protection, reinforced soil retaining systems, gabions, and temporary or permanent sediment basins.

Surface Water in the State - Lakes, bays, ponds, impounding reservoirs, springs, rivers, streams, creeks, estuaries, wetlands, marshes, inlets, canals, the Gulf of Mexico inside the territorial limits of the state (from the mean high water mark (MHW) out 10.36 miles into the Gulf), and all other bodies of surface water, natural or artificial, inland or coastal, fresh or salt, navigable or non-navigable, and including the beds and banks of all water-courses and bodies of surface water, that are wholly or partially inside or bordering the state or subject to the jurisdiction of the state; except that waters in treatment systems which are authorized by state or federal law, regulation, or permit, and which are created for the purpose of waste treatment are not considered to be water in the state.

Temporary Stabilization - A condition where exposed soils or disturbed areas are provided a protective cover or other structural control to prevent the migration of pollutants. Temporary stabilization may include temporary seeding, geotextiles, mulches, and other techniques to reduce or eliminate erosion until either permanent stabilization can be achieved or until further construction activities take place.

Thawing Conditions - for the purposes of this permit, thawing conditions are expected based on the historical likelihood of two or more days with daytime temperatures greater than 32 F. This date can be determined by looking at historical weather data.

Note: The estimation of thawing conditions is for planning purposes only. During construction, the permittee will be required to conduct site inspections based upon actual conditions (i.e., if thawing conditions occur sooner than expected, the permittee will be required to conduct inspections at the regular frequency).

Total Maximum Daily Load (TMDL) - The total amount of a pollutant that a water body can assimilate and still meet the Texas Surface Water Quality Standards.

Turbidity - A condition of water quality characterized by the presence of suspended solids and/or organic material.

Waters of the United States - Waters of the United States or waters of the U.S. means:

- all waters which are currently used, were used in the past, or may be susceptible to use in interstate or foreign commerce, including all waters which are subject to the ebb and flow of the tide;
- all interstate waters, including interstate wetlands;

- (c) all other waters such as intrastate lakes, rivers, streams (including intermittent streams), mudflats, sandflats, wetlands, sloughs, prairie potholes, wet meadows, playa lakes, or natural ponds that the use, degradation, or destruction of which would affect or could affect interstate or foreign commerce including any such waters:
 - (1) which are or could be used by interstate or foreign travelers for recreational or other purposes;
 - (2) from which fish or shellfish are or could be taken and sold in interstate or foreign commerce; or
 - (3) which are used or could be used for industrial purposes by industries in interstate commerce;
- (d) all impoundments of waters otherwise defined as waters of the United States under this definition;
- (e) tributaries of waters identified in paragraphs (a) through (d) of this definition;
- (f) the territorial sea; and
- (g) wetlands adjacent to waters (other than waters that are themselves wetlands) identified in paragraphs (a) through (f) of this definition.

Waste treatment systems, including treatment ponds or lagoons designed to meet the requirements of CWA are not waters of the U.S. This exclusion applies only to manmade bodies of water which neither were originally created in waters of the U.S. (such as disposal area in wetlands) nor resulted from the impoundment of waters of the U.S. Waters of the U.S. do not include prior converted cropland. Notwithstanding the determination of an area's status as prior converted cropland by any other federal agency, for the purposes of the CWA, the final authority regarding CWA jurisdiction remains with EPA.

Part II. Permit Applicability and Coverage

Section A. Discharges Eligible for Authorization

1. Stormwater Associated with Construction Activity

Discharges of stormwater runoff and certain non-stormwater discharges from small and large construction activities may be authorized under this general permit.

2. Discharges of Stormwater Associated with Construction Support Activities

Discharges of stormwater runoff and certain non-stormwater discharges from construction support activities as defined in Part I.B of this general permit may be authorized, provided that the following conditions are met:

- (a) the construction support activities are located within one (1) mile from the boundary of the construction site where the construction activity authorized under the permit is being conducted that requires the support of these activities;
- (b) an SWP3 is developed for the permitted construction site according to the provisions in Part III.F of this general permit, and includes appropriate controls and measures to reduce erosion and the discharge of pollutants in stormwater runoff according to the provisions in Part III.G of this general permit;
- (c) the activities are directly related to the construction site;
- (d) the activities are not a commercial operation, nor serve other unrelated construction projects; and
- (e) the activities do not continue to operate beyond the completion of the construction activity at the project it supports.

Construction support activities that operate outside the terms provided in (a) through (e) above must obtain authorization under a separate Texas Pollutant Discharge Elimination System (TPDES) permit, which may include the TPDES Multi Sector General Permit (MSGP), TXR050000 (related to stormwater discharges associated with industrial activity), an alternative general permit (if available), or an individual water quality permit.

3. Non-Stormwater Discharges

The following non-stormwater discharges from sites authorized under this general permit are also eligible for authorization under this general permit:

- (a) discharges from fire-fighting activities (fire-fighting activities do not include washing of trucks, run-off water from training activities, test water from fire suppression systems, or similar activities);
- (b) uncontaminated fire hydrant flushings (excluding discharges of hyperchlorinated water, unless the water is first dechlorinated and discharges are not expected to adversely affect aquatic life), which include flushings from systems that utilize potable water, surface water, or groundwater that does not contain additional pollutants (uncontaminated fire hydrant flushings do not include systems utilizing reclaimed wastewater as a source water);
- (c) water from the routine external washing of vehicles, the external portion of buildings or structures, and pavement, where detergents and soaps are not used, where spills or leaks of toxic or hazardous materials have not occurred (unless spilled materials have been removed; and if local state, or federal regulations are applicable, the materials are removed according to those regulations), and where the purpose is to remove mud, dirt, or dust;

- (d) uncontaminated water used to control dust;
- (e) potable water sources, including waterline flushings, but excluding discharges of hyperchlorinated water, unless the water is first dechlorinated and discharges are not expected to adversely affect aquatic life;
- (f) uncontaminated air conditioning condensate;
- (g) uncontaminated ground water or spring water, including foundation or footing drains where flows are not contaminated with industrial materials such as solvents; and
- (h) lawn watering and similar irrigation drainage.

4. Other Permitted Discharges

Any discharge authorized under a separate National Pollutant Discharge Elimination System (NPDES), TPDES, or TCEQ permit may be combined with discharges authorized by this general permit, provided those discharges comply with the associated permit.

Section B. Concrete Truck Wash Out

The wash out of concrete trucks at regulated construction sites must be performed in accordance with the requirements of Part V of this general permit.

Section C. Limitations on Permit Coverage

1. Post Construction Discharges

Discharges that occur after construction activities have been completed, and after the construction site and any supporting activity site have undergone final stabilization, are not eligible for coverage under this general permit. Discharges originating from the sites are not authorized under this general permit following the submission of the notice of termination (NOT) or removal of the appropriate site notice, as applicable, for the regulated construction activity.

2. Prohibition of Non-Stormwater Discharges

Except as otherwise provided in Part II.A of this general permit, only discharges that are composed entirely of stormwater associated with construction activity may be authorized under this general permit.

3. Compliance with Water Quality Standards

Discharges to surface water in the state that would cause, have the reasonable potential to cause, or contribute to a violation of water quality standards or that would fail to protect and maintain existing designated uses of surface water in the state are not eligible for coverage under this general permit. The executive director may require an application for an individual permit or alternative general permit (see Parts II.H.2 and 3.) to authorize discharges to surface water in the state if the executive director determines that any activity will cause, has the reasonable potential to cause, or contribute to a violation of water quality standards or is found to cause, has the reasonable potential to cause, or contribute to, the impairment of a designated use. The executive director may also require an application for an individual permit considering factors described in Part II.H.3 of this general permit.

4. Impaired Receiving Waters and Total Maximum Daily Load (TMDL) Requirements

The permittee shall determine whether the authorized discharge is to an impaired water body on the latest EPA-approved CWA Section 303(d) List or waters with an EPA-approved or established TMDL that are found on the latest EPA-approved Texas

Integrated Report of Surface Water Quality for CWA Sections 305(b) and 303(d), which lists the category 4 and 5 water bodies.

New sources or new discharges of the pollutants of concern to impaired waters are not authorized by this permit unless otherwise allowable under 30 TAC Chapter 305 and applicable state law. Impaired waters are those that do not meet applicable water quality standard(s) and are listed as category 4 or 5 in the current version of the *Texas Integrated Report of Surface Water Quality*, and waterbodies listed on the CWA § 303(d) list. Pollutants of concern are those for which the water body is listed as impaired.

Discharges of the pollutants of concern to impaired water bodies for which there is a TMDL are not eligible for coverage under this general permit unless they are consistent with the approved TMDL. Permittees must incorporate the conditions and requirements applicable to their discharges into their SWP3, in order to be eligible for coverage under this general permit. For consistency with the construction stormwater-related items in an approved TMDL, the SWP3 must be consistent with any applicable condition, goal, or requirement in the TMDL, TMDL Implementation Plan (I-Plan), or as otherwise directed by the executive director.

5. Discharges to the Edwards Aquifer Recharge or Contributing Zone

Discharges cannot be authorized by this general permit where prohibited by 30 TAC Chapter 213 (relating to Edwards Aquifer). In addition, commencement of construction (i.e., the initial disturbance of soils associated with clearing, grading, or excavating activities, as well as other construction-related activities such as stockpiling of fill material and demolition) at a site regulated under 30 TAC Chapter 213, may not begin until the appropriate Edwards Aquifer Protection Plan (EAPP) has been approved by the TCEQ's Edwards Aquifer Protection Program.

- (a) 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 (CZ), 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 this general permit.
- (b) For existing discharges located within the Edwards Aquifer Recharge Zone, the requirements of the agency-approved Water Pollution Abatement Plan (WPAP) under the Edwards Aquifer Rule is in addition to the requirements of this general permit. BMPs and maintenance schedules for structural stormwater 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 stormwater runoff are in addition to the requirements in this general permit for this pollutant.
- (c) For discharges located within ten stream miles upstream of the Edwards Aquifer recharge zone, applicants shall also submit a copy of the NOI to the appropriate TCEQ regional office.

Counties: Comal, Bexar, Medina, Uvalde, and Kinney

Contact: TCEQ Water Program Manager
San Antonio Regional Office
1425 Judson Road
San Antonio, Texas 78233-4480
(210) 490-3096

Counties: Williamson, Travis, and Hays

Contact: TCEQ Water Program Manager
Austin Regional Office
12100 Park 35 Circle

Room 179, Building A
Austin, Texas 78753
(512) 339-2929

6. Discharges to Specific Watersheds and Water Quality Areas

Discharges otherwise eligible for coverage cannot be authorized by this general permit where prohibited by 30 TAC Chapter 311 (relating to Watershed Protection) for water quality areas and watersheds.

7. Protection of Streams and Watersheds by Other Governmental Entities

This general permit does not limit the authority or ability of federal, other state, or local governmental entities from placing additional or more stringent requirements on construction activities or discharges from construction activities. For example, this permit does not limit the authority of a home-rule municipality provided by Texas Local Government Code §401.002.

8. Indian Country Lands

Stormwater runoff from construction activities occurring on Indian Country lands are not under the authority of the TCEQ and are not eligible for coverage under this general permit. If discharges of stormwater require authorization under federal NPDES regulations, authority for these discharges must be obtained from the U.S. Environmental Protection Agency (EPA).

9. Oil and Gas Production and Transportation

Stormwater runoff from construction activities associated with the exploration, development, or production of oil or gas or geothermal resources, including transportation of crude oil or natural gas by pipeline, are not under the authority of the TCEQ and are not eligible for coverage under this general permit. Authorization for stormwater discharges from construction activities that are associated with production of oil or gas or geothermal resources, including transportation of crude oil or natural gas by pipeline must be obtained, as required, from the U.S. EPA or the Texas Railroad Commission, as applicable. Discharge of stormwater related to construction activity, from a facility that stores both refined products intended for off-site use and crude oil in aboveground storage tanks, is regulated by the TCEQ and is eligible for coverage under this general permit.

10. Stormwater Discharges from Agricultural Activities

Stormwater discharges from agricultural activities that are not point source discharges of stormwater are not subject to TPDES permit requirements. These activities may include clearing and cultivating ground for crops, construction of fences to contain livestock, construction of stock ponds, and other similar agricultural activities. Discharges of stormwater runoff associated with the construction of facilities that are subject to TPDES regulations, such as the construction of concentrated animal feeding operations, would be point sources regulated under this general permit.

11. Endangered Species Act

Discharges that would adversely affect a listed endangered or threatened aquatic or aquatic-dependent species or its critical habitat are not authorized by this permit, unless the requirements of the Endangered Species Act are satisfied. Federal requirements related to endangered species apply to all TPDES permitted discharges and site-specific controls may be required to ensure that protection of endangered or threatened species is achieved. If a permittee has concerns over potential impacts to listed species, the permittee may contact TCEQ for additional information.

12. Other

Nothing in Part II of the general permit is intended to negate any person's ability to assert *force majeure* (act of God, war, strike, riot, or other catastrophe) defenses found in 30 TAC §70.7.

Section D. Deadlines for Obtaining Authorization to Discharge

1. Large Construction Activities

- New Construction - Discharges from sites where the commencement of construction activity occurs on or after the effective date of this general permit must be authorized, either under this general permit or a separate TPDES permit, prior to the commencement of those construction activities.
- Ongoing Construction - Operators of large construction activities continuing to operate after the effective date of this permit, and authorized under the TPDES Construction General Permit TXR150000 (effective on March 5, 2013), must submit an NOI to renew authorization or a NOT to terminate coverage under this general permit within 90 days of the effective date of this general permit. During this interim or grace period, as a requirement of this TPDES permit, the operator must continue to meet the conditions and requirements of the 2013 TPDES general permit.

2. Small Construction Activities

- New Construction - Discharges from sites where the commencement of construction activity occurs on or after the effective date of this general permit must be authorized, either under this general permit or a separate TPDES permit, prior to the commencement of those construction activities.
- Ongoing Construction - Discharges from ongoing small construction activities that commenced prior to the effective date of this general permit, and that do not meet the conditions to qualify for termination of this permit as described in Part II.F of this general permit, must meet the requirements to be authorized, either under this general permit or a separate TPDES permit, within 90 days of the effective date of this general permit. During this interim period, as a requirement of this TPDES permit, the operator must continue to meet the conditions and requirements of the 2013 TPDES Construction General Permit.

Section E. Obtaining Authorization to Discharge

1. Automatic Authorization for Small Construction Activities with Low Potential for Erosion:

Operators of small construction activity, as defined in Part I.B of this general permit, shall not submit an NOI for coverage, unless otherwise required by the executive director.

Operators of small construction activities, which occur in certain counties and during periods of low potential for erosion that do not meet the conditions of the waiver described in Part II.G of this general permit, may be automatically authorized under this general permit if all the following conditions are met.

- the construction activity occurs in a county and during the corresponding date range(s) listed in Appendix A;
- the construction activity is initiated and completed, including either final or temporary stabilization of all disturbed areas, within the time frame identified in Appendix A for the location of the construction site;

- (c) all temporary stabilization is adequately maintained to effectively reduce or prohibit erosion, permanent stabilization activities have been initiated, and a condition of final stabilization is completed no later than 30 days following the end date of the time frame identified in Appendix A for the location of the construction site;
- (d) the permittee signs a completed TCEQ small construction site notice for low potential for erosion, including the certification statement;
- (e) a signed and certified copy of the small construction site notice for low potential for erosion is posted 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 commencing construction activities, and maintained in that location until completion of the construction activity;

NOTE: Posted site notices may have a redacted signature as long as there is an original signed and certified site notice, with a viewable signature, located on-site and available for review by any applicable regulatory authority.
- (f) a copy of the signed and certified small construction site notice for low potential for erosion is provided to the operator of any MS4 receiving the discharge at least two days prior to commencement of construction activities;
- (g) discharges of stormwater runoff or other non-stormwater discharges from any supporting concrete batch plant or asphalt batch plant is separately authorized under an individual TPDES permit, another TPDES general permit, or under an individual TCEQ permit where stormwater and non-stormwater is disposed of by evaporation or irrigation (discharges are adjacent to water in the state); and
- (h) any non-stormwater discharges are either authorized under a separate permit or authorization, are not considered by TCEQ to be a wastewater, or are captured and routed for disposal at a publicly operated treatment works or licensed waste disposal facility.

If all of the conditions in (a) – (h) above are met, then the operator(s) of small construction activities with low potential for erosion are not required to develop a SWP3.

If an operator is conducting small construction activities and any of the above conditions (a) – (h) are not met, the operator cannot declare coverage under the automatic authorization for small construction activities with low potential for erosion and must meet the requirements for automatic authorization (all other) small construction activities, described below in Part II.E.2.

For small construction activities that occur during a period with a low potential for erosion, where automatic authorization under this section is not available, an operator may apply for and obtain a waiver from permitting (Low Rainfall Erosivity Waiver – LREW), as described in Part II.G of this general permit. Waivers from coverage under the LREW do not allow for any discharges of non-stormwater and the operator must ensure that discharges on non-stormwater are either authorized under a separate permit or authorization.

2. Automatic Authorization for Small Construction Activities:

Operators of small construction activities as defined in Part I.B of this general permit shall not submit an NOI for coverage, unless otherwise required by the executive director.

Operators of small construction activities, as defined in Part I.B of this general permit or as defined but who do not meet in the conditions and requirements located in Part II.E.1 above, may be automatically authorized for small construction activities, provided that they meet all of the following conditions:

- (a) develop a SWP3 according to the provisions of this general permit, that covers either the entire site or all portions of the site for which the applicant is the operator, and implement the SWP3 prior to commencing construction activities;
- (b) all operators of regulated small construction activities must post a signed and certified Small Construction site notice, the notice must be posted at the construction site in a location where it is safely and readily available for viewing by the general public, local, state, and federal authorities, at least two days prior to commencing construction activity, and maintain the notice in that location until completion of the construction activity (for linear construction activities, e.g. pipeline or highway, the site notice must be placed in a publicly accessible location near where construction is actively underway; notice for these linear sites may be relocated, as necessary, along the length of the project, and the notice must be safely and readily available for viewing by the general public; local, state, and federal authorities);
- (c) operators must maintain a posted site notice at the construction site until final stabilization has been achieved; and

NOTE: Posted site notices may have a redacted signature as long as there is an original signed and certified Small Construction site notice, with a viewable signature, located on-site and available for review by an applicable regulatory authority.
- (d) provide a copy of the signed and certified construction site notice to the operator of any municipal separate storm sewer system (MS4) receiving the discharge at least two days prior to commencement of construction activities.

As described in Part I.B of this general permit, large construction activities include those that will disturb less than five (5) acres of land, but that are part of a larger common plan of development or sale that will ultimately disturb five (5) or more acres of land, and must meet the requirements of Part II.E.3. below.

3. Authorization for Large Construction Activities:

Operators of large construction activities that qualify for coverage under this general permit must meet all of the following conditions:

- (a) develop a SWP3 according to the provisions of this general permit that covers either the entire site or all portions of the site where the applicant is the operator. The SWP3 must be developed and implemented prior to obtaining coverage and prior to commencing construction activities;
- (b) primary operators of large construction activities must submit an NOI prior to commencing construction activity at a construction site. A completed NOI must be submitted to TCEQ electronically using the online e-Permits system on TCEQ's website. Operators with an electronic reporting waiver must submit a completed NOI to TCEQ at least seven (7) days prior to commencing construction activity to obtain provisional coverage seven (7) days from the postmark date for delivery to the TCEQ. An authorization is no longer provisional when the executive director finds the NOI is administratively complete and an authorization number is issued to the permittee for the construction site indicated on the NOI.

If an additional primary operator is added after the initial NOI is submitted, the additional primary operator must meet the same requirements for existing primary operator(s), as indicated above.

If the primary operator changes due to responsibility at the site being transferred from one primary operator to another after the initial NOI is submitted, the new primary operator must submit a paper NOI or an electronic NOI at least ten (10)

days prior to assuming operational control of a construction site and commencing construction activity.

Operators that submit NOIs electronically must use the online e-Permits system available through the TCEQ website.

- (c) all operators of large construction activities must post a site notice in accordance with Part III.D.2 of this permit. 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 activities, and must be maintained in that location until completion of the construction activity (for linear construction activities, e.g. pipeline or highway, the site notice must be placed in a publicly accessible location near where construction is actively underway; notice for these linear sites may be relocated, as necessary, along the length of the project, and the notice must be safely and readily available for viewing by the general public, local, state, and federal authorities);
- (d) two days prior to commencing construction activities, all primary operators must:
 - i. provide a copy of the signed NOI to the operator of any MS4 receiving the discharge and to any secondary construction operator, and
 - ii. list in the SWP3 the names and addresses of all MS4 operators receiving a copy;
- (e) all persons meeting the definition of "secondary operator" in Part I of this permit are hereby notified that they are regulated under this general permit, but are not required to submit an NOI, provided that a primary operator at the site has submitted an NOI, or prior to commencement of construction activities, a primary operator is required to submit an NOI and the secondary operator has provided notification to the operator(s) of the need to obtain coverage (with records of notification available upon request). Any secondary operator notified under this provision may alternatively submit an NOI under this general permit, may seek coverage under an alternative TPDES individual permit, or may seek coverage under an alternative TPDES general permit if available; and
- (f) all secondary operators of large construction activities must post a copy of the signed and certified Secondary Operator construction site notice and provide a copy of the signed and certified site notice to the operator of any MS4 receiving the discharge at least two days prior to the commencement construction activities.

NOTE: Posted site notices may have a redacted signature as long as there is an original signed and certified Secondary Operator construction site notice, with a viewable signature, located on-site and available for review by an applicable regulatory authority.

Effective September 1, 2018, applicants must submit an NOI using the online e-Permits system available through the TCEQ website, or request and obtain a waiver from electronic reporting from the TCEQ. Waivers from electronic reporting are not transferrable and expire on the same date as the authorization to discharge.

4. Waivers for Small Construction Activities:

Operators of certain small construction activities may obtain a waiver from coverage under this general permit, if applicable. The requirements are outlined in Part II.G below.

5. Effective Date of Coverage

- (a) Operators of small construction activities as described in either Part II.E.1 or II.E.2 above are authorized immediately following compliance with the applicable conditions of Part II.E.1 or II.E.2. Secondary operators of large construction

activities as described in Part II.E.3 above are authorized immediately following compliance with the applicable conditions in Part II.E.3. For activities located in areas regulated by 30 TAC Chapter 213, related to the Edwards Aquifer, this authorization to discharge is separate from the requirements of the operator's responsibilities under that rule. Construction may not commence for sites regulated under 30 TAC Chapter 213 until all applicable requirements of that rule are met.

- (b) Primary operators of large construction activities as described in Part II.E.3 above that electronically submit an NOI are authorized immediately following confirmation of receipt of the electronic form by the TCEQ, unless otherwise notified by the executive director. Operators with an electronic reporting waiver are provisionally authorized seven (7) days from the date that a completed paper NOI is postmarked for delivery to the TCEQ, unless otherwise notified by the executive director. An authorization is no longer provisional when the executive director finds the NOI is administratively complete and an authorization number is issued to the permittee for the construction site indicated on the NOI.

For construction activities located in areas regulated by 30 TAC Chapter 213, related to the Edwards Aquifer, this authorization to discharge is separate from the requirements of the operator's responsibilities under that rule. Construction activities may not commence for sites regulated under 30 TAC Chapter 213 until all applicable requirements of that rule are met.

- (c) Operators are not prohibited from submitting late NOIs or posting late notices to obtain authorization under this general permit. The TCEQ reserves the right to take appropriate enforcement action for any unpermitted activities that may have occurred between the time construction commenced and authorization was obtained.
- (d) If operators that submitted NOIs have active authorizations for construction activities that are ongoing, when the term of the current general permit expires and a new general permit is issued, a 90-day interim (grace) period is granted to provide coverage that is administratively continued until operators with active authorizations can obtain coverage under the newly issued CGP. The 90-day grace period starts on the effective date of the newly issued CGP. Deadlines for obtaining coverage for operators of small and large construction are provided in Part II.D.1 and 2 above.

6. Notice of Change (NOC)

If relevant information provided in the NOI changes, the operator that has submitted the NOI must submit an NOC to TCEQ at least fourteen (14) days before the change occurs, if possible. Where a 14-day advance notice is not possible, the operator must submit an NOC to TCEQ within 14-days of discovery of the change. If the operator becomes aware that it failed to submit any relevant facts or submitted incorrect information in an NOI, the correct information must be submitted to TCEQ in an NOC within 14 days after discovery. The NOC shall be submitted on a form provided by the executive director, or by letter if an NOC form is not available. A copy of the NOC form or letter must also be placed in the SWP3 and provided to the operator of any MS4 receiving the discharge. A list that includes the names and addresses of all MS4 operators receiving a copy of the NOC (or NOC letter) must be included in the SWP3.

Information on an NOC may include, but is not limited to, the following: a change in the description of the construction project; an increase in the number of acres disturbed (for increases of one or more acres); or the name of the operator (where the name of the operator has changed).

A transfer of operational control from one operator to another, including a transfer of the ownership of a company. Coverage under this general permit is not transferable

from one operator to another or one company to another, and may not be included in an NOC.

A transfer of ownership of a company may include, but is not limited to, the following: 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 SWP3 and retained on site.

Effective September 1, 2018, applicants must submit an NOC using the online e-Permits system available through the TCEQ website, or request and obtain a waiver from electronic reporting from the TCEQ. Waivers from electronic reporting are not transferrable and expire on the same date as the authorization to discharge.

7. Signatory Requirement for NOI Forms, Notice of Termination (NOT) Forms, NOC Letters, and Construction Site Notices

NOI forms, NOT forms, NOC letters, and Construction Site Notices that require a signature must be signed according to 30 TAC § 305.44 (relating to Signatories for Applications).

8. Contents of the NOI

The NOI form shall require, at a minimum, the following information:

- (a) the TPDES CGP authorization number for existing authorizations under this general permit, where the operator submits an NOI to renew coverage within 90 days of the effective date of this general permit;
- (b) the name, address, and telephone number of the operator filing the NOI for permit coverage;
- (c) the name (or other identifier), address, county, and latitude/longitude of the construction project or site;
- (d) the number of acres that will be disturbed by the applicant;
- (e) confirmation that the project or site will not be located on Indian Country lands;
- (f) confirmation that a SWP3 has been developed in accordance with this general permit, that it will be implemented prior to commencement of construction activities, and that it is compliant with any applicable local sediment and erosion control plans; for multiple operators who prepare a shared SWP3, the confirmation for an operator may be limited to its obligations under the SWP3 provided all obligations are confirmed by at least one operator;
- (g) name of the receiving water(s);
- (h) the classified segment number for each classified segment that receives discharges from the regulated construction activity (if the discharge is not directly to a classified segment, then the classified segment number of the first classified segment that those discharges reach); and
- (i) the name of all surface waters receiving discharges from the regulated construction activity that are on the latest EPA-approved CWA § 303(d) List of impaired waters or Texas Integrated Report of Surface Water Quality for CWA Sections 305(b) and 303(d) as not meeting applicable state water quality standards.

Section F. Terminating Coverage

1. Notice of Termination (NOT) Required

Each operator that has submitted an NOI for authorization of large construction activities under this general permit must apply to terminate that authorization following the conditions described in this section of the general permit.

Authorization of large construction must be terminated by submitting an NOT on a paper form to TCEQ supplied by the executive director or electronically via the online e-Permits system available through the TCEQ website. Authorization to discharge under this general permit terminates at midnight on the day a paper NOT is postmarked for delivery to the TCEQ or immediately following confirmation of the receipt of the NOT submitted electronically by the TCEQ. Compliance with the conditions and requirements of this permit is required until an NOT is submitted.

Effective September 1, 2018, applicants must submit an NOT using the online e-Permits system available through the TCEQ website, or request and obtain a waiver from electronic reporting from the TCEQ. Waivers from electronic reporting are not transferrable and expire on the same date as the authorization to discharge.

The NOT must be submitted to TCEQ, and a copy of the NOT provided to the operator of any MS4 receiving the discharge (with a list in the SWP3 of the names and addresses of all MS4 operators receiving a copy), within 30 days after any of the following conditions are met:

- (a) final stabilization has been achieved on all portions of the site that are the responsibility of the operator;
- (b) a transfer of operational control has occurred (See Section II.F.4 below); or
- (c) the operator has obtained alternative authorization under an individual TPDES permit or alternative TPDES general permit.

2. Minimum Contents of the NOT

The NOT form shall require, at a minimum, the following information:

- (a) if authorization for construction activity was granted following submission of an NOI, the permittee's site-specific TPDES authorization number for a specific construction site;
- (b) an indication of whether final stabilization has been achieved at the site and a NOT has been submitted or if the permittee is simply no longer an operator at the site;
- (c) the name, address, and telephone number of the permittee submitting the NOT;
- (d) the name (or other identifier), address, county, and location (latitude/longitude) of the construction project or site; and
- (e) a signed certification that either all stormwater discharges requiring authorization under this general permit will no longer occur, or that the applicant is no longer the operator of the facility or construction site, and that all temporary structural erosion controls have either been removed, will be removed on a schedule defined in the SWP3, or have been transferred to a new operator if the new operator has applied for permit coverage. Erosion controls that are designed to remain in place for an indefinite period, such as mulches and fiber mats, are not required to be removed or scheduled for removal.

3. Termination of Coverage for Small Construction Sites and for Secondary Operators at Large Construction Sites
- (a) Each operator that has obtained automatic authorization for small construction or is a secondary operator for large construction must perform the following when terminating coverage under the permit:
- remove the site notice;
 - complete the applicable portion of the site notice related to removal of the site notice; and
 - submit a copy of the completed site notice to the operator of any MS4 receiving the discharge (or provide alternative notification as allowed by the MS4 operator, with documentation of such notification included in the SWP3).
- (b) The activities described in Part II.F.3.(a) above must be completed by the operator within 30 days of meeting any of the following conditions:
- final stabilization has been achieved on all portions of the site that are the responsibility of the operator;
 - a transfer of day-to-day operational control over activities necessary to ensure compliance with the SWP3 and other permit conditions has occurred (See Section II.F.4. below); or
 - the operator has obtained alternative authorization under an individual or general TPDES permit.

Authorization to discharge under this general permit terminates immediately upon removal of the applicable site notice. Compliance with the conditions and requirements of this permit is required until the site notice is removed.

4. Transfer of Day-to-Day Operational Control

- (a) When the primary operator of a large construction activity changes or operational control over activities necessary to ensure compliance with the SWP3 and other permit conditions is transferred to another primary operator, the original operator must do the following:
- submit an NOT within ten (10) days prior to the date that responsibility for operations terminates, and the new operator must submit an NOI at least ten (10) days prior to the transfer of operational control, in accordance with condition (c) below; and
 - submit a copy of the NOT from the primary operator terminating its coverage under the permit and its operational control of the construction site and submit a copy of the NOI from the new primary operator to the operator of any MS4 receiving the discharge in accordance with Part II.F.1 above.
- (b) For transfer of operational control, operators of small construction activities and secondary operators of large construction activities who are not required to submit an NOI must do the following:
- the existing operator must remove the original site notice, and the new operator must post the required site notice prior to the transfer of operational control, in accordance with the conditions in Part II.F.4.(c) i or ii below; and
 - a copy of the site notice, which must be completed and provided to the operator of any MS4 receiving the discharge, in accordance with Part II.F.3 above.
- (c) Each operator is responsible for determining its role as an operator as defined in Part I.B and obtaining authorization under the permit, as described above in Part

II.E. 1 - 3. Where authorization has been obtained by submitting an NOI for coverage under this general permit, permit coverage is not transferable from one operator to another. A transfer of operational control can include changes to the structure of a company, such as changing from a partnership to a corporation, or changing to a different corporation type such that a different filing (or charter) number is established with the Texas Secretary of State. A transfer of operational control can also occur when of the following criteria is met, as applicable:

- Another operator has assumed control over all areas of the site that do not meet the definition for final stabilization;
- all silt fences and other temporary erosion controls have either been removed, scheduled for removal as defined in the SWP3, or transferred to a new operator, provided that the original permitted operator has attempted to notify the new operator in writing of the requirement to obtain permit coverage. Records of this notification (or attempt at notification) shall be retained by the operator transferring operational control to another operator in accordance with Part VI of this permit. Erosion controls that are designed to remain in place for an indefinite period, such as mulches and fiber mats, are not required to be removed or scheduled for removal; or
- a homebuilder has purchased one or more lots from an operator who obtained coverage under this general permit for a common plan of development or sale. The homebuilder is considered a new operator and shall comply with the requirements of this permit. Under these circumstances, the homebuilder is only responsible for compliance with the general permit requirements as they apply to the lot(s) it has operational control over in a larger common plan of development, and the original operator remains responsible for common controls or discharges, and must amend its SWP3 to remove the lot(s) transferred to the homebuilder.

Section G. Waivers from Coverage

The executive director may waive the otherwise applicable requirements of this general permit for stormwater discharges from small construction activities under the terms and conditions described in this section.

1. Waiver Applicability and Coverage

Operators of small construction activities may apply for and receive a waiver from the requirements to obtain authorization under this general permit, when the calculated rainfall erosivity (R) factor for the entire period of the construction project is less than five (5).

The operator must submit either a signed paper Low Rainfall Erosivity Waiver (LREW) certification form to the TCEQ, supplied by the executive director, or complete the form electronically via the online e-Permits system available through the TCEQ website. The form is a certification by the operator that the small construction activity will commence and be completed within a period when the value of the calculated R factor is less than five (5).

The paper LREW certification form must be postmarked for delivery to the TCEQ at least seven (7) days before construction activity begins or, if submitted electronically, construction may begin at any time following the receipt of written confirmation from TCEQ that a complete electronic application was submitted and acknowledged.

This waiver from coverage does not apply to any non-stormwater discharges, including what is allowed under this permit. The operator must insure that all non-stormwater discharges are either authorized under a separate permit or authorization, or are captured and routed to an authorized treatment facility for disposal.

Effective September 1, 2018, applicants must submit an LREW using the online e-Permits system available through the TCEQ website, or request and obtain a waiver from electronic reporting from the TCEQ. Waivers from electronic reporting are not transferrable and expire on the same date as the authorization to discharge.

2. Steps to Obtaining a Waiver

The construction site operator may calculate the R factor to request a waiver using the following steps:

- (a) Estimate the construction start date and the construction end date. The construction end date is the date that final stabilization will be achieved.
- (b) Find the appropriate Erosivity Index (EI) zone in Appendix B of this permit.
- (c) Find the EI percentage for the project period by adding the results for each period of the project using the table provided in Appendix D of this permit, in EPA Fact Sheet 2.1, or in USDA Handbook 703, by subtracting the start value from the end value to find the percent EI for the site.
- (d) Refer to the Isoerodent Map (Appendix C of this permit) and interpolate the annual isoerodent value for the proposed construction location.
- (e) Multiply the percent value obtained in Step (c) above by the annual isoerodent value obtained in Step (d). This is the R factor for the proposed project. If the value is less than 5, then a waiver may be obtained. If the value is five (5) or more, then a waiver may not be obtained, and the operator must obtain coverage under Part II.E.2. of this permit.

Alternatively, the operator may calculate a site-specific R factor utilizing the following online calculator: <http://ei.tamu.edu/index.html>, or using another available resource.

A copy of the LREW certification form is not required to be posted at the small construction site.

3. Effective Date of a LREW

Unless otherwise notified by the executive director, operators of small construction activities seeking coverage under a LREW are provisionally waived from the otherwise applicable requirements of this general permit seven (7) days from the date that a completed paper LREW certification form is postmarked for delivery to TCEQ, or immediately upon receiving confirmation of approval of an electronic submittal, made via the online e-Permits system available through the TCEQ website.

Effective September 1, 2018, applicants seeking coverage under a LREW must submit an application for a LREW using the online e-Permits system available through the TCEQ website, or request and obtain a waiver from electronic reporting from the TCEQ. Waivers from electronic reporting are not transferrable and expire on the same date as the authorization to discharge.

4. Activities Extending Beyond the LREW Period

If a construction activity extends beyond the approved waiver period due to circumstances beyond the control of the operator, the operator must either:

- (a) recalculate the R factor using the original start date and a new projected ending date, and if the R factor is still under five (5), submit a new waiver certification form at least two (2) days before the end of the original waiver period; or
- (b) obtain authorization under this general permit according to the requirements for automatic authorization for small construction activities in Part II.E.2 of this permit, prior to the end of the approved LREW period.

Section H. Alternative TPDES Permit Coverage

1. Individual Permit Alternative

Any discharge eligible for coverage under this general permit may alternatively be authorized under an individual TPDES permit according to 30 TAC §305 (relating to Consolidated Permits). Applications for individual permit coverage must be submitted at least three hundred and thirty (330) days prior to commencement of construction activities to ensure timely authorization. Existing coverage under this general permit should not be terminated until an individual permit is issued and in effect.

2. Alternative Authorizations for Certain Discharges

Certain discharges eligible for authorization under this general permit may alternatively be authorized under a separate general permit according to 30 TAC Chapter 205 (relating to General Permits for Waste Discharges), as applicable.

3. Individual Permit Required

The executive director may require an operator of a construction site, otherwise eligible for authorization under this general permit, to apply for an individual TPDES permit in the following circumstances:

- (a) the conditions of an approved TMDL or TMDL I-Plan on the receiving water;
- (b) the activity being determined to cause, has a reasonable potential to cause, or contribute to a violation of water quality standards or being found to cause, or contribute to, the loss of a designated use of surface water in the state; and
- (c) any other consideration defined in 30 TAC Chapter 205 (relating to General Permits for Waste Discharges) including 30 TAC Chapter 205.4(c)(3)(D), which allows the commission to deny authorization under the general permit and require an individual permit if a discharger has been determined by the executive director to have been out of compliance with any rule, order, or permit of the commission, including non-payment of fees assessed by the executive director.

A discharger with a TCEQ compliance history rating of "unsatisfactory" is ineligible for coverage under this general permit. In that case, 30 TAC § 60.3 requires the executive director to deny or suspend an authorization to discharge under a general permit. However, per TWC § 26.040(h), a discharger is entitled to a hearing before the commission prior to having an authorization denied or suspended for having an "unsatisfactory" compliance history.

Denial of authorization to discharge under this general permit or suspension of a permittee's authorization under this general permit for reasons other than compliance history shall be done according to commission rules in 30 TAC Chapter 205 (relating to General Permits for Waste Discharges).

4. Alternative Discharge Authorization

Any discharge eligible for authorization under this general permit may alternatively be authorized under a separate general permit according to 30 TAC Chapter 205 (relating to General Permits for Waste Discharges), if applicable.

Section I. Permit Expiration

1. This general permit is effective for a term not to exceed five (5) years. All active discharge authorizations expire on the date provided on page one (1) of this permit. Following public notice and comment, as provided by 30 TAC §205.3 (relating to Public Notice, Public Meetings, and Public Comment), the commission may amend,

revoke, cancel, or renew this general permit. All authorizations that are active at the time the permit term expires will be administratively continued as indicated in Part II.I.2 below and in Part II.D.1(b) and D.2(b) of this permit.

2. If the executive director publishes a notice of the intent to renew or amend this general permit before the expiration date, the permit will remain in effect for existing, authorized discharges until the commission takes final action on the permit. Upon issuance of a renewed or amended permit, permittees may be required to submit an NOI within 90 days following the effective date of the renewed or amended permit, unless that permit provides for an alternative method for obtaining authorization.
3. If the commission does not propose to reissue this general permit within 90 days before the expiration date, permittees shall apply for authorization under an individual permit or an alternative general permit. If the application for an individual permit is submitted before the expiration date, authorization under this expiring general permit remains in effect until the issuance or denial of an individual permit. No new NOIs will be accepted nor new authorizations honored under the general permit after the expiration date.

Part III. Stormwater Pollution Prevention Plans (SWP3)

All regulated construction site operators shall prepare an SWP3, prior to submittal of an NOI, to address discharges authorized under Parts II.E.2 and II.E.3 of this general permit that will reach Waters of the U.S. This includes discharges to MS4s and privately owned separate storm sewer systems that drain into surface water in the state or Waters of the U.S.

Individual operators at a site may develop separate SWP3s that cover only their portion of the project, provided reference is made to the other operators at the site. Where there is more than one SWP3 for a site, operators must coordinate to ensure that BMPs and controls are consistent and do not negate or impair the effectiveness of each other. Regardless of whether a single comprehensive SWP3 is developed or separate SWP3s are developed for each operator, it is the responsibility of each operator to ensure compliance with the terms and conditions of this general permit in the areas of the construction site where that operator has control over construction plans and specifications or day-to-day operations.

An SWP3 must describe the implementation of practices that will be used to minimize to the extent practicable the discharge of pollutants in stormwater associated with construction activity and non-stormwater discharges described in Part II.A.3, in compliance with the terms and conditions of this permit.

An SWP3 must also identify any potential sources of pollution that have been determined to cause, have a reasonable potential to cause, or contribute to a violation of water quality standards or have been found to cause or contribute to the loss of a designated use of surface water in the state from discharges of stormwater from construction activities and construction support activities. Where potential sources of these pollutants are present at a construction site, the SWP3 must also contain a description of the management practices that will be used to prevent these pollutants from being discharged into surface water in the state or Waters of the U.S.

NOTE: Construction support activities can also include vehicle repair areas, fueling areas, etc. that are present at a construction site solely for the support construction activities and are only used by operators at the construction site.

The SWP3 is intended to serve as a road map for how the construction operator will comply with the effluent limits and other conditions of this permit and does not establish the effluent limits that apply to the construction site's discharges. These limits are established in Part III.G of the permit.

Section A. Shared SWP3 Development

For more effective coordination of BMPs and opportunities for cost sharing, a cooperative effort by the different operators at a site is encouraged. Operators of small and large construction activities must independently obtain authorization under this permit, but may work together with other regulated operators at the construction site to prepare and implement a single, comprehensive SWP3, which can be shared by some or all operators, for the construction activities that each of the operators are performing at the entire construction site.

1. The SWP3 must include the following:
 - (a) for small construction activities – the name of each operator that participates in the shared SWP3;
 - (b) for large construction activities - the name of each operator that participates in the shared SWP3, the general permit authorization numbers of each operator (or the date that the NOI was submitted to TCEQ by each operator that has not received an authorization number for coverage under this permit); and
 - (c) for large and small construction activities - the signature of each operator participating in the shared SWP3.
2. The SWP3 must clearly indicate which operator is responsible for satisfying each shared requirement of the SWP3. If the responsibility for satisfying a requirement is not described in the plan, then each permittee is entirely responsible for meeting the requirement within the boundaries of the construction site where they perform construction activities. The SWP3 must clearly describe responsibilities for meeting each requirement in shared or common areas.
3. The SWP3 may provide that one operator is responsible for preparation of a SWP3 in compliance with the CGP, and another operator is responsible for implementation of the SWP3 at the project site.

Section B. Responsibilities of Operators

1. 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 shall:

 - (a) ensure the project specifications allow or provide that adequate BMPs are developed to meet the requirements of Part III of this 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 that all other operators affected by modifications in project specifications are notified in a timely manner so that those operators may modify their BMPs 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 number(s) for operators with the day-to-day operational control over those activities necessary to ensure compliance with the SWP3 and other permit conditions. If a primary operator has not been authorized or has abandoned the site, the secondary operator is considered to be the responsible party and must obtain authorization

as a primary operator under the permit, until the authority for day-to-day operational control is transferred to another primary operator. The new primary operator must update or develop a new SWP3 that will reflect the transfer of operational control and include any additional updates to the SWP3 to meet requirements of the permit.

2. 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 an SWP3 and other permit conditions must ensure that the SWP3 accomplishes the following requirements:

- (a) meets the requirements of this general permit for those portions of the project where they are operators;
- (b) identifies 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) the name and site-specific TPDES authorization number of the parties with control over project specifications, including the ability to make modifications in specifications for areas where they have operational control over day-to-day activities.

Section C. Deadlines for SWP3 Preparation, Implementation, and Compliance

The SWP3 must be prepared prior to obtaining authorization under this general permit, and implemented prior to commencing construction activities that result in soil disturbance. The SWP3 must be prepared so that it provides for compliance with the terms and conditions of this general permit.

Section D. Plan Review and Making Plans Available

1. The 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. The SWP3 must be made readily available at the time of an on-site inspection to: the executive director; a federal, state, or local agency approving sediment and erosion plans, grading plans, or stormwater management plans; local government officials; and the operator of a municipal separate storm sewer receiving discharges from the site. If the SWP3 is retained off-site, then it shall be made available as soon as reasonably possible. In most instances, it is reasonable that the SWP3 shall be made available within 24 hours of the request.
2. Operators with authorization for construction activity under this general permit must post a TCEQ site notice at the construction site at a place readily available for viewing by the general public, and local, state, and federal authorities.
 - (a) Primary and secondary operators of large construction activities must each post a TCEQ construction site notice, respective to their role as an operator at the construction site, as required above and according to requirements in Part II.E.3 of this general permit.
 - (b) Primary and secondary operators of small construction activities must post the TCEQ site notice as required in Part III.D.2.(a) above and for the specific type of small construction described in Part II.E.1 and 2 of the permit.
 - (c) If the construction project is a linear construction project, such as a pipeline or highway, the notices must be placed in a publicly accessible location near where construction is actively underway. Site notices for small and large construction

activities at these linear construction sites may be located, as necessary, along the length of the project, but must still be readily available for viewing by the general public; local, state, and federal authorities; and contain the following information:

- i. the site-specific TPDES authorization number for the project if assigned;
 - ii. the operator name, contact name, and contact phone number;
 - iii. a brief description of the project; and
 - iv. the location of the SWP3.
3. This permit does not provide the general public with any right to trespass on a construction site for any reason, including inspection of a site; nor does this permit require that permittees allow members of the general public access to a construction site.

Section E. Revisions and Updates to SWP3s

The permittee must revise or update the SWP3 within seven days of when any of the following occurs:

1. a change in design, construction, operation, or maintenance that has a significant effect on the discharge of pollutants and that has not been previously addressed in the SWP3;
2. changing site conditions based on updated plans and specifications, new operators, new areas of responsibility, and changes in BMPs; or
3. results of inspections or investigations by construction site personnel authorized by the permittee, operators of a municipal separate storm sewer system receiving the discharge, authorized TCEQ personnel, or a federal, state or local agency approving sediment and erosion plans indicate the SWP3 is proving ineffective in eliminating or significantly minimizing pollutants in discharges authorized under this general permit.

Section F. Contents of SWP3

The SWP3 must be developed and implemented by primary operators of small and large construction activities and include, at a minimum, the information described in this section and must comply with the construction and development effluent guidelines in Part III, Section G of the general permit.

1. A site or project description, which includes the following information:
 - (a) a description of the nature of the construction activity;
 - (b) a list of potential pollutants and their sources;
 - (c) a description of the intended schedule or sequence of activities that will disturb soils for major portions of the site, including estimated start dates and duration of activities;
 - (d) the total number of acres of the entire property and the total number of acres where construction activities will occur, including areas where construction support activities (defined in Part I.B of this general permit) occur;
 - (e) data describing the soil or the quality of any discharge from the site;
 - (f) a map showing the general location of the site (e.g. a portion of a city or county map);
 - (g) a detailed site map (or maps) indicating the following:

- i. drainage patterns and approximate slopes anticipated after major grading activities;
- ii. areas where soil disturbance will occur;
- iii. locations of all controls and buffers, either planned or in place;
- iv. locations where temporary or permanent stabilization practices are expected to be used;
- v. locations of construction support activities, including those located off-site;
- vi. surface waters (including wetlands) either at, adjacent, or in close proximity to the site, and also indicate whether those waters are impaired;
- vii. locations where stormwater discharges from the site directly to a surface water body or a municipal separate storm sewer system;
- viii. vehicle wash areas; and
- ix. designated points on the site where vehicles will exit onto paved roads (for instance, this applies to construction transition from unstable dirt areas to exterior paved roads).

Where the amount of information required to be included on the map would result in a single map being difficult to read and interpret, the operator shall develop a series of maps that collectively include the required information.

- (h) the location and description of support activities authorized under the permittee's NOI, including asphalt plants, concrete plants, and other activities providing support to the construction site that is authorized under this general permit;
 - (i) the name of receiving waters at or near the site that may be disturbed or that may receive discharges from disturbed areas of the project;
 - (j) a copy of this TPDES general permit;
 - (k) the NOI and the acknowledgement of provisional and non-provisional authorization for primary operators of large construction sites, and the site notice for small construction sites and for secondary operators of large construction sites;
 - (l) stormwater and allowable non-stormwater discharge locations, including storm drain inlets on site and in the immediate vicinity of the construction site where construction support activities will occur; and
 - (m) locations of all pollutant-generating activities at the construction site and where construction support activities will occur, such as the following: Paving operations; concrete, paint and stucco washout and water disposal; solid waste storage and disposal; and dewatering operations.
2. A description of the BMPs that will be used to minimize pollution in runoff.

The description must identify the general timing or sequence for implementation. At a minimum, the description must include the following components:

(a) General Requirements

- i. 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.
- ii. Control measures must be properly selected, installed, and maintained according to the manufacturer's or designer's specifications.

- iii. Controls must be developed to minimize the offsite transport of litter, construction debris, and construction materials.

(b) Erosion Control and Stabilization Practices

The SWP3 must include a description of temporary and permanent erosion control and stabilization practices for the construction site, where small or large construction activity will occur. The erosion control and stabilization practices selected by the permittee must be compliant with the requirements for sediment and erosion control, located in Part III.G of this permit. The description of the SWP3 must also include a schedule of when the practices will be implemented. Site plans must ensure that existing vegetation at the construction site is preserved where it is possible.

- i. 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.
- ii. The following records must be maintained and either attached to or referenced in the SWP3, and made readily available upon request to the parties listed in Part III.D.1 of this general permit:
 - (A) the dates when major grading activities occur;
 - (B) the dates when construction activities temporarily or permanently cease on a portion of the site; and
 - (C) the dates when stabilization measures are initiated.
- iii. Erosion control and stabilization measures must be initiated immediately in portions of the site where construction activities have temporarily ceased and will not resume for a period exceeding 14 calendar days. Stabilization measures that provide a protective cover must be initiated immediately in portions of the site where construction activities have permanently ceased. The term "immediately" is used to define the deadline for initiating stabilization measures. In the context of this requirement, "immediately" means as soon as practicable, but no later than the end of the next work day, following the day when the earth-disturbing activities have temporarily or permanently ceased. Except as provided in (A) through (D) below, these measures must be completed as soon as practicable, but no more than 14 calendar days after the initiation of soil stabilization measures:
 - (A) Where the immediate initiation of vegetative stabilization measures after construction activity has temporarily or permanently ceased due to frozen conditions, non-vegetative controls must be implemented until thawing conditions (as defined in Part I.B of this general permit) are present, and vegetative stabilization measures can be initiated as soon as practicable.
 - (B) In arid areas, semi-arid areas, or drought-stricken areas, as they are defined in Part I.B of this general permit, where the immediate initiation of vegetative stabilization measures after construction activity has temporarily or permanently ceased or is precluded by arid conditions, other types of erosion control and stabilization measures must be initiated at the site as soon as practicable. Where vegetative controls are infeasible due to arid conditions, and within 14 calendar days of a temporary or permanent cessation of construction activity in any portion of the site, the operator shall immediately install non-

vegetative erosion controls in areas of the construction site where construction activity is complete or has ceased. If non-vegetative controls are infeasible, the operator shall install temporary sediment controls as required in Part III.F.2.(b).iii.(C) below.

- (C) In areas where non-vegetative controls are infeasible, the operator may alternatively utilize temporary perimeter controls. The operator must document in the SWP3 the reason why stabilization measures are not feasible, and must demonstrate that the perimeter controls will retain sediment on site to the extent practicable. The operator must continue to inspect the BMPs at the frequencies established in Part III.F.7.(c) for unstabilized sites.
 - (D) The requirement for permittees to initiate stabilization is triggered as soon as it is known with reasonable certainty that construction activity at the site or in certain areas of the site will be stopped for 14 or more additional calendar days. If the initiation or completion of vegetative stabilization is prevented by circumstances beyond the control of the permittee, the permittee must employ and implement alternative stabilization measures immediately. When conditions at the site changes that would allow for vegetative stabilization, then the permittee must initiate or complete vegetative stabilization as soon as practicable.
- iv. Final stabilization must be achieved prior to termination of permit coverage.
 - v. TCEQ does not expect that temporary or permanent stabilization measures to be applied to areas that are intended to be left un-vegetated or un-stabilized following construction (e.g., dirt access roads, utility pole pads, areas being used for storage of vehicles, equipment, or materials).
- (c) Sediment Control Practices

The SWP3 must include a description of any sediment control practices used to remove eroded soils from stormwater runoff, including the general timing or sequence for implementation of controls.

- i. Sites With Drainage Areas of Ten or More Acres
 - (A) Sedimentation Basin(s)

- (1) 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 the SWP3.
- (2) 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.

- (3) 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.
 - (4) Unless infeasible, when discharging from sedimentation basins and impoundments, the permittee shall utilize outlet structures that withdraw water from the surface.
- (B) Perimeter Controls: 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.
- ii. Controls for Sites With Drainage Areas Less than Ten Acres:
 - (A) Sediment traps and sediment basins may be used to control solids in stormwater 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 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 the SWP3.
 - (C) If sedimentation basins or impoundments are used, the permittee shall comply with the requirements in Part III.G.6 of this general permit.
3. Description of Permanent Stormwater Controls
- A description of any stormwater control measures that will be installed during the construction process to control pollutants in stormwater discharges that may occur after construction operations have been completed must be included in the SWP3. Permittees are responsible for the installation and maintenance of stormwater management measures, as follows:
- (a) permittees authorized under the permit for small construction activities are responsible for the installation and maintenance of stormwater control measures prior to final stabilization of the site; or
 - (b) permittees authorized under the permit for large construction activities are responsible for the installation and maintenance of stormwater control measures prior to final stabilization of the site and prior to submission of an NOT.
4. Other Required Controls and BMPs

- (a) Permittees shall minimize, to the extent practicable, the off-site vehicle tracking of sediments and the generation of dust. The SWP3 shall include a description of controls utilized to accomplish this requirement.
 - (b) The SWP3 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) The SWP3 must include a description of potential pollutant sources in discharges of stormwater from all areas of the construction site where construction activity, including construction support activities, will be located, 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 of the requirements of Part III.G of this general permit.
 - (g) For demolition of any structure with at least 10,000 square feet of floor space that was built or renovated before January 1, 1980, and the receiving waterbody is impaired for polychlorinated biphenyls (PCBs):
 - i. Implement controls to minimize the exposure of PCB-containing building materials, including paint, caulk, and pre-1980 fluorescent lighting fixtures to precipitation and to stormwater; and
 - ii. Ensure that disposal of such materials is performed in compliance with applicable state, federal, and local laws.
5. Documentation of Compliance with Approved State and Local Plans
- (a) Permittees must ensure that the SWP3 is consistent with requirements specified in applicable sediment and erosion site plans or site permits, or stormwater management site plans or site permits approved by federal, state, or local officials.
 - (b) SWP3s must be updated as necessary to remain consistent with any changes applicable to protecting surface water resources in sediment erosion site plans or site permits, or stormwater management site plans or site permits approved by state or local official for which the permittee receives written notice.
 - (c) If the permittee is required to prepare a separate management plan, including but not limited to a WPAP or Contributing Zone Plan in accordance with 30 TAC Chapter 213 (related to the Edwards Aquifer), then a copy of that plan must be either included in the SWP3 or made readily available upon request to authorized personnel of the TCEQ. The permittee shall maintain a copy of the approval letter for the plan in its SWP3.
6. Maintenance Requirements
- (a) All protective measures identified in the SWP3 must be maintained in effective operating condition. If, through inspections or other means, as soon as the permittee determines that BMPs are not operating effectively, then the permittee shall perform maintenance as necessary to maintain the continued effectiveness

- of stormwater controls, and prior to the next rain event if feasible. If maintenance prior to the next anticipated storm event is impracticable, the reason shall be documented in the SWP3 and maintenance must be scheduled and accomplished as soon as practicable. Erosion and sediment controls that have been intentionally disabled, run-over, removed, or otherwise rendered ineffective must be replaced or corrected immediately upon discovery.
 - (b) If periodic inspections or other information indicates a control has been used incorrectly, is performing inadequately, or is damaged, then the operator shall replace or modify the control as soon as practicable after making the discovery.
 - (c) 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.
 - (d) 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 shall work with the owner or operator of the property to remove the sediment.
7. Inspections of Controls
- (a) Personnel provided by the permittee must inspect disturbed areas (cleared, graded, or excavated) of the construction site that do not meet the requirements of final stabilization in this general permit, all locations where stabilization measures have been implemented, areas of construction support activity covered under this permit, stormwater controls (including pollution prevention controls) for evidence of, or the potential for, the discharge of pollutants, areas where stormwater typically flows within the construction site, and points of discharge from the construction site.
 - i. Personnel conducting these inspections must be knowledgeable of this general permit, the construction activities at the site, and the SWP3 for the site.
 - ii. Personnel conducting these inspections are not required to have signatory authority for inspection reports under 30 TAC §305.128.
 - (b) Requirements for Inspections
 - i. Inspect all stormwater controls (including sediment and erosion control measures identified in the SWP3) to ensure that they are installed properly, appear to be operational, and minimizing pollutants in discharges, as intended.
 - ii. Identify locations on the construction site where new or modified stormwater controls are necessary.
 - iii. Check for signs of visible erosion and sedimentation that can be attributed to the points of discharge where discharges leave the construction site or discharge into any surface water in the state flowing within or adjacent to the construction site.
 - iv. Identify any incidents of noncompliance observed during the inspection.
 - v. Inspect locations where vehicles enter or exit the site for evidence of off-site sediment tracking.
 - vi. If an inspection is performed when discharges from the construction site are occurring: identify all discharge points at the site, observe and document the visual quality of the discharge (i.e., color, odor, floating, settled, or

suspended solids, foam, oil sheen, and other such indicators of pollutants in stormwater).

- vii. Complete any necessary maintenance needed, based on the results of the inspection and in accordance with the requirements listed in Part III.F.6 above.
- (c) Inspection frequencies:
- i. Inspections of construction sites must be conducted at least once every 14 calendar days and within 24 hours of the end of a storm event of 0.5 inches or greater, unless as otherwise provided below in Part III.F.7.(c).ii - v below.
 - ii. Inspection frequencies must be conducted at least once every month in areas of the construction site that meet final stabilization or have been temporarily stabilized.
 - iii. Inspection frequencies for construction sites, where runoff is unlikely due to the occurrence of frozen conditions at the site, must be conducted at least once every month until thawing conditions begin to occur (See definitions for thawing conditions in Part I.B). The SWP3 must also contain a record of the approximate beginning and ending dates of when frozen conditions occurred at the site, which resulted in inspections being conducted monthly, while those conditions persisted, instead of at the interval of once every 14 calendar days and within 24 hours of the end of a storm event of 0.5 inches or greater.
 - iv. In arid, semi-arid, or drought-stricken areas, inspections must be conducted at least once every month and within 24 hours after the end of a storm event of 0.5 inches or greater. The SWP3 must also contain a record of the total rainfall measured, as well as the approximate beginning and ending dates of when drought conditions occurred at the site, which resulted in inspections being conducted monthly, while those conditions persisted, instead of at the interval of once every 14 calendar days and within 24 hours of the end of a storm event of 0.5 inches or greater.
 - v. As an alternative to the inspection schedule in Part III.F.7.(c).i above, the SWP3 may be developed to require that these inspections will occur at least once every seven (7) calendar days. If this alternative schedule is developed, then the inspection must occur regardless of whether or not there has been a rainfall event since the previous inspection.
 - vi. The inspection procedures described in Part III.F.7.(c).i - v above can be performed at the frequencies and under the applicable conditions indicated for each schedule option, provided that the SWP3 reflects the current schedule and that any changes to the schedule are made in accordance with the following provisions: the inspection frequency schedule can only be changed a maximum of one time each month; the schedule change must be implemented at the beginning of a calendar month; and the reason for the schedule change documented in the SWP3 (e.g., end of "dry" season and beginning of "wet" season).
- (d) Utility line installation, pipeline construction, and other examples of long, narrow, linear construction activities may provide inspection personnel with limited access to the areas described in Part III.F.7.(a) above.
- i. Inspection of linear construction sites could require the use of vehicles that could compromise areas of temporary or permanent stabilization, cause

- additional disturbance of soils, and result in the increase the potential for erosion. In these circumstances, controls must be inspected at least once every 14 calendar days and within 24 hours of the end of a storm event of 0.5 inches or greater, but representative inspections may be performed.
- ii. For representative inspections, personnel must inspect controls along the construction site for 0.25 mile above and below each access point where a roadway, undisturbed right-of-way, or other similar feature intersects the construction site and allows access to the areas described in Part III.F.7.(a) above. The conditions of the controls along each inspected 0.25 mile portion may be considered as representative of the condition of controls along that reach extending from the end of the 0.25 mile portion to either the end of the next 0.25 mile inspected portion, or to the end of the project, whichever occurs first.
- As an alternative to the inspection schedule described in Part III.F.7.(c).i above, the SWP3 may be developed to require that these inspections will occur at least once every seven (7) calendar days. If this alternative schedule is developed, the inspection must occur regardless of whether or not there has been a rainfall event since the previous inspection.
- iii. The SWP3 for a linear construction site must reflect the current inspection schedule. Any changes to the inspection schedule must be made in accordance with the following provisions:
 - (A) the schedule may be 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 the SWP3 (e.g., end of "dry" season and beginning of "wet" season).
- (e) In the event of flooding or other uncontrollable situations which prohibit access to the inspection sites, inspections must be conducted as soon as access is practicable.
- (f) Inspection Reports
- i. A report summarizing the scope of any inspection must be completed within 24-hours following the inspection. The report must also include the date(s) of the inspection and major observations relating to the implementation of the SWP3. Major observations in the report must include: the locations of where erosion and discharges of sediment or other pollutants from the site have occurred; locations of BMPs that need to be maintained; locations of BMPs that failed to operate as designed or proved inadequate for a particular location; and locations where additional BMPs are needed.
 - ii. Actions taken as a result of inspections must be described within, and retained as a part of, the SWP3. Reports must identify any incidents of non-compliance. Where a report does not identify any incidents of non-compliance, the report must contain a certification that the facility or site is in compliance with the SWP3 and this permit. The report must be retained as part of the SWP3 and signed by the person and in the manner required by 30 TAC §305.128 (relating to Signatories to Reports).
 - iii. The names and qualifications of personnel making the inspections for the permittee may be documented once in the SWP3 rather than being included in each report.
- (g) The 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 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.

8. The SWP3 must identify and ensure the implementation of appropriate pollution prevention measures for all eligible non-stormwater components of the discharge, as listed in Part II.A.3 of this permit.
9. The SWP3 must include the information required in Part III.B of this general permit.
10. The SWP3 must include pollution prevention procedures that comply with Part III.G.4 of this general permit.

Section G. Erosion and Sediment Control Requirements Applicable to All Sites

Except as provided in 40 CFR §§125.30-125.32, any discharge regulated under this general permit, with the exception of sites that obtained waivers based on low rainfall erosivity, must achieve, at a minimum, the following effluent limitations representing the degree of effluent reduction attainable by application of the best practicable control technology currently available (BPT).

1. *Erosion and sediment controls.* Design, install, and maintain effective erosion controls and sediment controls to minimize the discharge of pollutants. At a minimum, such controls must be designed, installed, and maintained to:
 - (a) Control stormwater volume and velocity within the site to minimize soil erosion in order to minimize pollutant discharges;
 - (b) Control stormwater discharges, including both peak flowrates and total stormwater volume, to minimize channel and streambank erosion and scour in the immediate vicinity of discharge point(s);
 - (c) Minimize the amount of soil exposed during construction activity;
 - (d) Minimize the disturbance of steep slopes;
 - (e) Minimize sediment discharges from the site. The design, installation, and maintenance of erosion and sediment controls must address factors such as the amount, frequency, intensity and duration of precipitation, the nature of resulting stormwater runoff, and soil characteristics, including the range of soil particle sizes expected to be present on the site;
 - (f) If earth disturbance activities are located in close proximity to a surface water in the state, provide and maintain appropriate natural buffers if feasible and as necessary, around surface water in the state, depending on site-specific topography, sensitivity, and proximity to water bodies. Direct stormwater to vegetated areas and maximize stormwater infiltration to reduce pollutant discharges, unless infeasible. If providing buffers is infeasible, the permittee shall document the reason that natural buffers are infeasible and shall implement additional erosion and sediment controls to reduce sediment load;
 - (g) Preserve native topsoil at the site, unless the intended function of a specific area of the site dictates that the topsoil be disturbed or removed, or it is infeasible; and
 - (h) Minimize soil compaction. In areas of the construction site where final vegetative stabilization will occur or where infiltration practices will be installed, either:
 - i. restrict vehicle and equipment use to avoid soil compaction; or

- ii. prior to seeding or planting areas of exposed soil that have been compacted, use techniques that condition the soils to support vegetative growth, if necessary and feasible;

Minimizing soil compaction is not required where the intended function of a specific area of the site dictates that it be compacted.

- (i) TCEQ does not consider stormwater control features (e.g., stormwater conveyance channels, storm drain inlets, sediment basins) to constitute "surface water" for the purposes of triggering the buffer requirement in Part III.G.1.(f) above.
2. *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 ceased 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. In the context of this requirement, "immediately" means as soon as practicable, but no later than the end of the next work day, following the day when the earth-disturbing activities have temporarily or permanently ceased. Temporary stabilization must be completed no more than 14 calendar days after initiation of soil stabilization measures, and final stabilization must be achieved prior to termination of permit coverage. In arid, semi-arid, and drought-stricken areas where initiating vegetative stabilization measures immediately is infeasible, alternative non-vegetative stabilization measures must be employed as soon as practicable. Refer to Part III.F.2.(b) for complete erosion control and stabilization practice requirements. In limited circumstances, stabilization may not be required if the intended function of a specific area of the site necessitates that it remain disturbed.
3. *Dewatering.* Discharges from dewatering activities, including discharges from dewatering of trenches and excavations, are prohibited, unless managed by appropriate controls.
4. *Pollution prevention measures.* Design, install, implement, and maintain effective pollution prevention measures to minimize the discharge of pollutants. At a minimum, such measures must be designed, installed, implemented, and maintained to:
 - (a) Minimize the discharge of pollutants from equipment and vehicle washing, wheel wash water, and other wash waters. Wash waters must be treated in a sediment basin or alternative control that provides equivalent or better treatment prior to discharge;
 - (b) Minimize the exposure of building materials, building products, construction wastes, trash, landscape materials, fertilizers, pesticides, herbicides, detergents, sanitary waste, and other materials present on the site to precipitation and to stormwater;
 - (c) Minimize the exposure of waste materials by closing waste container lids at the end of the work day. For waste containers that do not have lids, where the container itself is not sufficiently secure enough to prevent the discharge of pollutants absent a cover and could leak, the permittee must provide either a cover (e.g., a tarp, plastic sheeting, temporary roof) to minimize exposure of wastes to precipitation, or a similarly effective means designed to minimize the discharge of pollutants (e.g., secondary containment); and
 - (d) Minimize the discharge of pollutants from spills and leaks, and implement chemical spill and leak prevention and response procedures.
5. *Prohibited discharges.* The following discharges are prohibited:

- (a) Wastewater from wash out of concrete, unless managed by an appropriate control;
 - (b) Wastewater from wash out and cleanout of stucco, paint, form release oils, curing compounds and other construction materials;
 - (c) Fuels, oils, or other pollutants used in vehicle and equipment operation and maintenance;
 - (d) Soaps or solvents used in vehicle and equipment washing; and
 - (e) Toxic or hazardous substances from a spill or other release.
6. *Surface outlets.* When discharging from basins and impoundments, utilize outlet structures that withdraw water from the surface, unless infeasible.

Part IV. Stormwater Runoff from Concrete Batch Plants

Discharges of stormwater runoff from concrete batch plants present at regulated construction sites and operated as a construction support activity may be authorized under the provisions of this general permit, provided that the following requirements are met for concrete batch plant(s) authorized under this permit. Only the discharges of stormwater runoff and non-stormwater from concrete batch plants that meet the requirements of a construction support activity can be authorized under this permit (see the requirements for "Non-Stormwater Discharges" in Part II.A.3 and "Discharges of Stormwater Associated with Construction Support Activity" in Part II.A.2).

If discharges of stormwater runoff or non-stormwater from concrete batch plants are not authorized under this general permit, then discharges must be authorized under an alternative general permit or individual permit [see the requirement in Part II.A.2.(c)].

This permit does not authorize the discharge or land disposal of any wastewater from concrete batch plants at regulated construction sites. Authorization for these wastes must be obtained under an individual permit or an alternative general permit.

Section A. Benchmark Sampling Requirements

1. Operators of concrete batch plants authorized under this general permit shall sample the stormwater runoff from the concrete batch plants according to the requirements of this section of this general permit, and must conduct evaluations on the effectiveness of the SWP3 based on the following benchmark monitoring values:

Table 1. Benchmark Parameters

Benchmark Parameter	Benchmark Value	Sampling Frequency	Sample Type
Oil and Grease (*1)	15 mg/L	1/quarter (*2) (*3)	Grab (*4)
Total Suspended Solids (*1)	50 mg/L	1/quarter (*2) (*3)	Grab (*4)
pH	6.0 - 9.0 Standard Units	1/quarter (*2) (*3)	Grab (*4)
Total Iron(*1)	1.3 mg/L	1/quarter (*2) (*3)	Grab (*4)

(*1) All analytical results for these parameters must be obtained from a laboratory that is accredited based on rules located in 30 TAC §25.4 (a) or through the National Environmental Laboratory Accreditation Program (NELAP). Analysis must be performed using sufficiently sensitive methods for analysis that comply with the rules located in 40 CFR §136.1(c) and 40 CFR §122.44(i)(1)(iv).

- (*2) When discharge occurs. Sampling is required within the first 30 minutes of discharge. If it is not practicable to take the sample, or to complete the sampling, within the first 30 minutes, sampling must be completed within the first hour of discharge. If sampling is not completed within the first 30 minutes of discharge, the reason must be documented and attached to all required reports and records of the sampling activity.
- (*3) Sampling must be conducted at least once during each of the following periods. The first sample must be collected during the first full quarter that a stormwater discharge occurs from a concrete batch plant authorized under this general permit.

- January through March
- April through June
- July through September
- October through December

For projects lasting less than one full quarter, a minimum of one sample shall be collected, provided that a stormwater discharge occurred at least once following submission of the NOI or following the date that automatic authorization was obtained under Section II.E.2, and prior to terminating coverage.

- (*4) A grab sample shall be collected from the stormwater discharge resulting from a storm event that is at least 0.1 inches of measured precipitation that occurs at least 72 hours from the previously measurable storm event. The sample shall be collected downstream of the concrete batch plant, and where the discharge exits any BMPs utilized to handle the runoff from the batch plant, prior to commingling with any other water authorized under this general permit.
2. The permittee must compare the results of sample analyses to the benchmark values above, and must include this comparison in the overall assessment of the SWP3's effectiveness. Analytical results that exceed a benchmark value are not a violation of this permit, as these values are not numeric effluent limitations. Results of analyses are indicators that modifications of the SWP3 should be assessed and may be necessary to protect water quality. The operator must investigate the cause for each exceedance and must document the results of this investigation in the SWP3 by the end of the quarter following the sampling event.

The operator's investigation must identify the following:

- (a) any additional potential sources of pollution, such as spills that might have occurred;
- (b) necessary revisions to good housekeeping measures that are part of the SWP3;
- (c) additional BMPs, including a schedule to install or implement the BMPs; and
- (d) other parts of the SWP3 that may require revisions in order to meet the goal of the benchmark values.

Background concentrations of specific pollutants may also be considered during the investigation. If the operator is able to relate the cause of the exceedance to background concentrations, then subsequent exceedances of benchmark values for that pollutant may be resolved by referencing earlier findings in the SWP3. Background concentrations may be identified by laboratory analyses of samples of stormwater run-on to the permitted facility, by laboratory analyses of samples of stormwater run-off from adjacent non-industrial areas, or by identifying the pollutant is a naturally occurring material in soils at the site.

Section B. Best Management Practices (BMPs) and SWP3 Requirements

Minimum SWP3 Requirements – The following are required in addition to other SWP3 requirements listed in this general permit, which include, but are not limited to the applicable requirements located in Part III.F.7 of this general permit, as follows:

1. Description of Potential Pollutant Sources - The SWP3 must provide a description of potential sources (activities and materials) that can cause, have a reasonable potential to cause or contribute to a violation of water quality standards or have been found to cause, or contribute to, the loss of a designated use of surface water in the state in stormwater discharges associated with concrete batch plants authorized under this permit. The SWP3 must describe the implementation of practices that will be used to minimize to the extent practicable the discharge of pollutants in stormwater discharges associated with industrial activity and non-stormwater discharges (described in Part II.A.3 of this general permit), in compliance with the terms and conditions of this general permit, including the protection of water quality, and must ensure the implementation of these practices.

The following must be developed, at a minimum, in support of developing this description:

- (a) Drainage – The site map must include the following information:
 - i. the location of all outfalls for stormwater discharges associated with concrete batch plants that are authorized under this permit;
 - ii. a depiction of the drainage area and the direction of flow to the outfall(s);
 - iii. structural controls used within the drainage area(s);
 - iv. the locations of the following areas associated with concrete batch plants that are exposed to precipitation: vehicle and equipment maintenance activities (including fueling, repair, and storage areas for vehicles and equipment scheduled for maintenance); areas used for the treatment, storage, or disposal of wastes; liquid storage tanks; material processing and storage areas; and loading and unloading areas; and
 - v. 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 (including the areas that drain to the treatment device); areas with significant materials; and areas where major spills or leaks have occurred.
- (b) Inventory of Exposed Materials – A list of materials handled at the concrete batch plant that may be exposed to stormwater and that have a potential to affect the quality of stormwater discharges associated with concrete batch plants that are authorized under this general permit.
- (c) Spills and Leaks - A list of significant spills and leaks of toxic or hazardous pollutants that occurred in areas exposed to stormwater and that drain to stormwater outfalls associated with concrete batch plants authorized under this general permit must be developed, maintained, and updated as needed.
- (d) Sampling Data - A summary of existing stormwater discharge sampling data must be maintained, if available.
2. Measures and Controls - The SWP3 must include a description of management controls to regulate pollutants identified in the SWP3's "Description of Potential Pollutant Sources" from Part IV.B.1 of this permit, and a schedule for implementation of the measures and controls. This must include, at a minimum:

- (a) Good Housekeeping - Good housekeeping measures must be developed and implemented in the area(s) associated with concrete batch plants.
 - i. Operators must prevent or minimize the discharge of spilled cement, aggregate (including sand or gravel), settled dust, or other significant materials from paved portions of the site that are exposed to stormwater. Measures used to minimize the presence of these materials may include regular sweeping or other equivalent practices. These practices must be conducted at a frequency that is determined based on consideration of the amount of industrial activity occurring in the area and frequency of precipitation, and shall occur at least once per week when cement or aggregate is being handled or otherwise processed in the area.
 - ii. Operators must prevent the exposure of fine granular solids, such as cement, to stormwater. Where practicable, these materials must be stored in enclosed silos, hoppers or buildings, in covered areas, or under covering.
- (b) Spill Prevention and Response Procedures - Areas where potential spills that can contribute pollutants to stormwater runoff, and the drainage areas from these locations, must be identified in the SWP3. Where appropriate, the SWP3 must specify material handling procedures, storage requirements, and use of equipment. Procedures for cleaning up spills must be identified in the SWP3 and made available to the appropriate personnel.
- (c) Inspections - Qualified facility personnel (i.e., a person or persons with knowledge of this general permit, the concrete batch plant, and the SWP3 related to the concrete batch plant(s) for the site) must be identified to inspect designated equipment and areas of the facility specified in the SWP3. Personnel conducting these inspections are not required to have signatory authority for inspection reports under 30 TAC §305.128. Inspections of facilities in operation must be performed once every seven days. Inspections of facilities that are not in operation must be performed at a minimum of once per month. The current inspection frequency being implemented at the facility must be recorded in the SWP3. The inspection must take place while the facility is in operation and must, at a minimum, include all areas that are exposed to stormwater at the site, including material handling areas, above ground storage tanks, hoppers or silos, dust collection/containment systems, truck wash down and equipment cleaning areas. Follow-up procedures must be used to ensure that appropriate actions are taken in response to the inspections. Records of inspections must be maintained and be made readily available for inspection upon request.
- (d) Employee Training - An employee training program must be developed to educate personnel responsible for implementing any component of the SWP3, or personnel otherwise responsible for stormwater pollution prevention, with the provisions of the SWP3. The frequency of training must be documented in the SWP3, and at a minimum, must consist of one training prior to the initiation of operation of the concrete batch plant.
- (e) Record Keeping and Internal Reporting Procedures - A description of spills and similar incidents, plus additional information that is obtained regarding the quality and quantity of stormwater discharges, must be included in the SWP3. Inspection and maintenance activities must be documented and records of those inspection and maintenance activities must be incorporated in the SWP3.
- (f) Management of Runoff - The SWP3 shall contain 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.

3. Comprehensive Compliance Evaluation – At least once per year, one or more qualified personnel (i.e., a person or persons with knowledge of this general permit, the concrete batch plant, and the SWP3 related to the concrete batch plant(s) for the site) shall conduct a compliance evaluation of the plant. The evaluation must include the following.
- Visual examination of all areas draining stormwater associated with regulated concrete batch plants for evidence of, or the potential for, pollutants entering the drainage system. These include, but are not limited to: cleaning areas, material handling areas, above ground storage tanks, hoppers or silos, dust collection/containment systems, and truck wash down and equipment cleaning areas. Measures implemented to reduce pollutants in runoff (including structural controls and implementation of management practices) must be evaluated to determine if they are effective and if they are implemented in accordance with the terms of this permit and with the permittee's SWP3. The operator shall conduct a visual inspection of equipment needed to implement the SWP3, such as spill response equipment.
 - Based on the results of the evaluation, the following must be revised as appropriate within two weeks of the evaluation: the description of potential pollutant sources identified in the SWP3 (as required in Part IV.B.1, "Description of Potential Pollutant Sources"); and pollution prevention measures and controls identified in the SWP3 (as required in Part IV.B.2, "Measures and Controls"). The revisions may include a schedule for implementing the necessary changes.
 - The permittee shall prepare and include in the SWP3 a report summarizing the scope of the evaluation, the personnel making the evaluation, the date(s) of the evaluation, major observations relating to the implementation of the SWP3, and actions taken in response to the findings of the evaluation. The report must identify any incidents of noncompliance. Where the report does not identify incidences of noncompliance, the report must contain a statement that the evaluation did not identify any incidence(s), and the report must be signed according to 30 TAC §305.128, relating to Signatories to Reports.
 - The Comprehensive Compliance Evaluation may substitute for one of the required inspections delineated in Part IV.B.2.(c) of this general permit.

Section C. Prohibition of Wastewater Discharges

Wastewater discharges associated with concrete production including wastewater disposal by land application are not authorized under this general permit. These wastewater discharges must be authorized under an alternative TCEQ water quality permit or otherwise disposed of in an authorized manner. Discharges of concrete truck wash out at construction sites may be authorized if conducted in accordance with the requirements of Part V of this general permit.

Part V. Concrete Truck Wash Out Requirements

This general permit authorizes the land disposal of wash out from concrete trucks at construction sites regulated under this general permit, provided the following requirements are met. Any discharge of concrete production waste water to surface water in the state must be authorized under a separate TCEQ general permit or individual permit.

- Discharge of concrete truck wash out water to surface water in the state, including discharge to storm sewers, is prohibited by this general permit.
- Concrete truck wash out water shall be disposed in areas at the construction site where structural controls have been established to prevent discharge to surface water

- in the state, or to areas that have a minimal slope that allow infiltration and filtering of wash out water to prevent discharge to surface water in the state. 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 construction site.
- Wash out of concrete trucks during rainfall events shall be minimized. The discharge of concrete truck wash out water is prohibited at all times, and the operator shall insure that its BMPs are sufficient to prevent the discharge of concrete truck wash out as the result of rainfall or stormwater runoff.
 - The disposal of wash out water from concrete trucks, made under authorization of this general permit must not cause or contribute to groundwater contamination.
 - If a SWP3 is required to be implemented, the SWP3 shall include concrete wash out areas on the associated site map.

Part VI. Retention of Records

The permittee must retain the following records for a minimum period of three (3) years from the date that a NOT is submitted as required in Part II.F.1 and 2 of this permit. For activities in which an NOT is not required, records shall be retained for a minimum period of three (3) years from the date that the operator terminates coverage under Section II.F.3 of this permit. Records include:

- A copy of the SWP3;
- All reports and actions required by this permit, including a copy of the construction site notice;
- All data used to complete the NOI, if an NOI is required for coverage under this general permit; 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.

Part VII. Standard Permit Conditions

- The permittee has a duty to comply with all permit conditions. Failure to comply with any permit condition is a violation of the permit and statutes under which it was issued (CWA and TWC), and is grounds for enforcement action, for terminating, revoking and reissuance, or modification, or denying coverage under this general permit, or for requiring a discharger to apply for and obtain an individual TPDES permit, based on rules located in TWC §23.086, 30 TAC §305.66 and 40 CFR §122.41 (a).
- Authorization under this general permit may be modified, suspended, revoked and reissued, terminated or otherwise suspended for cause, based on rules located in TWC §23.086, 30 TAC §305.66 and 40 CFR §122.41(f). Filing a notice of planned changes or anticipated non-compliance by the permittee does not stay any permit condition. The permittee must furnish to the executive director, upon request and within a reasonable time, any information necessary for the executive director to determine whether cause exists for modifying, revoking and reissuing, terminating or, otherwise suspending authorization under this permit, based on rules located in TWC §23.086, 30 TAC §305.66 and 40 CFR §122.41 (h). Additionally, the permittee must provide to the executive director, upon request, copies of all records that the permittee is required to maintain as a condition of this general permit.
- It is not a defense for a discharger in an enforcement action that it would have been necessary to halt or reduce the permitted activity to maintain compliance with the permit conditions.

- D.** Inspection and entry shall be allowed under TWC Chapters 26-28, Texas Health and Safety Code §§361.032-361.033 and 361.037, and 40 CFR §122.41(i). The statement in TWC §26.014 that commission entry of a facility shall occur according to an establishment's rules and regulations concerning safety, internal security, and fire protection is not grounds for denial or restriction of entry to any part of the facility or site, but merely describes the commission's duty to observe appropriate rules and regulations during an inspection.
- E.** The discharger is subject to administrative, civil, and criminal penalties, as applicable, under TWC Chapter 7 for violations including but not limited to the following:
1. negligently or knowingly violating the federal CWA §§301, 302, 306, 307, 308, 318, or 405, or any condition or limitation implementing any sections in a permit issued under CWA §402, or any requirement imposed in a pretreatment program approved under CWA §§402(a)(3) or 402(b)(8);
 2. knowingly making any false statement, representation, or certification in any record or other document submitted or required to be maintained under a permit, including monitoring reports or reports of compliance or noncompliance; and
 3. knowingly violating CWA §303 and placing another person in imminent danger of death or serious bodily injury.
- F.** All reports and other information requested by the executive director must be signed by the person and in the manner required by 30 TAC §305.128 (relating to Signatories to Reports).
- G.** Authorization under this general permit does not convey property or water rights of any sort and does not grant any exclusive privilege.
- H.** The permittee shall take all reasonable steps to minimize or prevent any discharge in violation of this permit that has a reasonable likelihood of adversely affecting human health or the environment.
- I.** The permittee shall at all times properly operate and maintain all facilities and systems of treatment and control (and related appurtenances) that are installed or used by the permittee to achieve compliance with the conditions of this permit. Proper operation and maintenance also includes adequate laboratory controls and appropriate quality assurance procedures. This provision requires the operation of back-up or auxiliary facilities or similar systems that are installed by a permittee only when the operation is necessary to achieve compliance with the conditions of the permit.
- J.** The permittee shall comply with the monitoring and reporting requirements in 40 CFR §122.41(j) and (l), as applicable.
- K.** Analysis must be performed using sufficiently sensitive methods for analysis that comply with the rules located in 40 CFR §136.1(c) and 40 CFR §122.44(i)(1)(iv).

Part VIII. Fees

- A.** A fee of must be submitted along with the NOI:
1. \$325 if submitting a paper NOI, or
 2. \$225 if submitting an NOI electronically.
- B.** Fees are due upon submission of the NOI. An NOI will not be declared administratively complete unless the associated fee has been paid in full.
- C.** No separate annual fees will be assessed for this general permit. The Water Quality Annual Fee has been incorporated into the NOI fees as described above.

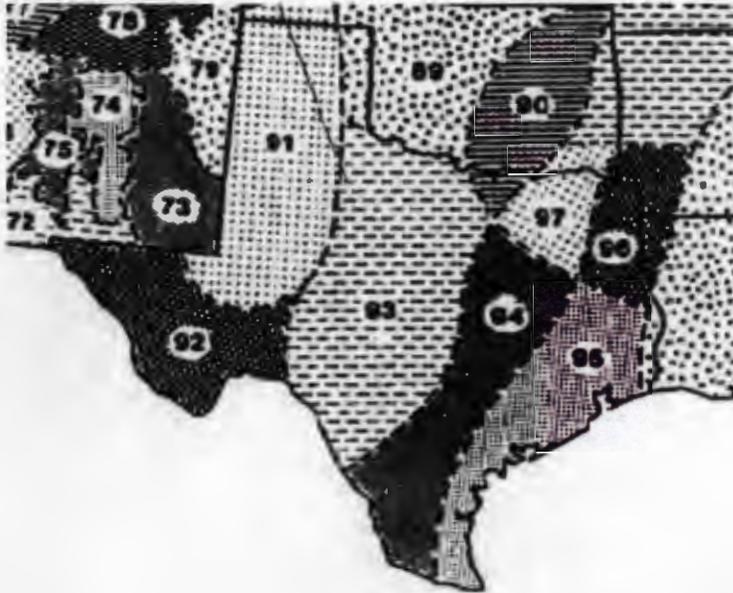
- D.** Effective September 1, 2018, applicants seeking coverage under an NOI or LREW must submit their application using the online e-Permits system available through the TCEQ website, or request and obtain a waiver from electronic reporting from the TCEQ. Waivers from electronic reporting are not transferrable and expire on the same date as the authorization to discharge.

Appendix A: Automatic Authorization
Periods of Low Erosion Potential by County – Eligible Date Ranges

Andrews: Nov. 15 - Apr. 30	Ector: Nov. 15 - Apr. 30
Archer: Dec. 15 - Feb. 14	Edwards: Dec. 15 - Feb. 14
Armstrong: Nov. 15 - Apr. 30	El Paso: Jan. 1 - Jul. 14, or May 15 - Jul. 31, or Jun. 1 - Aug. 14, or Jun. 15 - Sept. 14, or Jul. 1 - Oct. 14, or Jul. 15 - Oct. 31, or Aug. 1 - Apr. 30, or Aug. 15 - May 14, or Sept. 1 - May 30, or Oct. 1 - Jun. 14, or Nov. 1 - Jun. 30, or Nov. 15 - Jul. 14
Bailey: Nov. 1 - Apr. 30, or Nov. 15 - May 14	Fisher: Dec. 15 - Feb. 14
Baylor: Dec. 15 - Feb. 14	Floyd: Nov. 15 - Apr. 30
Borden: Nov. 15 - Apr. 30	Foard: Dec. 15 - Feb. 14
Brewster: Nov. 15 - Apr. 30	Gaines: Nov. 15 - Apr. 30
Briscoe: Nov. 15 - Apr. 30	Garza: Nov. 15 - Apr. 30
Brown: Dec. 15 - Feb. 14	Glasscock: Nov. 15 - Apr. 30
Callahan: Dec. 15 - Feb. 14	Hale: Nov. 15 - Apr. 30
Carson: Nov. 15 - Apr. 30	Hall: Feb. 1 - Mar. 30
Castro: Nov. 15 - Apr. 30	Hansford: Nov. 15 - Apr. 30
Childress: Dec. 15 - Feb. 14	Hardeman: Dec. 15 - Feb. 14
Cochran: Nov. 1 - Apr. 30, or Nov. 15 - May 14	Hartley: Nov. 15 - Apr. 30
Coke: Dec. 15 - Feb. 14	Haskell: Dec. 15 - Feb. 14
Coleman: Dec. 15 - Feb. 14	Hockley: Nov. 1 - Apr. 14, or Nov. 15 - Apr. 30
Collingsworth: Jan. 1 - Mar. 30, or Dec. 1 - Feb. 28	Howard: Nov. 15 - Apr. 30
Concho: Dec. 15 - Feb. 14	Hudspeth: Nov. 1 - May 14
Cottle: Dec. 15 - Feb. 14	Hutchinson: Nov. 15 - Apr. 30
Crane: Nov. 15 - Apr. 30	Irion: Dec. 15 - Feb. 14
Crockett: Nov. 15 - Jan. 14, or Feb. 1 - Mar. 30	Jeff Davis: Nov. 1 - Apr. 30 or Nov. 15 - May 14
Crosby: Nov. 15 - Apr. 30	Jones: Dec. 15 - Feb. 14
Culberson: Nov. 1 - May 14	Kent: Nov. 15 - Jan. 14 or Feb. 1 - Mar. 30
Dallam: Nov. 1 - Apr. 14, or Nov. 15 - Apr. 30	Kerr: Dec. 15 - Feb. 14
Dawson: Nov. 15 - Apr. 30	Kimble: Dec. 15 - Feb. 14
Deaf Smith: Nov. 15 - Apr. 30	King: Dec. 15 - Feb. 14
Dickens: Nov. 15 - Jan. 14, or Feb. 1 - Mar. 30	Kinney: Dec. 15 - Feb. 14
Dimmit: Dec. 15 - Feb. 14	Knox: Dec. 15 - Feb. 14
Donley: Jan. 1 - Mar. 30, or Dec. 1 - Feb. 28	Lamb: Nov. 1 - Apr. 14, or Nov. 15 - Apr. 30
Eastland: Dec. 15 - Feb. 14	

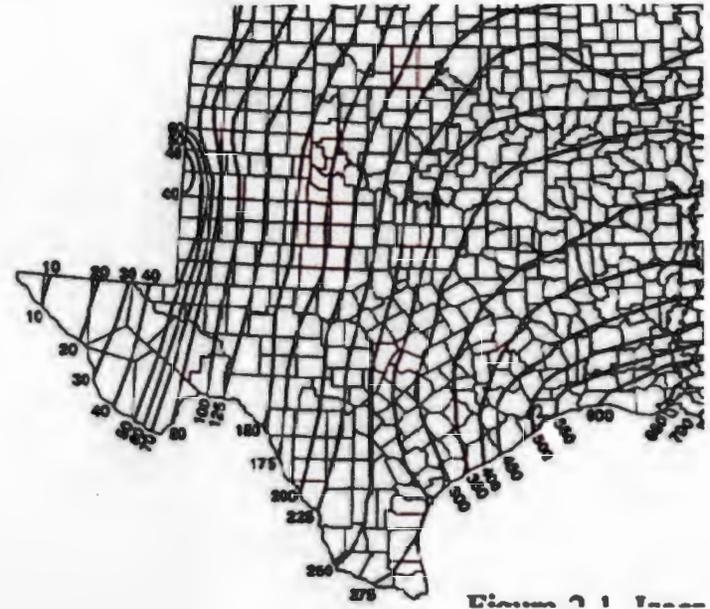
Loving: Nov. 1 - Apr. 30, or Nov. 15 - May 14	Scurry: Nov. 15 - Apr. 30
Lubbock: Nov. 15 - Apr. 30	Shackelford: Dec. 15 - Feb. 14
Lynn: Nov. 15 - Apr. 30	Sherman: Nov. 15 - Apr. 30
Martin: Nov. 15 - Apr. 30	Stephens: Dec. 15 - Feb. 14
Mason: Dec. 15 - Feb. 14	Sterling: Nov. 15 - Apr. 30
Maverick: Dec. 15 - Feb. 14	Stonewall: Dec. 15 - Feb. 14
McCulloch: Dec. 15 - Feb. 14	Sutton: Dec. 15 - Feb. 14
Menard: Dec. 15 - Feb. 14	Swisher: Nov. 15 - Apr. 30
Midland: Nov. 15 - Apr. 30	Taylor: Dec. 15 - Feb. 14
Mitchell: Nov. 15 - Apr. 30	Terrell: Nov. 15 - Apr. 30
Moore: Nov. 15 - Apr. 30	Terry: Nov. 15 - Apr. 30
Motley: Nov. 15 - Jan. 14, or Feb. 1 - Mar. 30	Throckmorton: Dec. 15 - Feb. 14
Nolan: Dec. 15 - Feb. 14	Tom Green: Dec. 15 - Feb. 14
Oldham: Nov. 15 - Apr. 30	Upton: Nov. 15 - Apr. 30
Parmer: Nov. 1 - Apr. 14, or Nov. 15 - Apr. 30	Uvalde: Dec. 15 - Feb. 14
Pecos: Nov. 15 - Apr. 30	Val Verde: Nov. 15 - Jan. 14, or Feb. 1 - Mar. 30
Potter: Nov. 15 - Apr. 30	Ward: Nov. 1 - Apr. 14, or Nov. 15 - Apr. 30
Presidio: Nov. 1 - Apr. 30, or Nov. 15 - May 14	Wichita: Dec. 15 - Feb. 14
Randall: Nov. 15 - Apr. 30	Wilbarger: Dec. 15 - Feb. 14
Reagan: Nov. 15 - Apr. 30	Winkler: Nov. 1 - Apr. 30, or Nov. 15 - May 14
Real: Dec. 15 - Feb. 14	Yoakum: Nov. 1 - Apr. 30, or Nov. 15 - May 14
Reeves: Nov. 1 - Apr. 30, or Nov. 15 - May 14	Young: Dec. 15 - Feb. 14
Runnels: Dec. 15 - Feb. 14	Wheeler: Jan. 1 - Mar. 30, or Dec. 1 - Feb. 28
Schleicher: Dec. 15 - Feb. 14	Zavala: Dec. 15 - Feb. 14

Appendix B: Erosivity Index (EI) Zones in Texas



Adapted from Chapter 2 of USDA Agriculture Handbook 703: "Predicting Soil Erosion by Water: A Guide to Conservation Planning With the Revised Universal Soil Loss Equation (RUSLE)," U.S. Department of Agriculture, Agricultural Research Service

Appendix C: Isoerodent Map



Adapted from Chapter 2 of USDA Agriculture Handbook 703: "Predicting Soil Erosion by Water: A Guide to Conservation Planning With the Revised Universal Soil Loss Equation (RUSLE)," U.S. Department of Agriculture, Agricultural Research Service

Appendix D: Erosivity Indices for EI Zones in Texas

Periods:

EI #	1/1	1/16	1/31	2/15	3/1	3/16	3/31	4/15	4/30	5/15	5/30	6/14	6/29	7/14	7/29	8/13	8/28	9/12	9/27	10/12	10/27	11/11	11/26	12/11	12/31
89	0	1	1	2	3	4	7	2	8	27	38	48	55	62	69	76	83	90	94	97	98	99	100	100	100
90	0	1	2	3	4	6	8	13	21	29	37	46	54	60	65	69	74	81	87	92	95	97	98	99	100
91	0	0	0	0	1	1	1	2	6	16	29	39	46	53	60	67	74	81	88	95	99	99	100	100	100
92	0	0	0	0	1	1	1	2	6	16	29	39	46	53	60	67	74	81	88	95	99	99	100	100	100
93	0	1	1	2	3	4	6	8	13	25	40	49	56	62	67	72	76	80	85	91	97	98	99	99	100
94	0	1	2	4	6	8	10	15	21	29	38	47	53	57	61	65	70	76	83	88	91	94	96	98	100
95	0	1	3	5	7	9	11	14	18	27	35	41	46	51	57	62	68	73	79	84	89	93	96	98	100
96	0	2	4	6	9	12	17	23	30	37	43	49	54	58	62	66	70	74	78	82	86	90	94	97	100
97	0	1	3	5	7	10	14	20	28	37	48	56	61	64	68	72	77	81	86	89	92	95	98	99	100
106	0	3	6	9	13	17	21	27	33	38	44	49	55	61	67	71	75	78	81	84	86	90	94	97	100

* Each period begins on the date listed in the table above and lasts until the day before the following period. The final period begins on December 11 and ends on December 31.

Table adapted from Chapter 2 of USDA Agriculture Handbook 703: "Predicting Soil Erosion by Water: A Guide to Conservation Planning With the Revised Universal Soil Loss Equation (RUSLE)," U.S. Department of Agriculture, Agricultural Research Service

Agent Authorization Form
For Required Signature
Edwards Aquifer Protection Program
Relating to 30 TAC Chapter 213
Effective June 1, 1999

I BRADLEY CHESNICK,
Print Name

MANAGER,
Title - Owner/President/Other

of JRB CEDAR PARK, L.P.,
Corporation/Partnership/Entity Name

have authorized DANIEL QUARLES
Print Name of Agent/Engineer

of GREY WOLF ENGINEERS
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:

[Handwritten Signature]
Applicant's Signature

4/9/24
Date

THE STATE OF Texas §

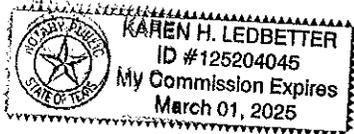
County of Harris §

BEFORE ME, the undersigned authority, on this day personally appeared Bradley Chesnick 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 9th day of April, 2024

Karen H Ledbetter
NOTARY PUBLIC

Karen H. Ledbetter
Typed or Printed Name of Notary



MY COMMISSION EXPIRES: March 01, 2025

Application Fee Form

Texas Commission on Environmental Quality

Name of Proposed Regulated Entity: CITY OF CEDAR PARK

Regulated Entity Location: WILLIAMSON COUNTY

Name of Customer: JRB CEDAR PARK LP

Contact Person: DANIEL QUARLES

Phone: 512-293-3557

Customer Reference Number (if issued): CN N/A

Regulated Entity Reference Number (if issued): RN 105526933

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):

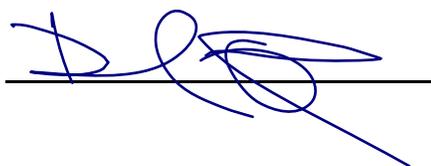
Recharge Zone

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	Acres	\$
Water Pollution Abatement Plan, Contributing Zone Plan: Multiple Single Family Residential and Parks	Acres	\$
Water Pollution Abatement Plan, Contributing Zone Plan: Non-residential	1.382 Acres	\$ 4,000
Sewage Collection System	L.F.	\$
Lift Stations without sewer lines	Acres	\$
Underground or Aboveground Storage Tank Facility	Tanks	\$
Piping System(s)(only)	Each	\$
Exception	Each	\$
Extension of Time	Each	\$

Signature: _____



Date: 5-24-24

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



TCEQ Core Data Form

For detailed instructions on completing 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 105526933

SECTION II: Customer Information

4. General Customer Information		5. Effective Date for Customer Information Updates (mm/dd/yyyy)		04/08/2024	
<input checked="" type="checkbox"/> New Customer <input 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)					
<i>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).</i>					
6. Customer Legal Name (If an individual, print last name first: eg: Doe, John)				<i>If new Customer, enter previous Customer below:</i>	
JRB CEDAR PARK LP					
7. TX SOS/CPA Filing Number		8. TX State Tax ID (11 digits)		9. Federal Tax ID	10. DUNS Number (if applicable)
0804604604		32084999765		(9 digits)	
11. Type of Customer:		<input type="checkbox"/> Corporation		<input type="checkbox"/> Individual	Partnership: <input type="checkbox"/> General <input checked="" type="checkbox"/> Limited
Government: <input type="checkbox"/> City <input type="checkbox"/> County <input type="checkbox"/> Federal <input type="checkbox"/> Local <input type="checkbox"/> State <input type="checkbox"/> Other		<input type="checkbox"/> Sole Proprietorship		<input type="checkbox"/> Other:	
12. Number of Employees				13. Independently Owned and Operated?	
<input checked="" type="checkbox"/> 0-20 <input type="checkbox"/> 21-100 <input type="checkbox"/> 101-250 <input type="checkbox"/> 251-500 <input type="checkbox"/> 501 and higher				<input type="checkbox"/> Yes <input checked="" 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 checked="" type="checkbox"/> Owner & Operator <input type="checkbox"/> Other: <input type="checkbox"/> Occupational Licensee <input type="checkbox"/> Responsible Party <input type="checkbox"/> VCP/BSA Applicant					
15. Mailing	8353 KEMPWOOD DRIVE				
Address:					
City	HOUSTON		State	TX	ZIP
					77055
					ZIP + 4
16. Country Mailing Information (if outside USA)			17. E-Mail Address (if applicable)		
			BRADLEY.CHESNICK@ETHANALLEN.COM		

18. Telephone Number	19. Extension or Code	20. Fax Number (if applicable)
() -		() -

SECTION III: Regulated Entity Information

21. General Regulated Entity Information (If 'New Regulated Entity' is selected, a new permit application is also required.)							
<input checked="" type="checkbox"/> New Regulated Entity <input type="checkbox"/> Update to Regulated Entity Name <input type="checkbox"/> Update to Regulated Entity Information							
<i>The Regulated Entity Name submitted may be updated, in order to meet TCEQ Core Data Standards (removal of organizational endings such as Inc, LP, or LLC).</i>							
22. Regulated Entity Name (Enter name of the site where the regulated action is taking place.)							
ETHAN ALLEN - CEDAR PARK							
23. Street Address of the Regulated Entity: (No PO Boxes)	5204 183A FRONTAGE ROAD						
	City	CEDAR PARK	State	TX	ZIP	78613	ZIP + 4
24. County	WILLIAMSON						

If no Street Address is provided, fields 25-28 are required.

25. Description to Physical Location:							
26. Nearest City					State	Nearest ZIP Code	
<i>Latitude/Longitude are required and may be added/updated to meet TCEQ Core Data Standards. (Geocoding of the Physical Address may be used to supply coordinates where none have been provided or to gain accuracy).</i>							
27. Latitude (N) In Decimal:	30.537481			28. Longitude (W) In Decimal:	97.823292		
Degrees	Minutes	Seconds	Degrees	Minutes	Seconds		
30	32	14.93	97	48	83.85		
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)			
5712		449110					
33. What is the Primary Business of this entity? (Do not repeat the SIC or NAICS description.)							
FURNITURE SALES							
34. Mailing Address:	8353 KEMPWOOD DRIVE						
	City	HOUSTON	State	TX	ZIP	77055	ZIP + 4
35. E-Mail Address:	BRADLEY.CHESNICK@ETHANALLEN.COM						
36. Telephone Number	37. Extension or Code			38. Fax Number (if applicable)			
(713) 822-8576				() -			

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"/> Wastewater	<input type="checkbox"/> Wastewater Agriculture	<input type="checkbox"/> Water Rights	<input type="checkbox"/> Other:

SECTION IV: Preparer Information

40. Name:	DANIEL QUARLES	41. Title:	PROJECT MANAGER
42. Telephone Number	43. Ext./Code	44. Fax Number	45. E-Mail Address
(512) 293-3557		() -	DQUARLES@GREYWOLFENGINEERS.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:	GREY WOLF ENGINEERS	Job Title:	PROJECT MANAGER
Name (In Print):	DANIEL QUARLES	Phone:	(512) 293- 3557
Signature:		Date:	4/8/2024

ATTACHMENTS

TABLE OF CONTENTS

APPLICATION ATTACHMENTS

- A. ROAD MAP
- B. USGE QUADRANGLE MAP
- C. PROJECT NARRATIVE
- D. FACTORS AFFECTING SURFACE WATER QUALITY
- E. VOLUME AND CHARACTER OF STORMWATER
- F. *UNUSED*
- G. *UNUSED*
- H. *UNUSED*
- I. *UNUSED*
- J. BMPs FOR UPGRADIENT STORMWATER
- K. BMPs FOR ON SITE STORMWATER
- L. *UNUSED*
- M. CONSTRUCTION PLANS
- N. INSPECTION, MAINTENANCE REPAIR, AND RETROFIT PLAN
- O. *UNUSED*
- P. *UNUSED*

ATTACHMENT A: ROAD MAP

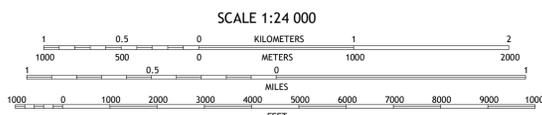
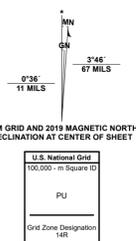




Produced by the United States Geological Survey

North American Datum of 1983 (NAD83) World Geodetic System of 1984 (WGS84) Projection and 1 000-meter grid/Universal Transverse Mercator, Zone 14R. This map is not a legal document. Boundaries may be generalized for this map scale. Private lands within government reservations may not be shown. Obtain permission before entering private lands.

Imagery: NAIP, September 2016 - November 2016
Roads: U.S. Census Bureau, 2015 - 2019
Names: GNS, 1979 - 2022
Hydrography: National Hydrography Dataset, 2002 - 2020
Contours: National Elevation Dataset, 2019
Boundaries: Multiple sources; see metadata file 2019 - 2021
Wetlands: FWS National Wetlands Inventory, Not Available



CONTOUR INTERVAL 10 FEET NORTH AMERICAN DATUM OF 1983 This map was produced to conform with the National Geospatial Program US Topo Product Standard.



ADJOINING QUADRANGLES

1 Liberty Hill
2 Leander NE
3 Georgetown
4 Nameless
5 Round Rock
6 Mansfield Dam
7 Jollyville
8 Pflugerville West

ROAD CLASSIFICATION

Expressway	Local Connector
Secondary Hwy	Local Road
Ramp	4WD
Interstate Route	US Route
	State Route



ATTACHMENT C: Project Narrative

Please see below sections for full narrative:

Area of the Site: The site is along the eastern ROW of 183A north frontage road, about 200' north of East New Hope Drive. The site is a pad site in a larger master planned development. Storm sewer has been stubbed to the site for connection to the internal drainage system.

Offsite Areas: No offsite areas are part of the design for this site.

Impervious Cover: There is minimal impervious cover on the site existing. The proposed impervious cover will be approximately 40, 702 SF, about 68% of the property.

Permanent BMPs: There will be no post-construction BMPs proposed. The site will have filter fabric fencing, inlet protection, and concrete truck wash stations, as well as a stabilized construction entrance, for the entirety of construction.

Proposed Site Use: Site to be developed as a retail/commercial center. Ethan Allen (furniture) will be the primary tenant, although there will be space for future tenant additions.

Site History: No previous development.

Previous Development: None.

Areas to be Demolished: The existing drive aisle to be partially demolished as needed.

ATTACHMENT D: Factors Affecting Surface Water Quality

Please include the following statement as an explanation for factors affecting surface water quality.

The site to be developed is the last parcel to be developed in a master planned development. The site will be a commercial/retail pad site development. It is not anticipated that any uses outside of typical pedestrian and street traffic for a commercial retail site. Master planned development will be properly maintained to limit litter and landscaping issues that would pollute typical storm runoff.

ATTACHMENT E: Runoff

Please include the following calculations as reference to existing and proposed runoff.

Existing site runoff:

$$Q = C * I * A$$

$$Q = 0.3 * 11.15 \text{ in/hr} * 1.382\text{ac}$$

$$\mathbf{Q = 4.62 \text{ CFS}}$$

Proposed runoff:

$$Q = C * I * A$$

$$Q = 0.8 * 11.15 \text{ in/hr} * 1.382\text{ac}$$

$$\mathbf{Q = 12.32 \text{ CFS}}$$

ATTACHMENT J: BMPs FOR UPGRADIENT STORMWATER

Please include the following statement as an explanation for upgradient stormwater.

The site to be developed is the last parcel in a master planned development to be developed. All other pad sites drain away from the subject site. The site is the highest point in the immediate vicinity. All drainage in the TxDOT right of Way will be controlled by TxDOT drainage systems. Additionally, internal drainage to the master development is controlled by different functioning storm water collection systems. Any drainage for the on-site system will be handled on-site.

ATTACHMENT K: BMPs FOR ON-SITE STORMWATER

The site to be developed is the last parcel to be developed in a master planned development. The site is eligible to participate in the Cottonwood Creek Regional Detention and Water Quality Pond. Because of this, no on-site detention or water quality will be proposed. The development has a maximum allowable impervious cover of 80% per the Overall Water Quality Plan from the Cottonwood Channel Pond and Wastewater Improvements set. The BMPs that are part of that Cottonwood Creek Regional Detention were previously approved under Edwards Aquifer Permit 11-06090101. The regional detention map is part of the construction plans included in the attachments. Ethan Allen – Cedar Park will not engage in any operations that create contaminated stormwater runoff above and beyond the typical uses for a retail/commercial center. Therefore, no inlet inserts, or other permanent structures will be installed on the pad site. The site will be cleaned of debris regularly and mandated checks of polluted or clogged inlets will be required.

Previously approved TSS removal calculations from previous development have been included in this attachment.

Additional information is provided for cells with a red triangle in the upper right corner. Place the cursor over the cell.

Text shown in blue indicate location of instructions in the Technical Guidance Manual - RG-348.

Characters shown in red are data entry fields.

Characters shown in black (Bold) are calculated fields. Changes to these fields will remove the equations used in the spreadsheet.

1. The Required Load Reduction for the total project:

Calculations from RG-348

Pages 3-27 to 3-30

Page 3-29 Equation 3.3: $L_M = 27.2(A_N \times P)$

where: $L_{M \text{ TOTAL PROJECT}}$ = Required TSS removal resulting from the proposed development = 80% of increased load
 A_N = Net increase in impervious area for the project
 P = Average annual precipitation, inches

Site Data: Determine Required Load Removal Based on the Entire Project

County = **Williamson**
 Total project area included in plan = **2.44** acres
 Predevelopment impervious area within the limits of the plan = **0.00** acres
 Total post-development impervious area within the limits of the plan = **1.77** acres
 Total post-development impervious cover fraction = **0.73**
 P = **32** inches

$L_{M \text{ TOTAL PROJECT}}$ = **1541** lbs.

* The values entered in these fields should be for the total project area.

Number of drainage basins / outfalls areas leaving the plan area = **1**

2. Drainage Basin Parameters (This information should be provided for each basin):

Drainage Basin/Outfall Area No. = **1**
 Total drainage basin/outfall area = **8.98** acres
 Predevelopment impervious area within drainage basin/outfall area = **0.00** acres
 Post-development impervious area within drainage basin/outfall area = **1.77** acres
 Post-development impervious fraction within drainage basin/outfall area = **0.20**
 $L_{M \text{ THIS BASIN}}$ = **1541** lbs.

3. Indicate the proposed BMP Code for this basin.

Proposed BMP = **Wet Basin**
 Removal efficiency = **93** percent

- Aqualogic Cartridge Filter
- Bioretention
- Contech StormFilter
- Constructed Wetland
- Extended Detention
- Grassy Swale
- Retention / Irrigation
- Sand Filter
- Stormceptor
- Vegetated Filter Strips
- Vortechs
- Wet Basin
- Wet Vault

4. Calculate Maximum TSS Load Removed (L_R) for this Drainage Basin by the selected BMP Type.

RG-348 Page 3-33 Equation 3.7: $L_R = (\text{BMP efficiency}) \times P \times (A_i \times 34.6 + A_p \times 0.54)$

where:

A_C = Total On-Site drainage area in the BMP catchment area
 A_i = Impervious area proposed in the BMP catchment area
 A_p = Pervious area remaining in the BMP catchment area
 L_R = TSS Load removed from this catchment area by the proposed BMP

A_C = 8.98 acres
 A_i = 1.77 acres
 A_p = 7.21 acres
 L_R = 1938 lbs

5. Calculate Fraction of Annual Runoff to Treat the drainage basin / outfall area

Desired $L_{M \text{ THIS BASIN}}$ = 1938 lbs.

F = 1.00

6. Calculate Capture Volume required by the BMP Type for this drainage basin / outfall area.

Calculations from RG-348

Pages 3-34 to 3-36

Rainfall Depth = 4.00 inches
Post Development Runoff Coefficient = 0.20
On-site Water Quality Volume = 25957 cubic feet

Calculations from RG-348 Pages 3-36 to 3-37

Off-site area draining to BMP = 0.00 acres
Off-site Impervious cover draining to BMP = 0.00 acres
Impervious fraction of off-site area = 0
Off-site Runoff Coefficient = 0.00
Off-site Water Quality Volume = 0 cubic feet

Storage for Sediment = 5191

Total Capture Volume (required water quality volume(s) x 1.20) = 31149 cubic feet

The following sections are used to calculate the required water quality volume(s) for the selected BMP.
The values for BMP Types not selected in cell C45 will show NA.

7. Retention/Irrigation System

Designed as Required in RG-348

Pages 3-42 to 3-46

Required Water Quality Volume for retention basin = NA cubic feet

Irrigation Area Calculations:

Soil infiltration/permeability rate = 0.1 in/hr Enter determined permeability rate or assumed value of 0.1
Irrigation area = NA square feet
NA acres

8. Extended Detention Basin System

Designed as Required in RG-348

Pages 3-46 to 3-51

Required Water Quality Volume for extended detention basin = NA cubic feet

9. Filter area for Sand Filters

Designed as Required in RG-348

Pages 3-58 to 3-63

9A. Full Sedimentation and Filtration System

Water Quality Volume for sedimentation basin =	NA	cubic feet	
Minimum filter basin area =	NA	square feet	
Maximum sedimentation basin area =	NA	square feet	For minimum water depth of 2 feet
Minimum sedimentation basin area =	NA	square feet	For maximum water depth of 8 feet

9B. Partial Sedimentation and Filtration System

Water Quality Volume for combined basins =	NA	cubic feet	
Minimum filter basin area =	NA	square feet	
Maximum sedimentation basin area =	NA	square feet	For minimum water depth of 2 feet
Minimum sedimentation basin area =	NA	square feet	For maximum water depth of 8 feet

10. Bioretention System

Designed as Required in RG-348

Pages 3-63 to 3-65

Required Water Quality Volume for Bioretention Basin =	NA	cubic feet	
--	----	------------	--

11. Wet Basins

Designed as Required in RG-348

Pages 3-66 to 3-71

Required capacity of Permanent Pool =	31149	cubic feet	Permanent Pool Capacity is 1.20 times the WQV
Required capacity at WQV Elevation =	57106	cubic feet	Total Capacity should be the Permanent Pool Capacity plus a second WQV.

12. Constructed Wetlands

Designed as Required in RG-348

Pages 3-71 to 3-73

Required Water Quality Volume for Constructed Wetlands =	NA	cubic feet	
--	----	------------	--

13. AquaLogic™ Cartridge System

Designed as Required in RG-348

Pages 3-74 to 3-78

** 2005 Technical Guidance Manual (RG-348) does not exempt the required 20% increase with maintenance contract with AquaLogic™.

Required Sedimentation chamber capacity =	NA	cubic feet	
Filter canisters (FCs) to treat WQV =	NA	cartridges	
Filter basin area (RIA _F) =	NA	square feet	

14. Stormwater Management StormFilter® by CONTECH

Required Water Quality Volume for Contech StormFilter System =	NA	cubic feet	
--	----	------------	--

ATTACHMENT M: Construction Plans

SITE CIVIL CONSTRUCTION PLANS FOR ETHAN ALLEN CEDAR PARK

5204 183A TOLL ROAD CEDAR PARK, TX 78613

DESIGN TEAM

OWNER:
JRB CEDAR PARK, LP
8353 KEMPWOOD DRIVE
HOUSTON, TX 77055
CONTACT: BRADLEY CHESNICK
PHONE: N/A
EMAIL: Bradley.Chesnick@ethanallen.com

CIVIL ENGINEER:
GREY WOLF ENGINEERS
1832 CHIMNEY ROCK RD.
HOUSTON, TEXAS 77056
CONTACT: DANIEL QUARLES
PHONE: 512-293-3557
EMAIL: dquarles@greywolfengineers.com

ARCHITECT:
HARRYGENDEL ARCHITECTS
1807 DECATUR
HOUSTON, TX 77007
CONTACT: DANIELA BRAGANHOLO
PHONE: (713) 266-6100
EMAIL: daniela@hgarch.com

PROJECT DESCRIPTION:
THIS PROJECT CONSISTS OF A 1.38-ACRE MULTI-TENANT RETAIL/OFFICE DEVELOPMENT, PRIMARILY USED BY ETHAN ALLEN. THE BUILDING WILL BE 12,275 SF & WILL BE ACCOMPANIED BY TYPICAL SITE PAVING, STORM SEWER & UTILITIES.

ENGINEERS STATEMENT:
ALL RESPONSIBILITY FOR THE ACCURACY OF THESE PLANS REMAIN WITH THE ENGINEER WHO PREPARED THEM. IN REVIEWING THESE PLANS, THE CITY OF CEDAR PARK MUST RELY ON THE ADEQUACY OF THE WORK OF THE DESIGN ENGINEER.

UTILITIES:
CITY OF CEDAR PARK – WATER/WASTEWATER
PEDERNALES ELECTRIC COOPERATIVE – ELECTRICITY
ATMOS – NATURAL GAS

PROJECT BENCHMARK:
BENCHMARK
TBM#1: 4" ALUMINUM DISK SET IN CONCRETE ALONG SOUTH RIGHT-OF-WAY OF EAST NEW HOPE DRIVE, NEAR THE NORTHWEST CORNER OF 8.24 ACRE CEDAR PARK TOWN CENTER LP TRACT.

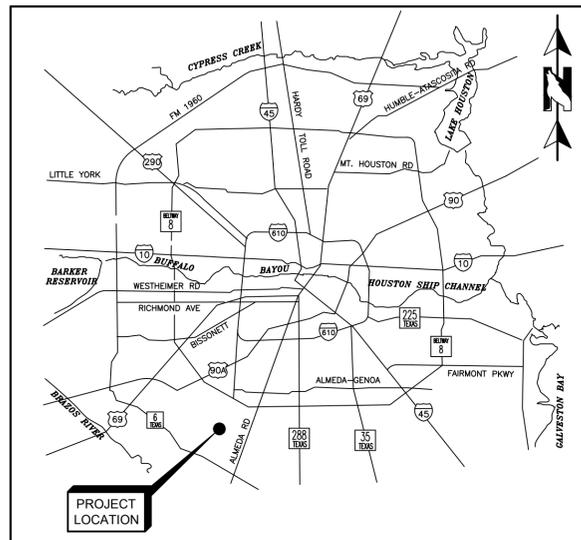
DATUM: NAVD 88 (GEOID 09)
ELEVATION: 930.86'

TBM#2: SQUARE CUT ON BACK OF CURB APPROXIMATELY 96' NORTH/NORTHEAST OF THE SOUTH CORNER OF LOT 4.

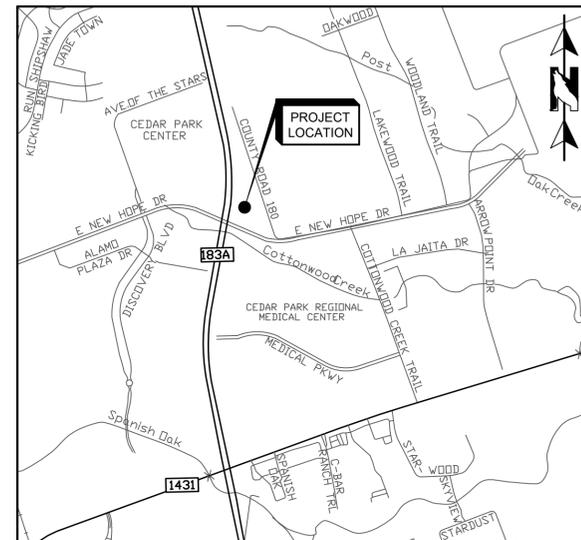
DATUM: NAVD 88 (GEOID 09)
ELEVATION: 927.81'

SURVEY NOTE:
TOPOGRAPHIC & BENCHMARK INFORMATION USED IS BASED ON A COMBINATION OF THE ORIGINAL SURVEY OF THE PROPERTY & THE DEVELOPMENT PLANS OF THE CREDIT UNION, A NEW TOPOGRAPHIC SURVEY WAS NOT PERFORMED PRIOR TO THE DEVELOPMENT OF THIS PLAN SET. CONTRACTOR TO FIELD VERIFY EXISTING TOPOGRAPHIC INFORMATION & CONTACT ENGINEER OF RECORD IMMEDIATELY WITH ANY DISCREPANCIES PRIOR TO COMMENCING CONSTRUCTION.

FLOODPLAIN NOTE:
ACCORDING TO THE FEDERAL EMERGENCY MANAGEMENT AGENCY'S FLOOD INSURANCE RATE MAP (FIRM) NO. 48491C0462F, THE PROJECT TRACT IS WITHIN UNSHADED ZONE 'X', DESIGNATED AS AN AREA OUTSIDE OF THE 0.2% ANNUAL CHANCE FLOODPLAIN.
DATED: 12/20/2019.



LOCATION MAP
NO SCALE



VICINITY MAP
NO SCALE

SHEET INDEX

Sheet Number	Sheet Title
1	COVER SHEET
2	GENERAL NOTES SHEET 1 OF 2
3	GENERAL NOTES SHEET 2 OF 2
4	FINAL PLAT
5	DEMOLITION PLAN
6	TREE PRESERVATION & EROSION & SEDIMENTATION CONTROL PLAN
7	OVERALL SITE PLAN
8	FIRE PROTECTION PLAN
9	GRADING PLAN
10	COTTONWOOD CREEK DRAINAGE AREA MAP
11	OVERALL DRAINAGE AREA MAP
12	STORM SEWER PLAN
13	DRAINAGE AREA CALCULATION
14	UTILITY PLAN
15	CONSTRUCTION DETAILS SHEET 1
16	CONSTRUCTION DETAILS SHEET 2
17	CONSTRUCTION DETAILS SHEET 3
18	CONSTRUCTION DETAILS SHEET 4

Owner: JRB CEDAR PARK LP Address: 8353 KEMPWOOD DRIVE HOUSTON, TX 77055
 Phone: _____ Cell: _____ Acreage: _____ Total Impervious Cover: _____
 Legal Description: LOT 4A, BLOCK A CEDAR PARK TOWN CENTER, LP
 Address: 5204 183A TOLL ROAD CEDAR PARK, TX 78613
 Land Use Summary: [square footage of building(s) for each land use and number of units if multi-family]
12,275 MULTI-TENANT OFFICE
 Zoning: _____ Date: _____
 Person Preparing Plan: DANIEL QUARLES Company: GREY WOLF ENGINEERS
 Address: 1832 CHIMNEY ROCK ROAD HOUSTON, TX 77056
 Phone: _____ Cell: 512-293-3557
 Engineer: JASON ATKINSON Company: GREY WOLF ENGINEERS
 Address: 1832 CHIMNEY ROCK ROAD HOUSTON, TX 77056
 Phone: _____ Cell: 281-543-1138



THE LONE STAR NOTIFICATION
COMPANY
1-800-669-8344
(STOP & CALL 48 HRS PRIOR TO DIGGING)

GREY WOLF ENGINEERS
PROJECT No. WL0168-22

CEDAR PARK
REVIEWED FOR CODE COMPLIANCE
SIGNATURE REQUIRED FROM ALL DEPARTMENTS

PLANNING _____ DATE _____
 ENGINEERING SERVICES _____ DATE _____
 INDUSTRIAL PRETREATMENT _____ DATE _____
 FIRE PREVENTION _____ DATE _____
 LANDSCAPE PLANNER _____ DATE _____
 ADDRESSING _____ DATE _____
 SITE DEVELOPMENT PERMIT NUMBER _____ DATE _____

REV	DESCRIPTION	DATE



GENERAL NOTES:

1. THE CONTRACTOR SHALL BE RESPONSIBLE FOR ACQUIRING ALL NECESSARY PERMITS, TESTS, ACCEPTANCES, AND APPROVALS PRIOR TO BEGINNING ANY DEMOLITION AND/OR CONSTRUCTION ACTIVITIES.
2. DEMOLITION AND/OR CONSTRUCTION ACTIVITIES MUST NOT COMMENCE UNTIL APPROPRIATE STORM WATER POLLUTION PREVENTION MEASURES ARE INSTALLED AND APPLICABLE REGULATORY REQUIREMENTS ARE COMPLETED.
3. ALL PROPOSED CONSTRUCTION SHALL CONFORM TO THE STANDARDS, CODES AND SPECIFICATIONS OF THE REGULATION AUTHORITY. WHERE CONFLICTS EXIST BETWEEN THESE REQUIREMENTS AND THE REQUIREMENTS OF THESE PLANS AND SPECIFICATIONS, THE MORE STRINGENT REQUIREMENT SHALL BE ENFORCED.
4. PRIOR TO COMMENCING WORK, THE ENTIRE PROJECT SHALL BE LAID OUT, CRITICAL DIMENSIONS VERIFIED AND THE LOCATION AND ELEVATION OF EXISTING CONSTRUCTION TO BE CONNECTED TO VERIFIED. BRING ANY DISCREPANCIES TO THE ATTENTION OF THE ENGINEER BEFORE PROCEEDING WITH THE WORK.
5. THE LOCATION OF EXISTING UTILITIES (INCLUDING BUT NOT LIMITED TO: WATER, SEWER, DRAINAGE, TELEPHONE, FIBER OPTIC, SITE LIGHTING ELECTRIC, SECONDARY ELECTRIC, PRIMARY ELECTRICAL DUCT BANKS, LANDSCAPE IRRIGATION FACILITIES, AND GAS LINES) SHOWN ON THESE PLANS ARE APPROXIMATE ONLY. ACTUAL LOCATIONS AND DEPTHS MUST BE VERIFIED BY THE CONTRACTOR PRIOR TO BEGINNING CONSTRUCTION. THE CONTRACTOR SHALL NOTIFY THE ENGINEER IMMEDIATELY OF ANY CONFLICTS OR DEVIATIONS FROM PLANS PRIOR TO BEGINNING CONSTRUCTION. DURING CONSTRUCTION, THE CONTRACTOR IS RESPONSIBLE FOR THE PROTECTION OF ALL UTILITIES SCHEDULED TO REMAIN. ANY UTILITIES THAT ARE DAMAGED BY THE CONTRACTOR, WHETHER SHOWN ON THE PLANS OR NOT, SHALL BE REPAIRED AT THE CONTRACTORS EXPENSE.
6. THE CONTRACTOR SHALL BE RESPONSIBLE FOR COORDINATING WITH ALL UTILITY COMPANIES REGARDING REMOVAL OR RELOCATION OF EXISTING SERVICES AND STRUCTURES. THE CONTRACTOR SHALL VERIFY UTILITIES ARE SHUT OFF OR DISCONNECTED, AND THAT ALL POSSIBLE SAFETY PRECAUTIONS HAVE BEEN ENACTED TO ENSURE THE SAFEST ENVIRONMENT FOR ALL PERSONNEL. IF NECESSARY, COORDINATE WITH UTILITY COMPANIES TO PROVIDE TEMPORARY UTILITY SERVICES DURING CONSTRUCTION.
7. ANY EXISTING ELECTRIC FACILITIES (INCLUDING OVERHEAD POWER LINES AND POWER POLES) TO BE REMOVED/RELOCATED ARE TO BE REMOVED/RELOCATED BY THE ELECTRIC SERVICE PROVIDER AT THE OWNERS EXPENSE. COORDINATE WITH THE ELECTRIC SERVICE PROVIDER AND OWNER BEFORE REMOVAL/RELOCATION.
8. MAINTAIN CLEAR ACCESS TO ADJACENT BUSINESSES AT ALL TIMES THROUGHOUT CONSTRUCTION. CONSTRUCTION FENCING, STORAGE, MATERIALS, AND/OR ACTIVITIES SHALL NOT INTERFERE WITH PUBLIC ACCESS.
9. COORDINATE WITH THE LANDSCAPE ARCHITECT, ENGINEER, AND OWNER FOR ANY TREE REMOVAL/RELOCATION PRIOR TO CONSTRUCTION. CONFIRM WITH THE OWNER OR THEIR DESIGNATE WHETHER TO SALVAGE THE TREES. MAKE ARRANGEMENTS TO STORE TRANSPLANTABLE TREES PRIOR TO REMOVAL.
10. PROVIDE TREE PROTECTION FOR TREES TO BE SAVED. SEE LANDSCAPE DRAWINGS AND SPECIFICATIONS. NO CONSTRUCTION TRAFFIC SHALL BE PERMITTED WITHIN TREE PROTECTION FENCES.
11. EXISTING CONDITIONS ARE PER THE SURVEY PREPARED BY CHAPPARAL, DATED 2/21/2022. ADDITIONAL ASSUMPTIONS MADE BASED ON IMPROVEMENT PLANS BY 360 PROFESSIONAL SERVICES DATED 4/18/2022.
12. COORDINATE WITH ARCHITECT'S PLANS TO VERIFY LOCATION AND SIZE OF ALL ROOF DRAINS AND UTILITY CONNECTIONS. LIMITS OF PROPOSED SITE PLUMBING FACILITIES SHALL BE 5 FEET FROM EDGE OF BUILDING, UNLESS OTHERWISE NOTED.
13. A GEOTECHNICAL REPORT SPECIFYING EXISTING SOILS CONDITIONS AND PROPOSED CONSTRUCTIONS REQUIREMENTS HAS BEEN PREPARED BY MLA GEOTECHNICAL PROJECT NO. 22106100.074 DATED JULY 2022. REFER TO GEOTECHNICAL REPORT FOR PAVEMENT RECOMMENDATIONS.
14. THE SITE MUST BE LEFT NEAT AND CLEAN ON A DAILY BASIS.
15. PROVIDE A TRENCH SAFETY SYSTEM MEETING THE REQUIREMENTS OF CURRENT OSHA REGULATIONS, STATE LAW AND LOCAL CODES.
16. THE CONTRACTOR IS RESPONSIBLE FOR ESTABLISHING ALL HORIZONTAL AND VERTICAL CONTROL, PER THE CONSTRUCTION DRAWINGS.
17. USE PROPERTY CORNERS FOR HORIZONTAL CONTROL POINTS, UNLESS OTHERWISE NOTED. BENCHMARKS ARE NOT TO BE USED FOR HORIZONTAL CONTROL.
18. THE CONTRACTOR IS RESPONSIBLE FOR ALL CONSTRUCTION STAKING.
19. DIMENSION CONTROL POINTS ARE PROVIDED AS NEEDED. ADDITIONAL POINTS ARE AVAILABLE UPON REQUEST.
20. ALL DIMENSIONS ARE TO THE FACE OF CURB, CENTER OF PAINT STRIPING AND CENTER OF UTILITY STRUCTURES AND PIPES.
21. ALL CURBS ARE 6" HIGH, UNLESS OTHERWISE NOTED.
22. REFER TO ARCHITECTURAL AND/OR STRUCTURAL PLANS FOR ADDITIONAL DIMENSIONAL CONTROL INFORMATION. BUILDING DIMENSIONS ARE PER ARCHITECTURAL PLANS.
23. ALL LANDSCAPE AREAS TO BE HYDROMULCHED AND SEEDED, UNLESS OTHERWISE NOTED.

PAVING NOTES:

1. PORTLAND CEMENT CONCRETE SHALL ATTAIN A MINIMUM COMPRESSIVE STRENGTH OF 3,500 PSI AT 28 DAYS.
2. SAND BED OR SAND LEVELING COURSE ARE NOT PERMITTED UNDER VEHICULAR PAVING..
3. PAVEMENT MARKINGS SHALL CONSIST OF TWO (2) COATS OF 4" WIDE PAVEMENT PAINT, WHITE, TXDOT ITEM 666, TYPE II.
4. CONTRACTOR SHALL INSTALL CONTROL JOINTS AND EXPANSION JOINTS IN ALL CONCRETE PAVING. MAXIMUM SPACING FOR CONSTRUCTION JOINTS SHALL BE 15 FEET IN EACH DIRECTION. MAXIMUM SPACING FOR EXPANSION JOINTS SHALL BE 60 FEET IN EACH DIRECTION AND SHOULD BE PLACED WHERE THE PAVEMENT ABUTS ANY STRUCTURE. DOWELS SHOULD BE SPACED ON 12-INCH INTERVALS, AND BE EMBEDDED AT LEAST 9-INCHES. STEEL USED FOR REINFORCEMENTS SHOULD BE GRADE 60. REFER TO GEOTECHNICAL REPORT FOR JOINT RECOMMENDATIONS AND USE THEIR RECOMMENDATIONS IF MORE STRINGENT.
5. JOINTS SHALL NOT BE INSTALLED WHICH WOULD CREATE A SLAB DIMENSION OF LESS THAN ONE FOOT.
6. VEHICULAR PAVING AT TRUCK DOCKS, ACCESS DRIVEWAYS, PEDESTRIAN WALKS, INTEGRAL WALK-CURB, OR CAST-IN-PLACE CURBS SHALL BE CONSTRUCTED OF REINFORCED PORTLAND CEMENT CONCRETE.

GRADING NOTES:

1. ALL GRADES AND CONTOURS SHOWN ARE FINAL, TOP OF FINISHED SURFACE ELEVATIONS.
2. POSITIVE DRAINAGE SHALL BE MAINTAINED ON ALL SURFACE AREAS WITHIN THE SCOPE OF THIS PROJECT. DRAINAGE SHALL BE DIRECTED AWAY FROM ALL BUILDING FOUNDATIONS. CONTRACTOR SHALL TAKE PRECAUTIONS TO PREVENT PONDING OF WATER ON-SITE AND SHALL AVOID BLOCKING DRAINAGE FLOW FOR ADJACENT PROPERTIES.
3. NO ABRUPT CHANGE OF GRADE SHALL OCCUR.
4. ALL DISTURBED AREAS SHALL BE REVEGETATED BY THE CONTRACTOR, IN ACCORDANCE WITH PROJECT SPECIFICATIONS, AND LANDSCAPING PLANS.
5. THE CONTRACTOR SHALL ENSURE THAT ALL GRADES ON-SITE MEET CURRENT ADA AND TAS STANDARDS, INCLUDING BUT NOT LIMITED TO:
 - SIDEWALKS AND ACCESSIBLE ROUTES TO BE AT 2% MAX CROSS SLOPE AND 5% MAX LONGITUDINAL SLOPE
 - ACCESSIBLE PARKING SPACES SHALL NOT EXCEED 2% SLOPE IN ANY DIRECTION
 - CURB RAMPS SHALL NOT EXCEED 6" IN VERTICAL DIFFERENCE AND SLOPE SHALL BE NO MORE THAN 12:1
6. ALL CURBS ADJACENT TO RAMPS SHALL BE SLOPED TO BE FLUSH WITH RAMP.
7. THE CONTRACTOR SHALL REFER TO LANDSCAPE PLANS FOR DETAILED GRADING IN ALL PROPOSED LANDSCAPE AREAS.
8. CONTRACTOR SHALL MAINTAIN SITE DRAINAGE AT ALL TIMES AND SHALL MAINTAIN EXCAVATIONS "DRY" BY AN APPROVED METHOD.
9. ALL EXCESS MATERIALS FROM THE EXCAVATIONS SHALL BECOME THE PROPERTY OF THE CONTRACTOR WHO SHALL DISPOSE OFF-SITE IN A LAWFUL MANNER.
10. ADJUST STRUCTURES (MANHOLES, INLETS, JUNCTION BOXES, VALVE BOXES, ETC..) AS REQUIRED TO CONFORM TO NEW FINISHED GRADES.

DRAINAGE NOTES:

1. THE OWNER SHALL BE RESPONSIBLE FOR MAINTENANCE OF ALL DRAINAGE FACILITIES.
2. SUBSURFACE DRAINAGE SYSTEMS ARE TO BE DRAINED WITHIN 48 HOURS.
3. THE CONTRACTOR IS RESPONSIBLE FOR REMOVAL OF ALL WASTE MATERIALS IN/AROUND DRAINAGE FACILITIES UPON PROJECT COMPLETION.
4. ALL LENGTHS OF PIPE ARE TO INSIDE FACE OF STRUCTURES.
5. THE CONTRACTOR SHALL ENSURE PROPER SIZE OF JUNCTION BOXES/INLETS WHERE INDICATED ON PLAN. THE CONTRACTOR SHALL CONNECT STORM DRAIN PIPE TO JUNCTION BOXES/INLETS PER MANUFACTURERS SPECIFICATIONS.
6. ALL GRATE INLETS WITHIN DRIVABLE SURFACES MUST BE H20 RATED GRATES.
7. ALL TOPS OF MANHOLES, JUNCTION BOXES, AND GRATES SHALL BE SET FLUSH TO FINISHED SURFACE BASED UPON GRADING PLAN.
8. ON-SITE STORM DRAINS SHALL COMPLY WITH THE CURRENT APPLICABLE CITY, COUNTY AND/OR TXDOT STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION AND MEET THE FOLLOWING REQUIREMENTS, UNLESS OTHERWISE NOTED ON PLANS:
 - A. REINFORCED CONCRETE PIPE (RCP) PER ASTM C76/76M SHALL BE CLASS II WALL TYPE A, MESH REINFORCEMENT, AND BELL AND SPIGOT END JOINTS WITH GASKET, AND WATERTIGHT JOINTS PER ASTM C443/443M.
 - B. HIGH DENSITY POLYETHYLENE PIPE (HDPE) PER ASTM F2648 SHALL BE DUAL WALL PIPE, BELL AND SPIGOT END JOINT WITH GASKET AND WATERTIGHT JOINTS PER ASTM D3212. ADS N-12 WT IB PIPE OR EQUIVALENT.

UTILITY NOTES:

1. ALL UTILITIES SHALL BE INSTALLED PRIOR TO PAVEMENT CONSTRUCTION.
2. ALL UTILITY CONNECTIONS SHALL BE COORDINATED WITH THE MECHANICAL, ELECTRICAL AND PLUMBING PLANS. NOTIFY ENGINEER OF ANY CONFLICTS PRIOR TO CONSTRUCTION.
3. INSTALL ANY BENDS, FITTINGS, OR PIPE IN THE WATER LINE AS REQUIRED TO AVOID CONFLICTS WITH OTHER UTILITIES (NO SEPARATE PAY ITEM).
4. NO WATER JETTING TO BACK FILL TRENCHES WILL BE ALLOWED ON THIS PROJECT.
5. REFERENCE ELECTRICAL PLANS FOR PARKING LOT AND SIGNAGE LIGHTING, WHICH MAY BE IN THE SCOPE OF WORK.
6. REFERENCE LANDSCAPE, ELECTRICAL, AND ARCHITECTURAL PLANS FOR ADDITIONAL CONDUITS REQUIRED.
7. SANITARY SEWER PIPE SIX INCHES (6") AND SMALLER SHALL BE PVC SCH 40 CONFORMING TO ASTM D1785 AND INSTALLED PER SPECIFICATIONS. FITTINGS AND JOINTS SHALL CONFORM TO COMPATIBLE SDR 35 PIPE WITH THE EXCEPTION THAT SOLVENT CEMENT JOINTS SHALL NOT BE USED.
8. INSTALL THE SANITARY SEWER SYSTEM OUTSIDE OF THE BUILDING IN ACCORDANCE WITH PROCEDURES SPECIFIED BY THE LOCAL PLUMBING CODE. FOR PROJECTS WITHIN THE CITY LIMITS, THE LINE SHALL BE INSPECTED BY THE CITY INSPECTOR.
9. WHEN SEWER LINES ARE INSTALLED IN THE VICINITY OF WATER MAINS, SUCH INSTALLATION SHALL BE IN STRICT ACCORDANCE WITH THE TEXAS DEPARTMENT OF HEALTH RULES AND REGULATIONS, AS WELL AS TEXAS COMMISSION ON ENVIRONMENTAL QUALITY (TCEQ) RULES AND REGULATIONS.
10. ALL SERVICES ARE BROUGHT TO WITHIN 5' OF THE BUILDING. CONTRACTOR SHALL INCLUDE IN THEIR BID THE COST TO CONNECT ALL SERVICES TO THE BUILDING WHETHER OR NOT SHOWN ON THE PLANS.
11. CLEAN OUTS AND VALVE BOXES SHALL BE INSTALLED IN ACCORDANCE WITH THE PLUMBING CODE AND AS DIRECTED BY THE PLUMBING INSPECTOR. ALL CLEAN OUT AND VALVE BOX TOPS SHALL BE INSTALLED AT LEAST 2" ABOVE FINISHED GRADE OUTSIDE PAVEMENT AND FLUSH WITH FINISHED GRADE WITHIN THE PAVEMENT AREAS.
12. CONTRACTOR TO CONTACT UTILITY COMPANY TO VERIFY MATERIALS TO BE USED FOR SERVICES AND CONNECTIONS.
13. 1 1/2-INCH (1 1/2") AND 2-INCH (2") DOMESTIC WATER LINE TO BE PVC SCHEDULE 40.
14. TRENCH COMPACTION: TRENCHES SHALL BE COMPACTED PER GEOTECHNICAL ENGINEERING REPORT AND RECOMMENDATIONS AND IN ACCORDANCE WITH LOCAL MUNICIPAL REGULATIONS, STANDARDS, AND SPECIFICATIONS.
15. CONFLICTS: COORDINATE INSTALLATION OF UTILITIES IN SUCH A MANNER AS TO AVOID CONFLICTS AND TO ASSURE PROPER DEPTHS ARE ACHIEVED. IN THE EVENT OF A CONFLICT BETWEEN WATER LINES AND STORM DRAIN OR SANITARY SEWER PIPING, THE CONTRACTOR SHALL ADJUST THE WATER LINE DOWNWARDS IN SUCH A MANNER SO THAT THE PIPE MANUFACTURERS RECOMMENDATIONS ON THE PIPE DEFLECTION AND JOINT STRESS ARE NOT EXCEEDED.
16. CONNECTION TO EXISTING UTILITIES: VERIFY THE SIZE, TYPE, ELEVATION, CONFIGURATION, AND ANGLULATION OF EXISTING WATER, SANITARY SEWER AND UTILITY LINES PRIOR TO CONSTRUCTION OF TIE-IN. THE CONTRACTOR SHALL ASSUME RESPONSIBILITY FOR REPAIRS TO EXISTING FACILITIES DAMAGED BY HIS ACTIVITIES.
17. PIPE COVER: TOP OF ALL WATER LINES SHALL BE INSTALLED WITH A MINIMUM COVER OF 4 FEET UNDER PAVEMENT.
18. HORIZONTAL BLOCKING: HORIZONTAL BLOCKING FOR WATER LINES HAS BEEN OMITTED FOR CLARITY, HOWEVER, BLOCKING SHALL BE CONSTRUCTED IN ACCORDANCE WITH THE GOVERNING AUTHORITIES 'STANDARD DETAILS'.
19. THRUST BLOCKING: THRUST BLOCKING SHALL BE CONSTRUCTED IN ACCORDANCE WITH THE GOVERNING AUTHORITIES' STANDARD DETAILS. DO NOT COVER BELLS OR FLANGES WITH CONCRETE. THE CONTRACTOR SHALL REMOVE EXISTING THRUST BLOCKING OR RESTRAINTS WHERE NECESSARY TO ALLOW THE WORK TO PROCEED, AND SHALL REPLACE THE THRUST BLOCKS WHERE REQUIRED. THE COST TO REMOVE, REPLACE OR PROVIDE THRUST BLOCKING SHALL BE INCLUDED IN THE CONTRACT AMOUNT.
20. ADDITIONAL BENDS: THE CONTRACTOR SHALL SUPPLY AND INSTALL ANY ADDITIONAL BENDS WITH THRUST BLOCKING AND OTHER APPURTENANCES REQUIRED TO ASSURE PROPER INSTALLATION OF WATER MAINS AND LATERALS. THE CONTRACTOR MAY PULL PIPE AS NEEDED AT THE BENDS WHERE THE DEFLECTION ANGLE OF THE PIPE DOES NOT MATCH THE ANGLE OF THE BEND PROVIDED THE PIPE DEFLECTION IS WITHIN TOLERABLE MANUFACTURERS' LIMITS. THE COST FOR ADDITIONAL BENDS AND BLOCKING SHALL BE INCLUDED IN THE CONTRACT AMOUNT.
21. ADJUSTMENTS: THE CONTRACTOR IS RESPONSIBLE FOR ADJUSTING ALL MANHOLES, CLEANOUTS, VALVES, BOXES, VAULTS AND HYDRANTS TO FINAL GRADE. THE COST SHALL BE INCLUDED IN THE CONTRACT AMOUNT.
22. APPURTENANCES: ALL VALVES AND OTHER APPURTENANCES ON ALL FIRE PROTECTION LINES SHALL BE UL/FM APPROVED. THE COST SHALL BE INCLUDED IN THE CONTRACT AMOUNT.
23. ALL WATER LINE FITTINGS ON 6" OR LARGER SHALL BE RESTRAINED MECHANICAL JOINT WITH REQUIRED THRUST BLOCKS.
24. ALL GATE VALVES TO OPEN LEFT UNLESS OTHERWISE STATED.
25. ANY UTILITY WITHIN 3' OF EXISTING OR PROPOSED PAVEMENT BACKFILLED WITH CEMENT STABILIZED SAND.

ABBREVIATIONS

ASPH	ASPHALT	LF	LINEAR FEET
BL	BUILDING LINE	MH	MANHOLE
CL	CENTERLINE	PROP	PROPOSED
CLR	CLEARANCE	R	RADIUS
CONC	CONCRETE	ROW	RIGHT-OF-WAY
D.E.	DRAINAGE EASEMENT	SAN	SANITARY
DET	DETAIL	SF	SQUARE FEET
EG	EXISTING GRADE	SHT	SHEET
EL	ELEVATION	S.S.E.	SANITARY SEWER ESMT
ESMT	EASEMENT	STM	STORM
FF	FINISH FLOOR	SWR	SEWER
FG	FINISH GRADE	TYP	TYPICAL
FH	FIRE HYDRANT	U.E.	UTILITY EASEMENT
FL	FLOWLINE	WL	WATER LINE
GB	GRADE BREAK	W.L.E.	WATER LINE EASEMENT
		WSE	WATER SURFACE EL

DEMOLITION NOTES:

1. PROTECTION OF EXISTING FACILITIES:
 - A. PROTECT EXISTING UTILITIES AND IMPROVEMENTS NOT DESIGNATED FOR REMOVAL AND RESTORE DAMAGED OR TEMPORARILY RELOCATED UTILITIES AND IMPROVEMENTS.
 - B. VERIFY EXACT LOCATIONS AND DEPTHS OF UTILITIES SHOWN AND MAKE EXPLORATORY EXCAVATIONS OF UTILITIES THAT MAY INTERFERE WITH THE WORK.
 - a. PERFORM EXPLORATORY EXCAVATIONS AS SOON AS PRACTICABLE AFTER AWARD OF CONTRACT AND A SUFFICIENT TIME IN ADVANCE OF CONSTRUCTION TO AVOID DELAYS TO THE WORK.
 - b. WHEN EXPLORATORY EXCAVATIONS SHOW UTILITY LOCATION AS SHOWN TO BE IN ERROR, NOTIFY ENGINEER.
 - C. PERFORM EXPLORATORY EXCAVATIONS REQUIRED TO SUFFICIENTLY DETERMINE ALIGNMENT AND GRADE OF EXISTING UTILITIES.
 - D. DO NOT ENTER NOR OCCUPY WITH MEN, EQUIPMENT, OR MATERIALS, ANY LANDS OUTSIDE THE REFERENCED SITE.
 - E. TAKE ALL NECESSARY PRECAUTIONS TO PRESERVE PRIVATE AND PUBLIC PROPERTY IN THE IMMEDIATE AREA OF WORK SITES.
 - F. ASSUME TOTAL LIABILITY FOR DAMAGE TO PRIVATE AND/OR PUBLIC PROPERTY DURING THE PROSECUTION OF THE WORK.
2. PROTECTION OF SURVEY MARKERS:
 - A. DO NOT DESTROY, REMOVE, OR OTHERWISE DISTURB EXISTING SURVEY MARKERS OR OTHER EXISTING STREET OR ROADWAY MARKERS WITHOUT PROPER AUTHORIZATION.
 - B. NO WORK SHALL BE STARTED UNTIL ALL SURVEY OR OTHER PERMANENT MARKER POINTS THAT WILL BE DISTURBED BY THE CONSTRUCTION OPERATIONS HAVE BEEN PROPERLY REFERENCED FOR EASY AND ACCURATE RESTORATION.
 - C. ACCURATELY RESTORE SURVEY MARKERS OR POINTS DISTURBED BY CONTRACTOR AT CONTRACTOR'S EXPENSE AFTER WORK HAS BEEN COMPLETED.
3. PAVEMENT:
 - A. PAVEMENTS SUBJECT TO PARTIAL REMOVAL SHALL BE NEATLY SAW CUT IN STRAIGHT LINES UNLESS OTHERWISE NOTED.
4. DEMOLITION:
 - A. DEMOLITION SHALL INCLUDE COMPLETE REMOVAL AND DISPOSAL OF DESIGNATED STRUCTURES WITHIN THE LIMITS OF DEMOLITION SHOWN ON THE DRAWINGS, AND SHALL INCLUDE BUT NOT BE LIMITED TO THE FOLLOWING WORK:
 - a. REMOVAL OF ALL STRUCTURES AND FOUNDATIONS TO A MINIMUM OF TWO (2) FEET BELOW FUTURE FINISHED GRADE, AND REMOVAL OF ALL ASSOCIATED PIPING, WIRING, DUCTWORK, AND EQUIPMENT.
 - b. BREAK-UP AND REMOVAL OF SLABS-ON-GRADE. SLABS SHALL BE COMPLETELY REMOVED.
 - c. FILLING OF ALL SUBGRADE CAVITIES WITH ON-SITE SOIL COMPACTED TO 95 PERCENT DENSITY (ASTM D698), OR AS INSTRUCTED BY THE GEOTECH ENGINEER, WHICHEVER IS MORE STRINGENT.
 - d. PROVISIONS FOR TEMPORARY BRACING AND SHORING AS REQUIRED UNTIL DEMOLITION AND BACKFILLING WORK IS COMPLETE.
 - e. UNIFORM GRADING OF DEMOLITION AREA TO MATCH EXISTING GRADE OF PERIMETER. ROUGH GRADE AND COMPACT AREAS AFFECTED BY DEMOLITION TO MAINTAIN SITE GRADES AND CONTOURS. CONTRACTOR TO MAINTAIN POSITIVE DRAINAGE AWAY FROM FACILITIES TO REMAIN IN OPERATION DURING DEMOLITION PHASING.
 - f. RESTORATION OF SIDEWALKS, BITUMINOUS AND CONCRETE PAVEMENTS, AND ANY OTHER IMPROVEMENTS OR PROPERTY DAMAGED BY DEMOLITION OPERATIONS.
 - g. CLEANING OF ADJACENT STRUCTURES, IMPROVEMENTS, STREETS, SIDEWALKS, AND PROPERTY OF DUST, DIRT, AND DEBRIS CAUSED BY DEMOLITION OPERATIONS.
 - B. DEMOLITION SHALL BE BY CONVENTIONAL DEMOLITION METHODS USING HEAVY TO LIGHT MECHANICAL MEANS AS WELL AS HAND DEMOLITION METHODS. USE OF EXPLOSIVES SHALL NOT BE PERMITTED. BURNING AND BURIAL OF MATERIAL ON SITE SHALL NOT BE PERMITTED.
 - C. THE CONTRACTOR SHALL LIMIT DUST AND DIRT CAUSED BY DEMOLITION OPERATIONS SO
 - a. AS TO COMPLY WITH GOVERNING REGULATIONS PERTAINING TO ENVIRONMENTAL PROTECTION.
 - D. DEMOLITION OPERATIONS SHALL NOT INTERRUPT EXISTING UTILITIES SERVING NEIGHBORING PROPERTIES AND/OR BUILDING TO REMAIN OPERATIONAL DURING PHASES OF DEMOLITION, EXCEPT WHEN AUTHORIZED IN WRITING BY AUTHORITIES HAVING JURISDICTION. CONTRACTOR SHALL PROVIDE TEMPORARY SERVICES DURING INTERRUPTIONS TO EXISTING UTILITIES, AS DIRECTED BY GOVERNING AUTHORITIES.
 - E. CONDUCT DEMOLITION TO MINIMIZE INTERFERENCE WITH ADJACENT STRUCTURES.
 - F. CEASE OPERATIONS IMMEDIATELY IF ADJACENT STRUCTURES APPEAR TO BE IN DANGER. NOTIFY OWNER. DO NOT RESUME OPERATIONS UNTIL DIRECTED BY OWNER.
 - G. CONDUCT OPERATIONS WITH MINIMUM INTERFERENCE TO PUBLIC OR PRIVATE ACCESS AND COMMERCIAL USES. MAINTAIN PROTECTED EGRESS AND ACCESS AT ALL TIMES.
5. DEMOLITION REQUIREMENTS:
 - A. REMOVE FOUNDATION WALLS AND FOOTINGS TO A MINIMUM OF TWO FEET BELOW FINISHED GRADE BEYOND AREA OF NEW CONSTRUCTION.
 - B. REMOVE CONCRETE SLABS ON GRADE.
 - C. BACKFILL OPEN PITS AND HOLES CAUSED AS A RESULT OF DEMOLITION PER GEOTECH REPORT.
 - D. ROUGH GRADE AND COMPACT AREAS AFFECTED BY DEMOLITION TO MAINTAIN SITE GRADES AND CONTOURS.
 - E. REMOVE DEMOLISHED MATERIALS FROM SITE.
 - F. DO NOT BURN OR BURY MATERIALS ON SITE. LEAVE SITE IN CLEAN CONDITION.
 - G. CONTRACTOR TO MAINTAIN POSITIVE DRAINAGE DURING DEMOLITION PHASING.
6. REGULATORY REQUIREMENTS:
 - A. CONFORM TO APPLICABLE CODE FOR DEMOLITION OF STRUCTURES, SAFETY OF ADJACENT STRUCTURES, DUST CONTROL, RUNOFF CONTROL, AND DISPOSAL.
 - B. OBTAIN REQUIRED PERMITS FROM AUTHORITIES.
 - C. NOTIFY AFFECTED UTILITY COMPANIES BEFORE STARTING WORK AND COMPLY WITH THEIR REQUIREMENTS.
 - D. DO NOT CLOSE OR OBSTRUCT ROADWAYS, SIDEWALKS, OR HYDRANTS WITHOUT PERMITS.
7. PREPARATION:
 - A. PROVIDE, ERECT, AND MAINTAIN TEMPORARY BARRIERS AND SECURITY DEVICES PRIOR TO WORK.
 - B. PROTECT EXISTING APPURTENANCES AND STRUCTURES WHICH ARE NOT TO BE DEMOLISHED.
 - C. PREVENT MOVEMENT OR SETTLEMENT OF ADJACENT STRUCTURES. PROVIDE BRACING AND SHORING.
 - D. MARK LOCATION OF UTILITIES.
8. PROTECTION OF EXISTING UTILITIES AND IMPROVEMENTS:
 - A. PROTECT OVERHEAD AND UNDERGROUND UTILITIES AND OTHER IMPROVEMENTS WHICH MAY BE IMPAIRED DURING CONSTRUCTION OPERATIONS.
 - a. DETERMINE ACTUAL LOCATION OF EXISTING UTILITIES AND OTHER IMPROVEMENTS THAT WILL BE ENCOUNTERED DURING CONSTRUCTION OPERATIONS.
 - b. ADEQUATELY PROTECT UTILITIES AND OTHER IMPROVEMENTS FROM DAMAGE DUE TO CONSTRUCTION OPERATIONS.
 - c. TAKE ALL POSSIBLE PRECAUTIONS FOR PROTECTING UNFORESEEN UTILITY LINES TO PROVIDE FOR UNINTERRUPTED SERVICE AND TO PROVIDE NECESSARY SPECIAL PROTECTION.
 - B. OWNER'S RIGHT OF ACCESS: OWNER AND OWNERS OF PUBLIC UTILITIES RESERVE THE RIGHT TO ENTER AT ANY TIME UPON ANY PUBLIC STREET, ALLEY, RIGHT-OF-WAY, OR EASEMENT FOR THE PURPOSE OF MAKING CHANGES IN THEIR PROPERTY.
 - C. UNDERGROUND UTILITIES INDICATED:
 - a. EXISTING UTILITY LINES TO BE RETAINED, THAT ARE INDICATED OR LOCATIONS OF WHICH ARE MADE KNOWN TO CONTRACTOR PRIOR TO EXCAVATION, AND UTILITY LINES CONSTRUCTED DURING EXCAVATION OPERATIONS SHALL BE PROTECTED FROM DAMAGE DURING EXCAVATION AND BACKFILLING.
 - b. IF DAMAGED, CONTRACTOR SHALL IMMEDIATELY REPAIR OR REPLACE.
 - D. UNDERGROUND UTILITIES NOT INDICATED: IF CONTRACTOR DAMAGES EXISTING UTILITY LINES THAT ARE NOT INDICATED OR THE LOCATIONS OF WHICH ARE NOT MADE KNOWN TO CONTRACTOR PRIOR TO EXCAVATION, IMMEDIATELY MAKE A WRITTEN REPORT TO ENGINEER.
 - E. APPROVAL OF REPAIRS: REPAIRS TO A DAMAGED UTILITY OR IMPROVEMENT SHALL BE SUBJECT TO INSPECTION AND APPROVAL BY AN AUTHORIZED REPRESENTATIVE OF THE UTILITY OR IMPROVEMENT OWNER BEFORE BEING CONCEALED BY BACKFILL OR OTHER WORK.
 - F. MAINTAINING IN SERVICE:
 - a. DURING CONSTRUCTION, CONTINUOUSLY MAINTAIN OIL AND GASOLINE PIPELINES; POWER, TELEPHONE, AND COMMUNICATION CABLE DUCTS; GAS AND WATER MAINS; IRRIGATION LINES; SEWER LINES; STORM DRAIN LINES; POLES, OVERHEAD POWER, AND COMMUNICATION WIRES AND CABLE ENCOUNTERED ALONG THE LINE OF THE WORK IN SERVICE UNLESS OTHER ARRANGEMENTS APPROVED BY ENGINEER ARE MADE WITH THE OWNERS OF THE FACILITIES.
 - b. BE RESPONSIBLE FOR AND REPAIR DAMAGE DUE TO CONSTRUCTION OPERATIONS, EVEN IF DAMAGE OCCURS AFTER BACKFILLING OR IS NOT DISCOVERED UNTIL AFTER COMPLETION OF BACKFILLING.
9. NOTIFICATION BY CONTRACTOR:
 - A. PRIOR TO EXCAVATION IN VICINITY OF EXISTING UNDERGROUND FACILITIES (INCLUDING WATER, SEWER, STORM DRAIN, GAS, PETROLEUM PRODUCTS, OR OTHER PIPELINES; BURIED ELECTRIC POWER, COMMUNICATIONS, OR TELEVISION CABLES; TRAFFIC SIGNAL AND STREET LIGHTING FACILITIES; AND ROADWAY AND STATE HIGHWAY RIGHTS-OF-WAY) NOTIFY THE RESPECTIVE AUTHORITIES REPRESENTING THE OWNERS OR AGENCIES RESPONSIBLE FOR THE FACILITIES NOT LESS THAN 3 DAYS NOR MORE THAN 7 DAYS PRIOR TO EXCAVATION SO THAT A REPRESENTATIVE OF OWNERS OR AGENCIES CAN BE PRESENT DURING SUCH WORK IF THEY SO DESIRE.
 - B. NOTIFY THE UNDERGROUND SERVICE ALERT OR UTILITY COORDINATION COMMITTEE AT LEAST 2 DAYS, BUT NO MORE THAN 14 DAYS, PRIOR TO EXCAVATION.
10. CONTRACTOR SHALL PROVIDE SEEDING FOR ALL PAVEMENT REMOVAL WITHIN RIGHT OF WAY.



04/08/2024

ETHAN ALLEN CEDAR PARK

**5204 183A Frontage Rd
Cedar Park, TX 78613**

PROJECT: WLO168-22

FILE:

ISSUE/REVISION:

DATE:

TITLE: GENERAL NOTES SHEET 1 OF 2

DRAWING:

2

TEXAS COMMISSION ON ENVIRONMENTAL QUALITY
 CONTRIBUTING ZONE PLAN
 GENERAL CONSTRUCTION NOTES (REV. JULY 15, 2015)

1. A WRITTEN NOTICE OF CONSTRUCTION MUST BE SUBMITTED TO THE TCEQ REGIONAL OFFICE AT LEAST 48 HOURS PRIOR TO THE START OF ANY GROUND DISTURBANCE OR CONSTRUCTION ACTIVITIES. THIS NOTICE MUST INCLUDE: - THE NAME OF THE APPROVED PROJECT; - THE ACTIVITY START DATE; AND - THE CONTACT INFORMATION OF THE PRIME CONTRACTOR.
2. ALL CONTRACTORS CONDUCTING REGULATED ACTIVITIES ASSOCIATED WITH THIS PROJECT SHOULD BE PROVIDED WITH COMPLETE COPIES OF THE APPROVED CONTRIBUTING ZONE PLAN (CZP) AND THE TCEQ LETTER INDICATING THE SPECIFIC CONDITIONS OF ITS APPROVAL. DURING THE COURSE OF THESE REGULATED ACTIVITIES, THE CONTRACTOR(S) SHOULD KEEP COPIES OF THE APPROVED PLAN AND APPROVAL LETTER ONSITE.
3. NO HAZARDOUS SUBSTANCE STORAGE TANK SHALL BE INSTALLED WITHIN 150 FEET OF A WATER SUPPLY SOURCE, DISTRIBUTION SYSTEM, WELL, OR SENSITIVE FEATURE.
4. PRIOR TO BEGINNING ANY CONSTRUCTION ACTIVITY, ALL TEMPORARY EROSION AND SEDIMENTATION (E&S) CONTROL MEASURES MUST BE PROPERLY INSTALLED AND MAINTAINED IN ACCORDANCE WITH THE MANUFACTURERS SPECIFICATIONS. IF INSPECTIONS INDICATE A CONTROL HAS BEEN USE INAPPROPRIATELY, OR INCORRECTLY, THE APPLICANT MUST REPLACE OR MODIFY THE CONTROL FOR SITE SITUATION. THESE CONTROLS MUST REMAIN IN PLACE UNTIL THE DISTURBED AREAS HAVE BEEN PERMANENTLY STABILIZED.
5. ANY SEDIMENT THAT ESCAPES THE CONSTRUCTION SITE MUST BE COLLECTED AND PROPERLY DISPOSED OF BEFORE THE NEXT RAIN EVENT TO ENSURE IT IS NOT WASHED IN TO SURFACE STREAMS, SENSITIVE FEATURES, ETC.
6. SEDIMENT MUST BE REMOVED FROM THE SEDIMENT TRAPS OR SEDIMENTATION BASINS WHEN IT OCCUPIES 50% OF THE BASIN'S DESIGN CAPACITY.
7. LITTER, CONSTRUCTION DEBRIS, AND CONSTRUCTION CHEMICALS EXPOSED TO STORMWATER SHALL BE PREVENTED FROM BEING DISCHARGED OFFSITE.
8. ALL EXCAVATED MATERIAL THAT WILL BE STORED ON-SITE MUST HAVE PROPER E&S CONTROLS.
9. IF PORTIONS OF THE SITE WILL HAVE A SEASE IN CONSTRUCTION ACTIVITY LASTING LONGER THAN 14 DAYS, SOIL STABILIZATION IN THOSE AREAS SHALL BE INITIATED AS SOON AS POSSIBLE PRIOR TO THE 14TH DAY OF INACTIVITY. IF ACTIVITY WILL RESUME PRIOR TO THE 21ST DAY, STABILIZATION MEASURES ARE NOT REQUIRED. IF DROUGHT CONDITIONS OR INCLEMENT WEATHER PREVENT ACTION BY THE 14TH DAY, STABILIZATION MEASURES SHALL BE INITIATED AS SOON AS POSSIBLE.
10. THE FOLLOWING RECORDS SHOULD BE MAINTAINED AND MADE AVAILABLE TO THE TCEQ 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.
11. THE HOLDER OF ANY APPROVED CZP MUST NOTIFY THE APPROPRIATE REGIONAL OFFICE IN WRITING AND OBTAIN APPROVAL FROM THE EXECUTIVE DIRECTOR PRIOR TO INITIATING ANY OF THE FOLLOWING:
 - A. ANY PHYSICAL OR OPERATIONAL MODIFICATION OF ANY BEST MANAGEMENT PRACTICES (BMPs) OR STRUCTURE(S), INCLUDING BUT NOT LIMITED TO TEMPORARY OR PERMANENT PONDS, DAMS, BERMS, SILT FENCES, AND DIVERSIONARY STRUCTURES;
 - B. ANY CHANGE IN THE NATURE OF CHARACTER OF THE REGULATED ACTIVITY FROM THAT WHICH WAS ORIGINALLY APPROVED;
 - C. ANY CHANGE THAT WOULD SIGNIFICANTLY IMPACT THE ABILITY TO PREVENT POLLUTION OF THE EDWARDS AQUIFER; OR
 - D. ANY DEVELOPMENT OF LAND PREVIOUSLY IDENTIFIED AS UNDEVELOPED IN THE APPROVED CONTRIBUTING ZONE PLAN.

AUSTIN REGIONAL OFFICE 12100 PARK 35 CIRCLE, BUILDING A AUSTIN, TEXAS 78753-1808 PHONE (512) 339-2929 FAX (512) 339-3795	SAN ANTONIO REGIONAL OFFICE 14250 JUDSON ROAD SAN ANTONIO, TEXAS 78233-4480 PHONE (210) 490-3096 FAX (210) 545-4329
--	---



04/08/2024

ETHAN ALLEN CEDAR PARK

5204 183A Frontage Rd
Cedar Park, TX 78613

PROJECT:
WL0168-22

FILE:

ISSUE/REVISION:

DATE:

TITLE:
GENERAL NOTES
SHEET 1 OF 2

DRAWING:
3

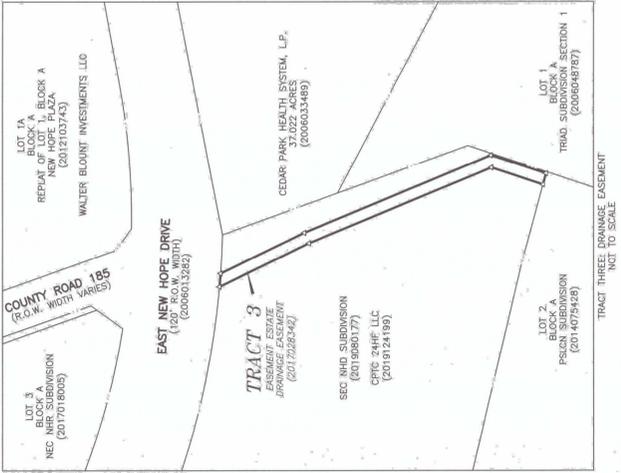
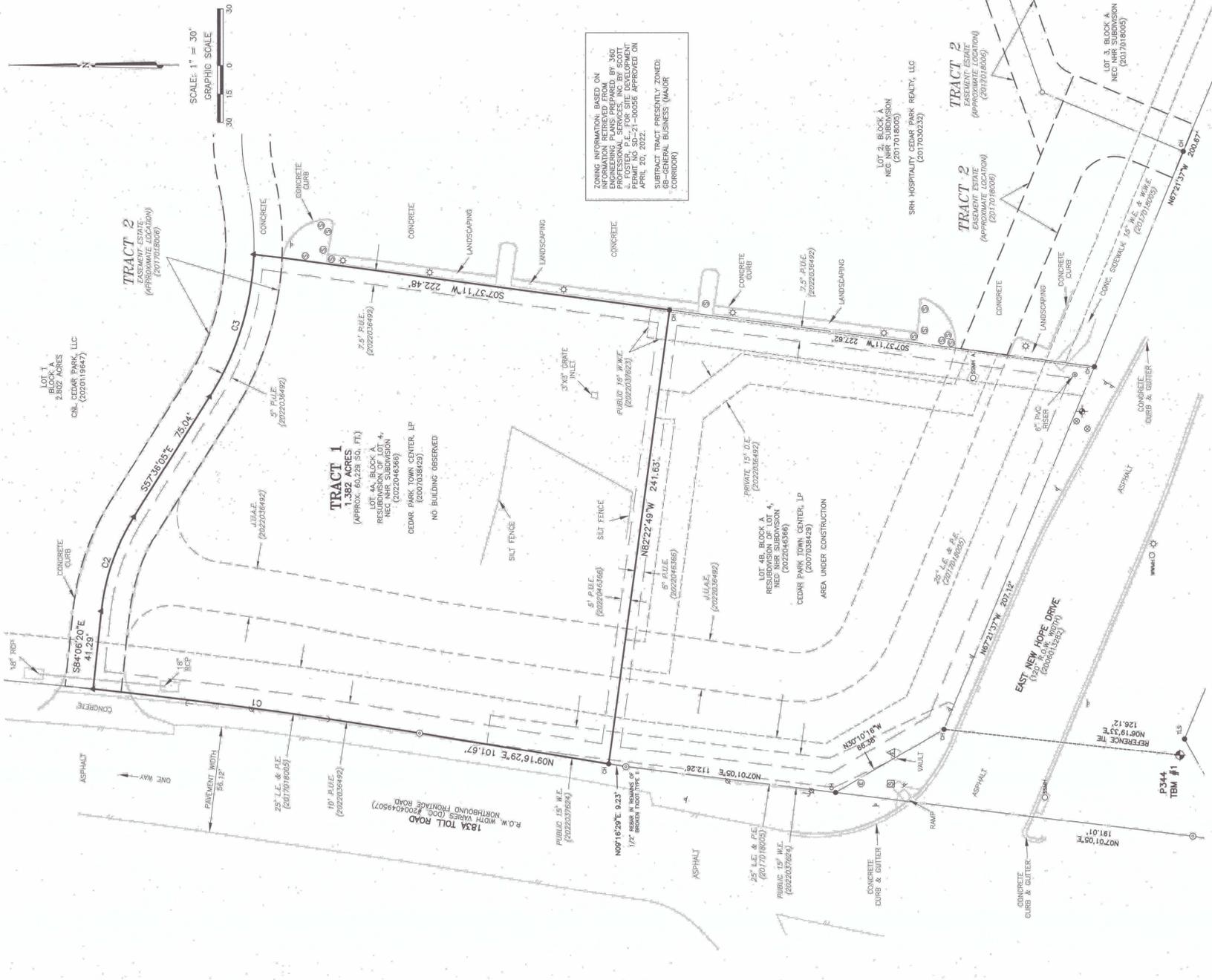
AN ALTA/NSPS LAND TITLE SURVEY OF 1.382 ACRES (APPROXIMATELY 60,229 SQ. FT.) COMPRISED OF:

TRACT 1: LOT FOUR-A (4A), IN BLOCK A, OF RESUBDIVISION OF LOT 4, NEC NHR SUBDIVISION, A SUBDIVISION SITUATED IN THE SHERWOOD J. DOVER SURVEY, ABSTRACT NO. 168, WILLIAMSON COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF, RECORDED IN DOCUMENT NO. 2022046366 IN THE MAP RECORDS OF WILLIAMSON COUNTY TEXAS.

TRACT 2: (EASEMENT ESTATE) THOSE CERTAIN EASEMENTS AS SET FORTH AND DEFINED BY THE DECLARATION OF EASEMENTS AND RESTRICTIONS INSTRUMENT FILED FEBRUARY 28, 2017, AND RECORDED UNDER DOCUMENT NO. 2017018006 OF THE OFFICIAL PUBLIC RECORDS OF WILLIAMSON COUNTY, TEXAS.

TRACT 3: (EASEMENT ESTATE) DECLARATION OF DRAINAGE EASEMENT, FOR A PERPETUAL, NONEXCLUSIVE DRAINAGE EASEMENT AS SET FORTH AND DESCRIBED IN THAT CERTAIN DOCUMENT RECORDED IN DOCUMENT NO. 2017028342 OF THE OFFICIAL PUBLIC RECORDS OF WILLIAMSON COUNTY TEXAS.

TRACT 4: APPURTENANT EASEMENTS CONTAINED IN THE WASTEWATER EASEMENT CONVEYED TO THE CITY OF CEDAR PARK, TEXAS, RECORDED MARCH 25, 2022, UNDER DOCUMENT NO. 2022037623 OF THE OFFICIAL PUBLIC RECORDS OF WILLIAMSON COUNTY, TEXAS, AND AS REFLECTED ON THE MAP OR PLAT RECORDED IN DOCUMENT NO. 2022046366 OF THE MAP RECORDS OF WILLIAMSON COUNTY, TEXAS.



LEGEND

- 1/2" REBAR FOUND (OR AS NOTED)
- 1/2" REBAR WITH "CHAPARRAL" CAP FOUND
- 1/2" REBAR WITH "TIS" CAP FOUND
- TADOT TYPE II DISK FOUND
- ▲ MAG NAIL WITH "CHAPARRAL" WASHER FOUND
- ▲ CONTROL POINT/BENCHMARK LOCATION
- ▲ CALCULATED POINT
- PVC PIPE
- WATER VALVE
- FIRE HYDRANT
- SPRINKLER CONTROL VALVE
- METAL UTILITY POLE
- GUY WIRE
- OVERHEAD UTILITIES
- ELECTRIC MANHOLE
- SIGNAL BOX
- UNDERGROUND FIBER OPTIC MARKER
- WASTEWATER MANHOLE
- STOP SIGN
- EDGE OF ASPHALT PAVEMENT
- W.E. WATER EASEMENT
- W.W.E. WASTEWATER EASEMENT
- B.L. BUILDING LINE
- L.E. LANDSCAPE EASEMENT
- P.E. PEDESTRIAN EASEMENT
- J.U.A.E. JOINT USE ACCESS EASEMENT
- P.U.E. PUBLIC UTILITY EASEMENT
- D.E. DRAINAGE EASEMENT
- () RECORD INFORMATION

TITLE COMMENT NOTE:
 COMMITMENT FOR TITLE INSURANCE PREPARED BY:
 Old Republic National Title Insurance Company
 No. 20068235 Effective Date: May 8, 2022; Issued: May 13, 2022

The surveyor has relied upon the referenced Commitment for Title Insurance, restrictions, and other matters affecting the survey, items listed are worked according to the commitment, followed by surveyor's notes and/or observations.
 Schedule "B" items contained therein and re-listed below were considered:

- 1) Restrictive Covenants:
 a) Declaration of Easement, No. 2017018006, recorded February 28, 2017, under Document No. 2017018006 of the Official Public Records of Williamson County, Texas.
 b) Declaration of Easement, No. 2017018006, recorded February 28, 2017, under Document No. 2017018006 of the Official Public Records of Williamson County, Texas.
 c) Declaration of Easement, No. 2017018006, recorded February 28, 2017, under Document No. 2017018006 of the Official Public Records of Williamson County, Texas.
 d) Declaration of Easement, No. 2017018006, recorded February 28, 2017, under Document No. 2017018006 of the Official Public Records of Williamson County, Texas.
 e) Declaration of Easement, No. 2017018006, recorded February 28, 2017, under Document No. 2017018006 of the Official Public Records of Williamson County, Texas.
 f) Declaration of Easement, No. 2017018006, recorded February 28, 2017, under Document No. 2017018006 of the Official Public Records of Williamson County, Texas.
 g) Declaration of Easement, No. 2017018006, recorded February 28, 2017, under Document No. 2017018006 of the Official Public Records of Williamson County, Texas.
 h) Declaration of Easement, No. 2017018006, recorded February 28, 2017, under Document No. 2017018006 of the Official Public Records of Williamson County, Texas.
 i) Declaration of Easement, No. 2017018006, recorded February 28, 2017, under Document No. 2017018006 of the Official Public Records of Williamson County, Texas.
 j) Declaration of Easement, No. 2017018006, recorded February 28, 2017, under Document No. 2017018006 of the Official Public Records of Williamson County, Texas.
 k) Declaration of Easement, No. 2017018006, recorded February 28, 2017, under Document No. 2017018006 of the Official Public Records of Williamson County, Texas.
 l) Declaration of Easement, No. 2017018006, recorded February 28, 2017, under Document No. 2017018006 of the Official Public Records of Williamson County, Texas.
 m) Declaration of Easement, No. 2017018006, recorded February 28, 2017, under Document No. 2017018006 of the Official Public Records of Williamson County, Texas.
 n) Declaration of Easement, No. 2017018006, recorded February 28, 2017, under Document No. 2017018006 of the Official Public Records of Williamson County, Texas.
 o) Declaration of Easement, No. 2017018006, recorded February 28, 2017, under Document No. 2017018006 of the Official Public Records of Williamson County, Texas.
 p) Declaration of Easement, No. 2017018006, recorded February 28, 2017, under Document No. 2017018006 of the Official Public Records of Williamson County, Texas.
 q) Declaration of Easement, No. 2017018006, recorded February 28, 2017, under Document No. 2017018006 of the Official Public Records of Williamson County, Texas.
 r) Declaration of Easement, No. 2017018006, recorded February 28, 2017, under Document No. 2017018006 of the Official Public Records of Williamson County, Texas.
 s) Declaration of Easement, No. 2017018006, recorded February 28, 2017, under Document No. 2017018006 of the Official Public Records of Williamson County, Texas.
 t) Declaration of Easement, No. 2017018006, recorded February 28, 2017, under Document No. 2017018006 of the Official Public Records of Williamson County, Texas.
 u) Declaration of Easement, No. 2017018006, recorded February 28, 2017, under Document No. 2017018006 of the Official Public Records of Williamson County, Texas.
 v) Declaration of Easement, No. 2017018006, recorded February 28, 2017, under Document No. 2017018006 of the Official Public Records of Williamson County, Texas.
 w) Declaration of Easement, No. 2017018006, recorded February 28, 2017, under Document No. 2017018006 of the Official Public Records of Williamson County, Texas.
 x) Declaration of Easement, No. 2017018006, recorded February 28, 2017, under Document No. 2017018006 of the Official Public Records of Williamson County, Texas.
 y) Declaration of Easement, No. 2017018006, recorded February 28, 2017, under Document No. 2017018006 of the Official Public Records of Williamson County, Texas.
 z) Declaration of Easement, No. 2017018006, recorded February 28, 2017, under Document No. 2017018006 of the Official Public Records of Williamson County, Texas.

ALTA/NSPS SURVEY NOTES:

(Table A, Item 6a and 6b)
 The information shown herein (if any) regarding zoning and/or zoning hereon for reference only. The surveyor does not warrant or certify as to its completeness or accuracy. Zoning and parking requirements are shown on the map and should be worked with the city before relying on this information.
 (Table A, Item 7b)
 Square footage of buildings, if shown, is based on the outside, ground area of the building. The surveyor has not accessed the inside of the building for measurement purposes.
 (Table A, Item 14a)
 All visible utilities on the subject tract are shown on the survey. Underground utilities are not shown hereon.
 (Table A, Item 15)
 The presence of any existing, building, structure, or other improvements on the subject tract, including but not limited to, buildings, additions, etc., are shown on the survey and should be worked with the city before relying on this information.
 (Table A, Item 17)
 Information regarding proposed changes in street right of way lines not shown to the surveyor at this time.

LINE TABLE		CURVE TABLE	
LINE	DISTANCE	CURVE	CHORD
L1	S07°16'30"W	26.87'	
C1		3064.79'	3°15'59" 174.72'
C2		115.00'	26°30'15" 53.20'
C3		150.00'	30°21'35" 79.48'

THIS IS A SURFACE DRAWING.
 BEARING BASIS: THE TEXAS COORDINATE SYSTEM OF 1983 (NAD83), CENTRAL FLORIDA ZONE, WITH THE NATIONAL GEODETIC SURVEY (NS) ONE-LINE POSITIONING USER SERVICE (OLPUS) FOR CHAPARRAL CONTROL POINT P244.
 * ALUMINUM DISK SET IN CONCRETE SURFACE COORDINATES
 N 10187298.57
 E 3089520.94
 TEXAS STATE PLANE COORDINATES:
 N 10187298.57
 E 3089520.94
 ELEVATION = 930.86'
 VERTICAL DATUM: NAVD 83 (GEOID 09)
 COMBINED SCALE FACTOR = 0.9998001
 (FOR SURFACE TO GRID CONVERSION)
 INVERSE SCALE FACTOR = 1.000120
 (FOR GRID TO SURFACE CONVERSION)
 SCALED ABOUT 0.0
 THEIR ANGLE: 117.49°

SURVEYOR'S CERTIFICATE:

I, Paul J. Fluegel, State of Texas, do hereby certify that this map or plat and the survey on which it is based were made by me or under my direct supervision and that I am a duly Licensed Professional Surveyor in the State of Texas. My license number is 5998.
 Date: 8/30/2022
 Paul J. Fluegel, State of Texas, Surveyor
 License No. 5998

GENERAL SURVEY NOTES:
 PROPERTY ADDRESS: Cedar Park, Texas
 ATTACHMENTS: N/A

Chaparral
 Professional Land Surveying, Inc.
 Surveying and Mapping
 Austin, Texas 78794
 3500 McCall Lane
 T.B.P.E.L.S., Firm No. 10124500



PROJECT NO.: 877-014
 DRAWING NO.: 877-014-LO16A
 DATE: 8/30/22
 SCALE: 1" = 30'
 DRAWN BY: JLB
 SHEET 01 OF 01

ETHAN ALLEN CEDAR PARK
 5204 183A Frontage Rd
 Cedar Park, TX 78613

PROJECT: WL0168-22
 FILE:

DATE: _____ ISSUE/REVISION: _____

TITLE: FINAL PLAT

DRAWING: 4



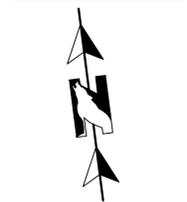
SEE DEMOLITION NOTES
ON SHEET 5

KEY NOTES:

- ① CONCRETE DRIVEWAY TO BE REMOVED
- ② CONCRETE CURB TO BE REMOVED
- ③ SILT FENCE TO BE REMOVED; APPROXIMATELY 172 LF
- ④ STORM SEWER INLET TO BE REMOVED
- ⑤ 24" STORM SEWER TO BE REMOVED; APPROXIMATELY 25 LF
- ⑥ 18" STORM SEWER TO BE REMOVED; APPROXIMATELY 56 LF
- ⑦ SAWCUT EXIST CONCRETE CURB AND REMOVE PORTION WITHIN DEMOLITION LIMITS
- ⑧ EXIST HYDROGUARD AUTOMATIC FLUSHING SYSTEM TO BE REMOVED. REF. UTILITY PLAN SHEET 14

LEGEND

LIMITS OF DEMOLITION	---
PAVEMENT SAWCUT LINE	- - - - -
ROW LINE	---
PROPERTY LINE	---
ADJACENT LOT LINE	---
EASEMENT LINE	---
AERIAL POWER LINE, POLE & GUY	P ---
CENTER LINE OF ROW	---
TOP OF BANK	---
CENTER LINE DITCH	---
FENCE, WOOD	- - -
FENCE, CHAIN LINK	o-o-o-o
FENCE, BARBED WIRE	x-x-x-x
CURB LINE	---
EDGE OF ASPHALT	
EDGE OF GRAVEL	
CONTOUR LINE	60 59
GAS LINE	GAS
CABLE TV - UG	---
GAS VALVE & METER	GAS
AT&T CONDUIT & MH	UGT
WATER VALVE & METER	WV W
FIRE HYDRANT/FLUSHING VALVE	W
SAN SEWER CLEANOUT & MANHOLE	CO SAN
WATER LINE	W
SANITARY SEWER LINE	SAN
STORM SEWER LINE	STM
STORM SEWER MANHOLE	STM "CURB" "GRATE"
STORM SEWER INLETS	"CURB" "GRATE"
CULVERT PIPE	---
IRRIGATION VONTROL VALVE	I
LIGHT POLE	*
STREET/TRAFFIC SIGN	△
FIRE DEPARTMENT CONNECTION	FDC
ELECTRIC METER/BOX	E



ETHAN ALLEN CEDAR PARK
 5204 183A Frontage Rd
 Cedar Park, TX 78613

PROJECT: WL0168-22

FILE:

ISSUE/REVISION:

DATE	
------	--

TITLE: DEMOLITION PLAN

DRAWING: 5

PROJECT BENCHMARK:

BENCHMARK
 TBM#1: 4" ALUMINUM DISK SET IN CONCRETE ALONG SOUTH RIGHT-OF-WAY OF EAST NEW HOPE DRIVE, NEAR THE NORTHWEST CORNER OF 8.24 ACRE CEDAR PARK TOWN CENTER LP TRACT.

DATUM: NAVD 88 (GEOID 09)
 ELEVATION: 930.86'

TBM#2: SQUARE CUT ON BACK OF CURB APPROXIMATELY 96' NORTH/NORTHEAST OF THE SOUTH CORNER OF LOT 4.

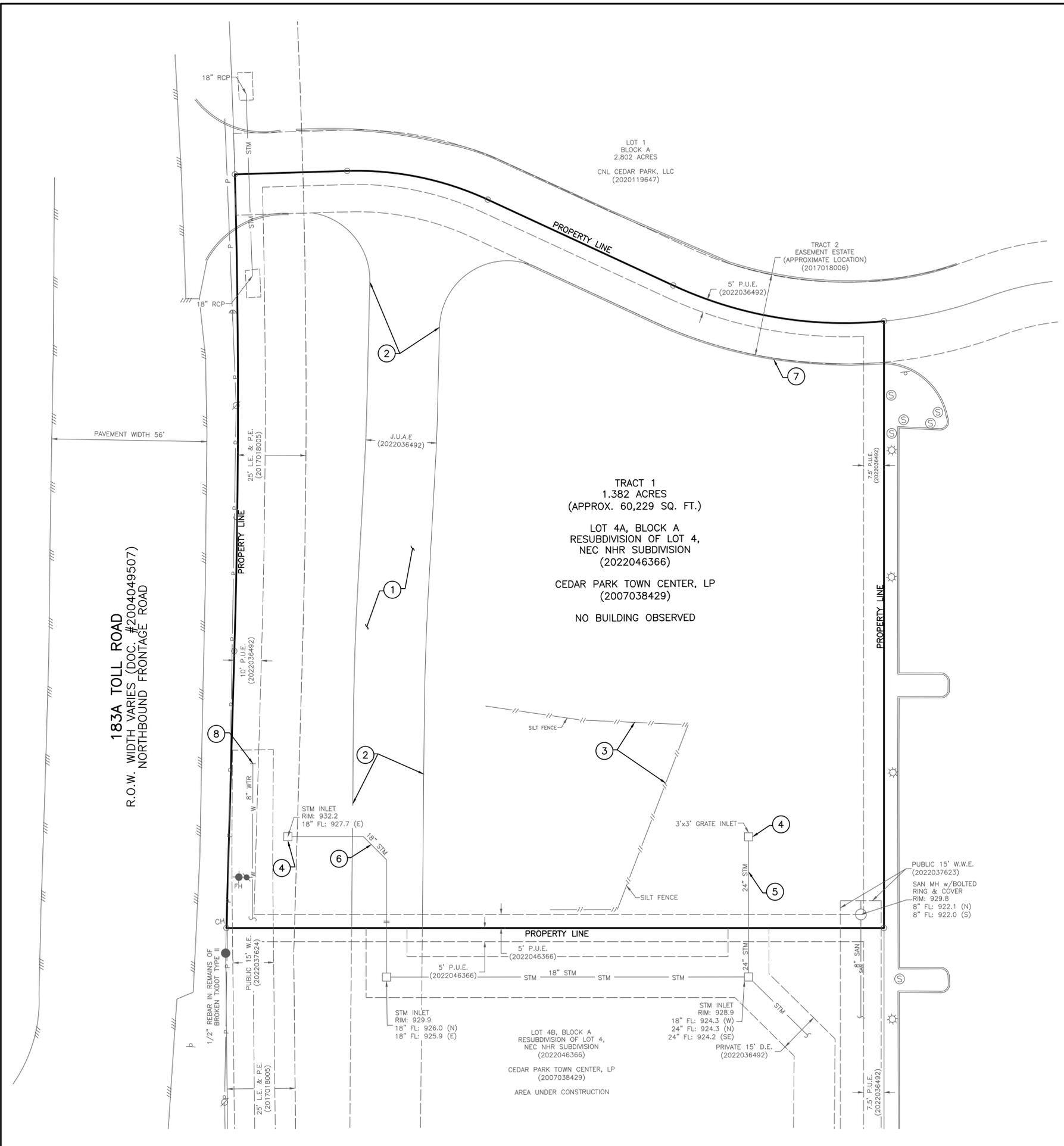
DATUM: NAVD 88 (GEOID 09)
 ELEVATION: 927.81'

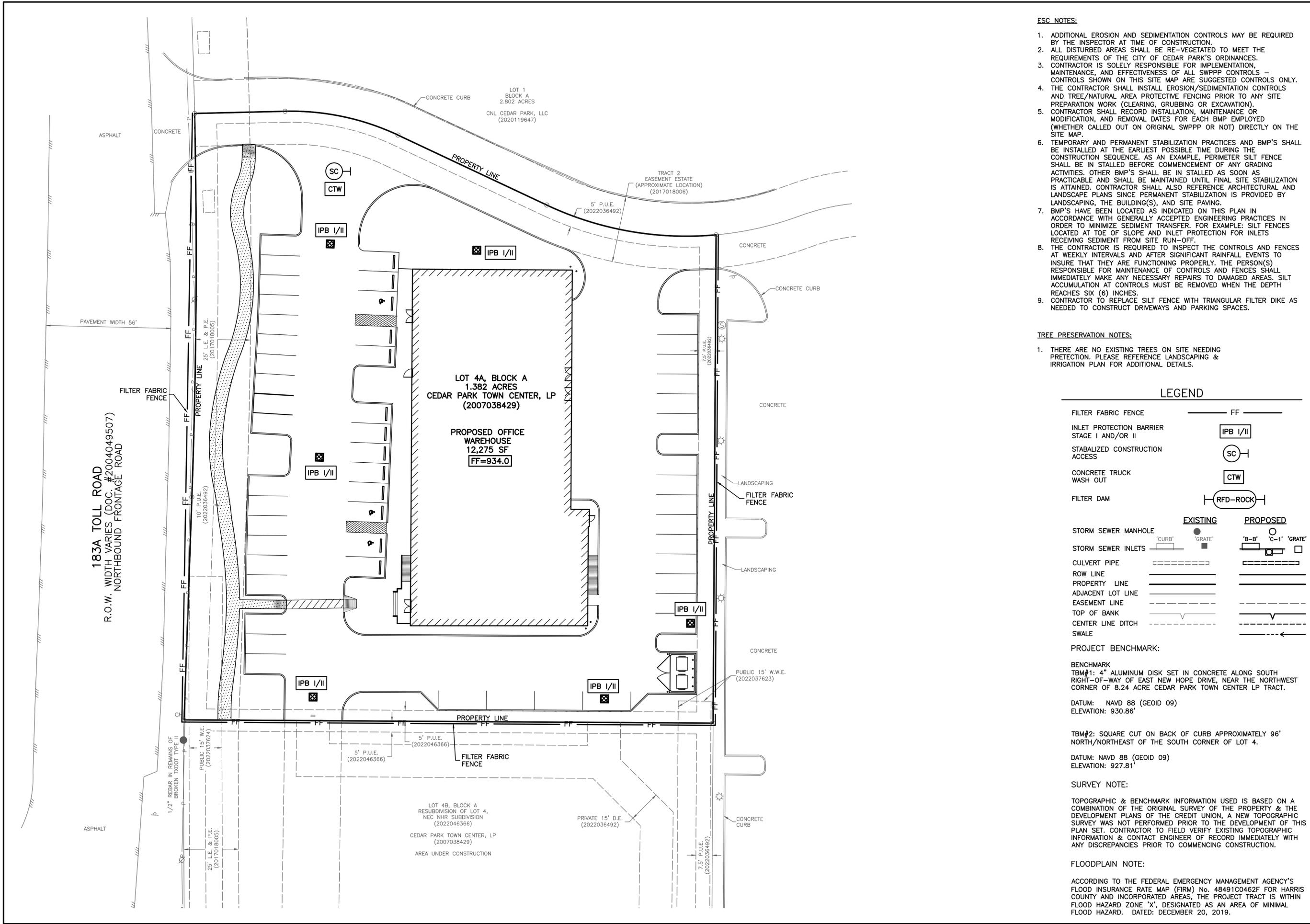
SURVEY NOTE:

TOPOGRAPHIC & BENCHMARK INFORMATION USED IS BASED ON A COMBINATION OF THE ORIGINAL SURVEY OF THE PROPERTY & THE DEVELOPMENT PLANS OF THE CREDIT UNION. A NEW TOPOGRAPHIC SURVEY WAS NOT PERFORMED PRIOR TO THE DEVELOPMENT OF THIS PLAN SET. CONTRACTOR TO FIELD VERIFY EXISTING TOPOGRAPHIC INFORMATION & CONTACT ENGINEER OF RECORD IMMEDIATELY WITH ANY DISCREPANCIES PRIOR TO COMMENCING CONSTRUCTION.

FLOODPLAIN NOTE:

ACCORDING TO THE FEDERAL EMERGENCY MANAGEMENT AGENCY'S FLOOD INSURANCE RATE MAP (FIRM) No. 48491C0462F FOR HARRIS COUNTY AND INCORPORATED AREAS, THE PROJECT TRACT IS WITHIN FLOOD HAZARD ZONE 'X', DESIGNATED AS AN AREA OF MINIMAL FLOOD HAZARD. DATED: DECEMBER 20, 2019.





ESC NOTES:

- ADDITIONAL EROSION AND SEDIMENTATION CONTROLS MAY BE REQUIRED BY THE INSPECTOR AT TIME OF CONSTRUCTION.
- ALL DISTURBED AREAS SHALL BE RE-VEGETATED TO MEET THE REQUIREMENTS OF THE CITY OF CEDAR PARK'S ORDINANCES. CONTRACTOR IS SOLELY RESPONSIBLE FOR IMPLEMENTATION, MAINTENANCE, AND EFFECTIVENESS OF ALL SWPPP CONTROLS - CONTROLS SHOWN ON THIS SITE MAP ARE SUGGESTED CONTROLS ONLY.
- THE CONTRACTOR SHALL INSTALL EROSION/SEDIMENTATION CONTROLS AND TREE/NATURAL AREA PROTECTIVE FENCING PRIOR TO ANY SITE PREPARATION WORK (CLEARING, GRUBBING OR EXCAVATION). 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.
- 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 IN STALLED 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 ARCHITECTURAL 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.
- THE CONTRACTOR IS REQUIRED TO INSPECT THE CONTROLS AND FENCES AT WEEKLY INTERVALS AND AFTER SIGNIFICANT RAINFALL EVENTS TO INSURE THAT THEY ARE FUNCTIONING PROPERLY. THE PERSON(S) RESPONSIBLE FOR MAINTENANCE OF CONTROLS AND FENCES SHALL IMMEDIATELY MAKE ANY NECESSARY REPAIRS TO DAMAGED AREAS. SILT ACCUMULATION AT CONTROLS MUST BE REMOVED WHEN THE DEPTH REACHES SIX (6) INCHES.
- CONTRACTOR TO REPLACE SILT FENCE WITH TRIANGULAR FILTER DIKE AS NEEDED TO CONSTRUCT DRIVEWAYS AND PARKING SPACES.

TREE PRESERVATION NOTES:

- THERE ARE NO EXISTING TREES ON SITE NEEDING PRETECTION. PLEASE REFERENCE LANDSCAPING & IRRIGATION PLAN FOR ADDITIONAL DETAILS.

LEGEND

FILTER FABRIC FENCE	FF
INLET PROTECTION BARRIER STAGE I AND/OR II	IPB I/II
STABILIZED CONSTRUCTION ACCESS	SC
CONCRETE TRUCK WASH OUT	CTW
FILTER DAM	RFD-ROCK
STORM SEWER MANHOLE	EXISTING: CURB, GRATE PROPOSED: 'B-B', 'C-1', GRATE
STORM SEWER INLETS	
CULVERT PIPE	
ROW LINE	
PROPERTY LINE	
ADJACENT LOT LINE	
EASEMENT LINE	
TOP OF BANK	
CENTER LINE DITCH	
SWALE	

PROJECT BENCHMARK:

BENCHMARK
TBM#1: 4" ALUMINUM DISK SET IN CONCRETE ALONG SOUTH RIGHT-OF-WAY OF EAST NEW HOPE DRIVE, NEAR THE NORTHWEST CORNER OF 8.24 ACRE CEDAR PARK TOWN CENTER LP TRACT.

DATUM: NAVD 88 (GEOID 09)
ELEVATION: 930.86'

TBM#2: SQUARE CUT ON BACK OF CURB APPROXIMATELY 96' NORTH/NORTHEAST OF THE SOUTH CORNER OF LOT 4.

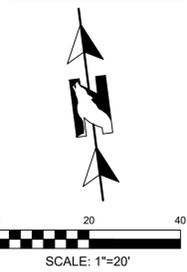
DATUM: NAVD 88 (GEOID 09)
ELEVATION: 927.81'

SURVEY NOTE:

TOPOGRAPHIC & BENCHMARK INFORMATION USED IS BASED ON A COMBINATION OF THE ORIGINAL SURVEY OF THE PROPERTY & THE DEVELOPMENT PLANS OF THE CREDIT UNION. A NEW TOPOGRAPHIC SURVEY WAS NOT PERFORMED PRIOR TO THE DEVELOPMENT OF THIS PLAN SET. CONTRACTOR TO FIELD VERIFY EXISTING TOPOGRAPHIC INFORMATION & CONTACT ENGINEER OF RECORD IMMEDIATELY WITH ANY DISCREPANCIES PRIOR TO COMMENCING CONSTRUCTION.

FLOODPLAIN NOTE:

ACCORDING TO THE FEDERAL EMERGENCY MANAGEMENT AGENCY'S FLOOD INSURANCE RATE MAP (FIRM) No. 48491C0462F FOR HARRIS COUNTY AND INCORPORATED AREAS, THE PROJECT TRACT IS WITHIN FLOOD HAZARD ZONE 'X', DESIGNATED AS AN AREA OF MINIMAL FLOOD HAZARD. DATED: DECEMBER 20, 2019.



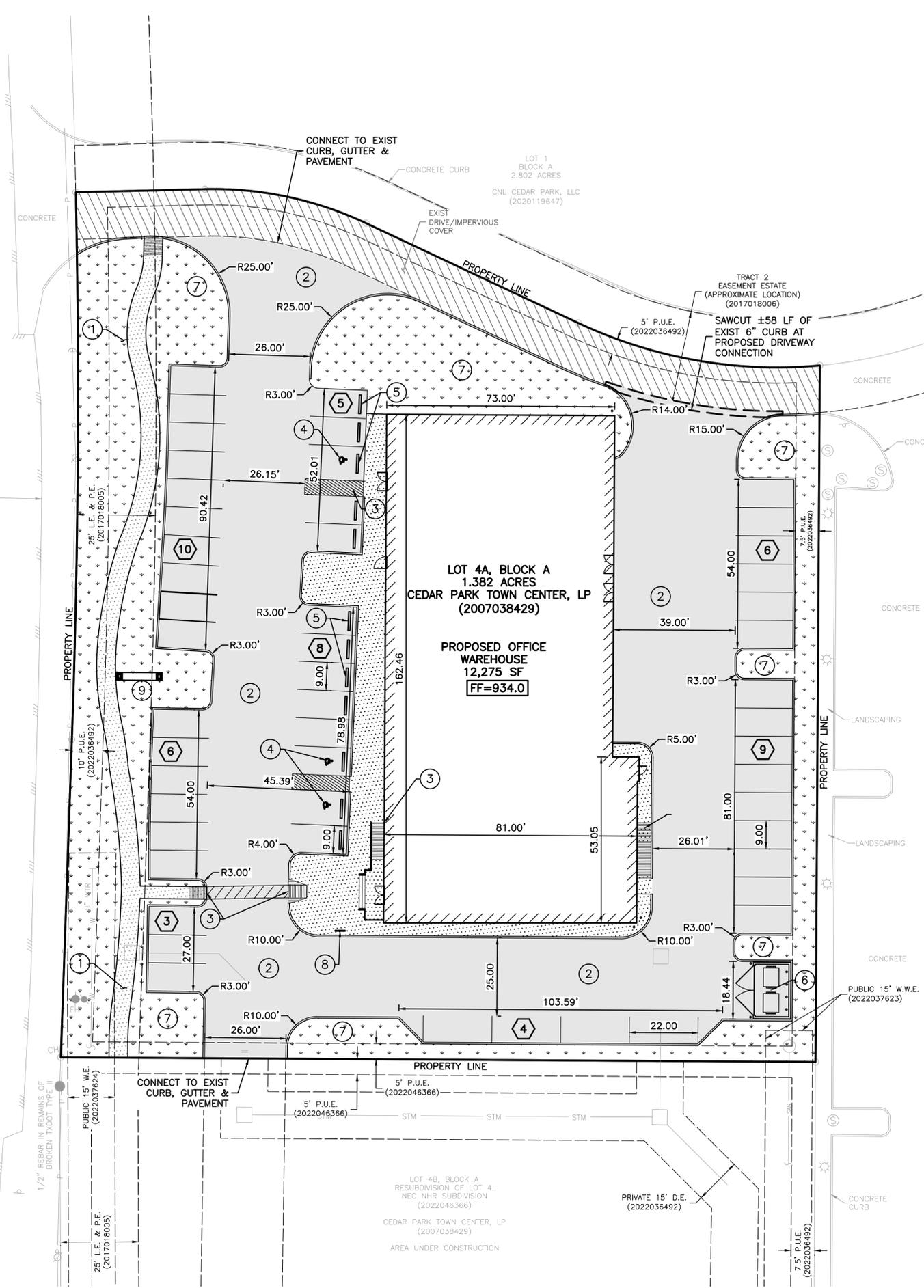
ETHAN ALLEN CEDAR PARK
5204 183A Frontage Rd
Cedar Park, TX 78613

PROJECT: WL0168-22
FILE:

ISSUE/REVISION:	
DATE:	

TITLE: TREE PRESERVATION & EROSION & SEDIMENTATION CONTROL PLAN
DRAWING: 6

183A TOLL ROAD
R.O.W. WIDTH VARIES (DOC. #2004049507)
NORTHBOUND FRONTAGE ROAD



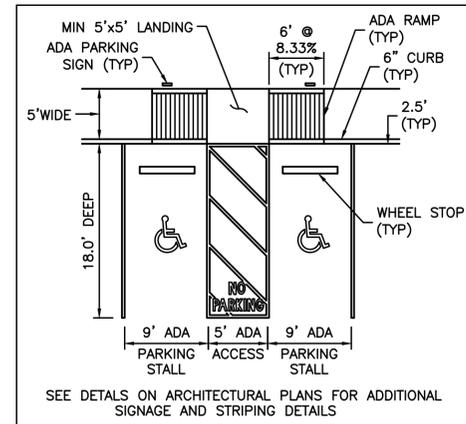
GENERAL NOTES:

- ALL DIMENSIONS SHOWN ARE TO FACE OF CURB, FACE OF SIDEWALK, OUTSIDE FACE OF BUILDING, PROPERTY LINE, CENTER OF MANHOLE/CATCH BASIN OR CENTERLINE OF PIPE UNLESS OTHERWISE NOTED.
- ALL RADII ARE 3', UNLESS NOTED OTHERWISE.
- REFER TO ARCHITECTURAL PLANS FOR ALL BUILDING DIMENSIONS.
- REFER TO NOTES & DETAIL SHEETS FOR ON-SITE PAVING AND SIDEWALK DETAILS
- PROPOSED DRIVEWAYS, SIDEWALKS AND ADA RAMPS WITHIN THE PUBLIC R.O.W. WILL BE CONSTRUCTED IN ACCORDANCE WITH PRIVATE PLANS.

KEY NOTES:

- PROPOSED CONCRETE SIDEWALK; SEE DETAIL ON SHEET 15
- PROPOSED CONCRETE PAVEMENT; SEE PAVING PLANS
- PROPOSED ADA RAMP; SEE SIDEWALK/RAMP DETAILS ON SHEET 15
- PROPOSED HANDICAP PARKING SPACE (TYPICAL); SEE DETAIL ON SHEET 7
- PROPOSED WHEEL STOP (TYPICAL); SEE DETAIL ON SHEET 16
- PROPOSED DUMPSTER ENCLOSURE; SEE ARCHITECTURAL PLANS
- PROPOSED LANDSCAPED AREA; SEE LANDSCAPE PLANS
- PROPOSED BIKE RACK
- PROPOSED MONUMENT SIGN

SITE SUMMARY			
ZONING			
PROPOSED LOT 4A LAND AREA	60,113	SF	1.38 AC
PROPOSED BUILDING USE	OFFICE		
PROPOSED BUILDING AREA (GROSS)	12,275	SF	0.28 AC
PROPOSED BUILDING HEIGHT			
TOTAL PROPOSED IMPERVIOUS COVER	2,474	SF	0.06 AC
TOTAL IMPERVIOUS COVER	14,749	SF	0.34 AC
LOT 4A IMPERVIOUS COVER			
EXISTING IMPERVIOUS COVER		SF	AC
PROPOSED IMPERVIOUS COVER			
BUILDING SQUARE FOOTAGE	12,275	SF	0.28 AC
PAVING	25,982	SF	0.60 AC
SIDEWALK/HARDSCAPE	2,474	SF	0.06 AC
TOTAL	40,731	SF	0.94 AC
			68%
IMPERVIOUS COVER ALLOWED PER REGIONAL POND			1.11 AC
			80%
PARKING			
PARKING REQUIRED		41	SPA.
PARKING PROVIDED		51	SPA.
BICYCLE RACKS REQUIRED		1	RACK
BICYCLE RACKS PROVIDED		1	RACK



LEGEND

	EXISTING	PROPOSED
PARKING SPACE COUNT		(X)
ROW LINE	---	---
PROPERTY LINE	---	---
ADJACENT LOT LINE	---	---
EASEMENT LINE	---	---
ADA ACCESSIBLE ROUTE	---	---
PAVEMENT SAWCUT LINE	---	---
TOP OF BANK	---	---
CENTER LINE DITCH	---	---
AERIAL POWER LINE, POLE & GUY	---	---
WOOD FENCE	---	---
CHAIN LINK FENCE	---	---
CURB LINE	---	---
EDGE OF ASPHALT	---	---
EDGE OF GRAVEL	---	---
STORM SEWER INLETS	---	---
CULVERT PIPE	---	---
STORM SEWER MANHOLE	---	---
CONCRETE PAVEMENT	---	---
IMPERVIOUS COVER	---	---

PROJECT BENCHMARK:

BENCHMARK
TBM#1: 4" ALUMINUM DISK SET IN CONCRETE ALONG SOUTH RIGHT-OF-WAY OF EAST NEW HOPE DRIVE, NEAR THE NORTHWEST CORNER OF 8.24 ACRE CEDAR PARK TOWN CENTER LP TRACT.

DATUM: NAVD 88 (GEOID 09)
ELEVATION: 930.86'

TBM#2: SQUARE CUT ON BACK OF CURB APPROXIMATELY 96' NORTH/NORTHEAST OF THE SOUTH CORNER OF LOT 4.

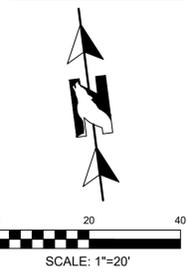
DATUM: NAVD 88 (GEOID 09)
ELEVATION: 927.81'

SURVEY NOTE:

TOPOGRAPHIC & BENCHMARK INFORMATION USED IS BASED ON A COMBINATION OF THE ORIGINAL SURVEY OF THE PROPERTY & THE DEVELOPMENT PLANS OF THE CREDIT UNION. A NEW TOPOGRAPHIC SURVEY WAS NOT PERFORMED PRIOR TO THE DEVELOPMENT OF THIS PLAN SET. CONTRACTOR TO FIELD VERIFY EXISTING TOPOGRAPHIC INFORMATION & CONTACT ENGINEER OF RECORD IMMEDIATELY WITH ANY DISCREPANCIES PRIOR TO COMMENCING CONSTRUCTION.

FLOODPLAIN NOTE:

ACCORDING TO THE FEDERAL EMERGENCY MANAGEMENT AGENCY'S FLOOD INSURANCE RATE MAP (FIRM) No. 48491C0462F FOR HARRIS COUNTY AND INCORPORATED AREAS, THE PROJECT TRACT IS WITHIN FLOOD HAZARD ZONE 'X', DESIGNATED AS AN AREA OF MINIMAL FLOOD HAZARD. DATED: DECEMBER 20, 2019.



04/08/2024

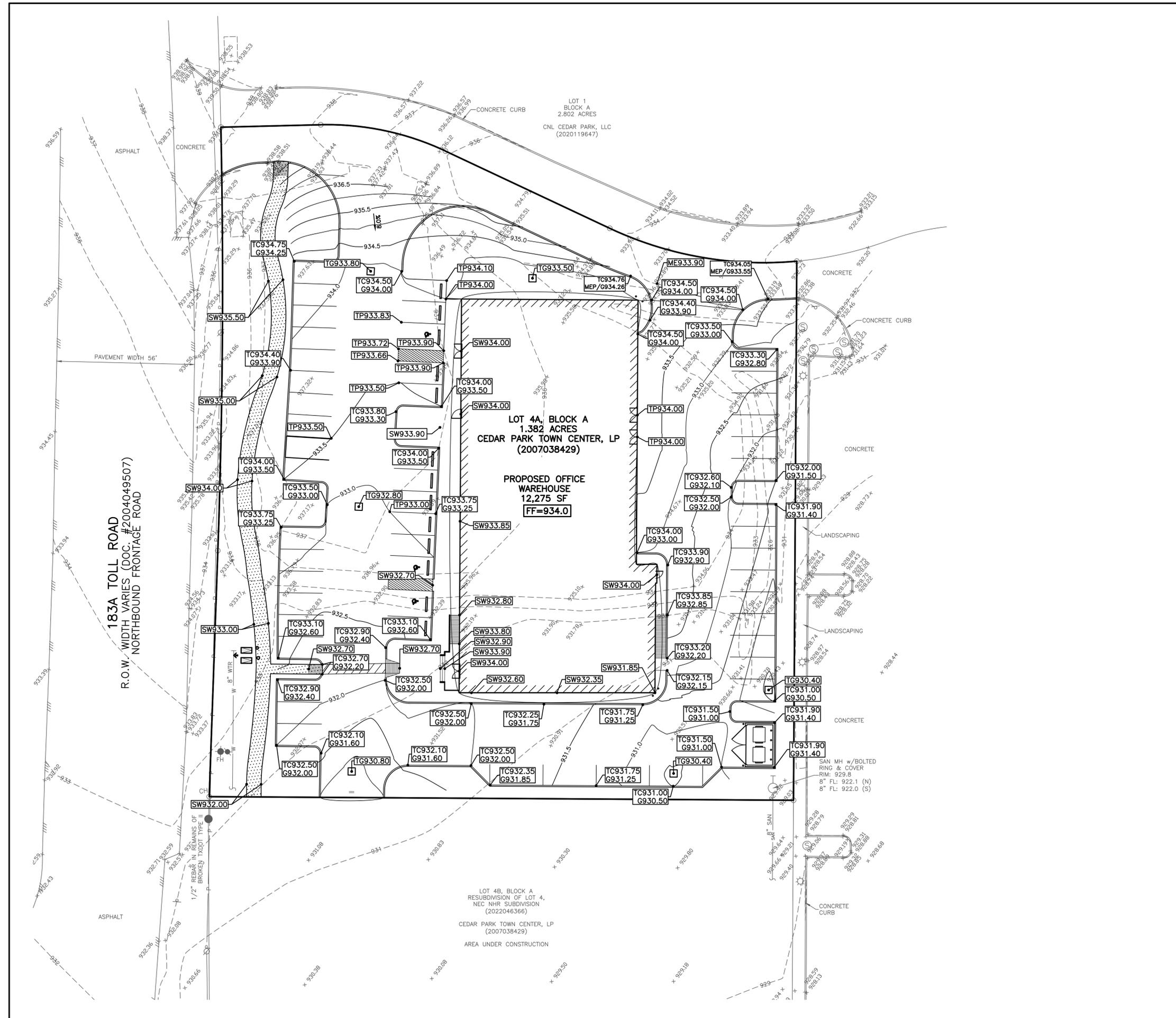
ETHAN ALLEN CEDAR PARK
5204 183A Frontage Rd
Cedar Park, TX 78613

PROJECT: WL0168-22
FILE:

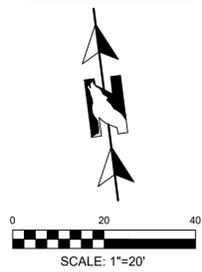
ISSUE/REVISION:	
DATE:	

TITLE: OVERALL SITE PLAN

DRAWING: 7



- NOTES:**
1. MAXIMUM CROSS SLOPES FOR SIDEWALKS AND ADA ACCESS ROUTES SHALL NOT EXCEED 2.0%. RAMP SLOPES SHALL NOT EXCEED 1-INCH PER FOOT (8.33%). MAXIMUM SLOPES FOR HANDICAP PARKING SPACES AND ACCESS AISLES SHALL NOT EXCEED 2.0% IN ANY DIRECTION.
 2. SIDEWALK GRADES ARE FLUSH WITH GUTTER AT DRIVES.
 3. UNLESS OTHERWISE NOTED, ALL PARKING AND DRIVE AISLE GRADES ARE TO INVERT OF GUTTER. ADD 0.5' TO GUTTER GRADE FOR TOP OF CURB GRADE, EXCEPT WHERE CURB IS FLUSH WITH PAVEMENT.
 4. THE CONTRACTOR SHALL BE RESPONSIBLE FOR IMPORTING OR EXPORTING ALL MATERIALS AS REQUIRED TO PROPERLY GRADE THIS PROJECT TO THE FINISHED ELEVATIONS SHOWN ON THE APPROVED PLANS. THE CONTRACTOR SHALL MAKE THEIR OWN DETERMINATION OF CUT AND FILL QUANTITIES AND ALLOW FOR REMOVAL OF EXCESS OR IMPORTATION OF ADDITIONAL MATERIAL AT NO ADDITIONAL COST TO THE OWNER.



SPOT ELEVATION ABBREVIATIONS

BC	BACK OF CURB	MEP	MATCH EXIST PAVEMENT
BW	BOTTOM OF WALL	RIM	RIM OF MH, JB OR INLET
EG	EXISTING GRADE	SW	TOP OF SIDEWALK
FF	FINISHED FLOOR	TC	TOP OF CURB
FG	FINISHED GRADE	TG	TOP OF GRATE
FL	FLOWLINE	TOB	TOP OF BANK
G	GUTTER	TOE	TOE BANK
HP	HIGH POINT	TP	TOP OF PAVEMENT
LP	LOW POINT	TW	TOP OF WALL
MEG	MATCH EXIST GRADE	VG	VALLEY GUTTER

LEGEND

	EXISTING	PROPOSED
SPOT ELEVATION	x00.00	xx:00.00
PAVEMENT LOW POINT		TP:xx.xx 1.0%
DIRECTION OF FLOW		→
CONTOUR LINE	60 59	60 59
GRADE BREAK		GB
STORM SEWER MANHOLE	●	○
STORM SEWER INLETS	'CURB' 'GRATE'	'B-B' 'C-1' 'GRATE'
CULVERT PIPE	---	---
ROW LINE	---	---
PROPERTY LINE	---	---
ADJACENT LOT LINE	---	---
EASEMENT LINE	---	---
TOP OF BANK	---	---
CENTER LINE DITCH	---	---
SWALE	---	---

PROJECT BENCHMARK:

BENCHMARK
 TBM#1: 4" ALUMINUM DISK SET IN CONCRETE ALONG SOUTH RIGHT-OF-WAY OF EAST NEW HOPE DRIVE, NEAR THE NORTHWEST CORNER OF 8.24 ACRE CEDAR PARK TOWN CENTER LP TRACT.
 DATUM: NAVD 88 (GEOID 09)
 ELEVATION: 930.86'

TBM#2: SQUARE CUT ON BACK OF CURB APPROXIMATELY 96' NORTH/NORTHEAST OF THE SOUTH CORNER OF LOT 4.
 DATUM: NAVD 88 (GEOID 09)
 ELEVATION: 927.81'

SURVEY NOTE:

TOPOGRAPHIC & BENCHMARK INFORMATION USED IS BASED ON A COMBINATION OF THE ORIGINAL SURVEY OF THE PROPERTY & THE DEVELOPMENT PLANS OF THE CREDIT UNION. A NEW TOPOGRAPHIC SURVEY WAS NOT PERFORMED PRIOR TO THE DEVELOPMENT OF THIS PLAN SET. CONTRACTOR TO FIELD VERIFY EXISTING TOPOGRAPHIC INFORMATION & CONTACT ENGINEER OF RECORD IMMEDIATELY WITH ANY DISCREPANCIES PRIOR TO COMMENCING CONSTRUCTION.

FLOODPLAIN NOTE:

ACCORDING TO THE FEDERAL EMERGENCY MANAGEMENT AGENCY'S FLOOD INSURANCE RATE MAP (FIRM) No. 48491C0462F FOR HARRIS COUNTY AND INCORPORATED AREAS, THE PROJECT TRACT IS WITHIN FLOOD HAZARD ZONE 'X', DESIGNATED AS AN AREA OF MINIMAL FLOOD HAZARD. DATED: DECEMBER 20, 2019.

ETHAN ALLEN CEDAR PARK

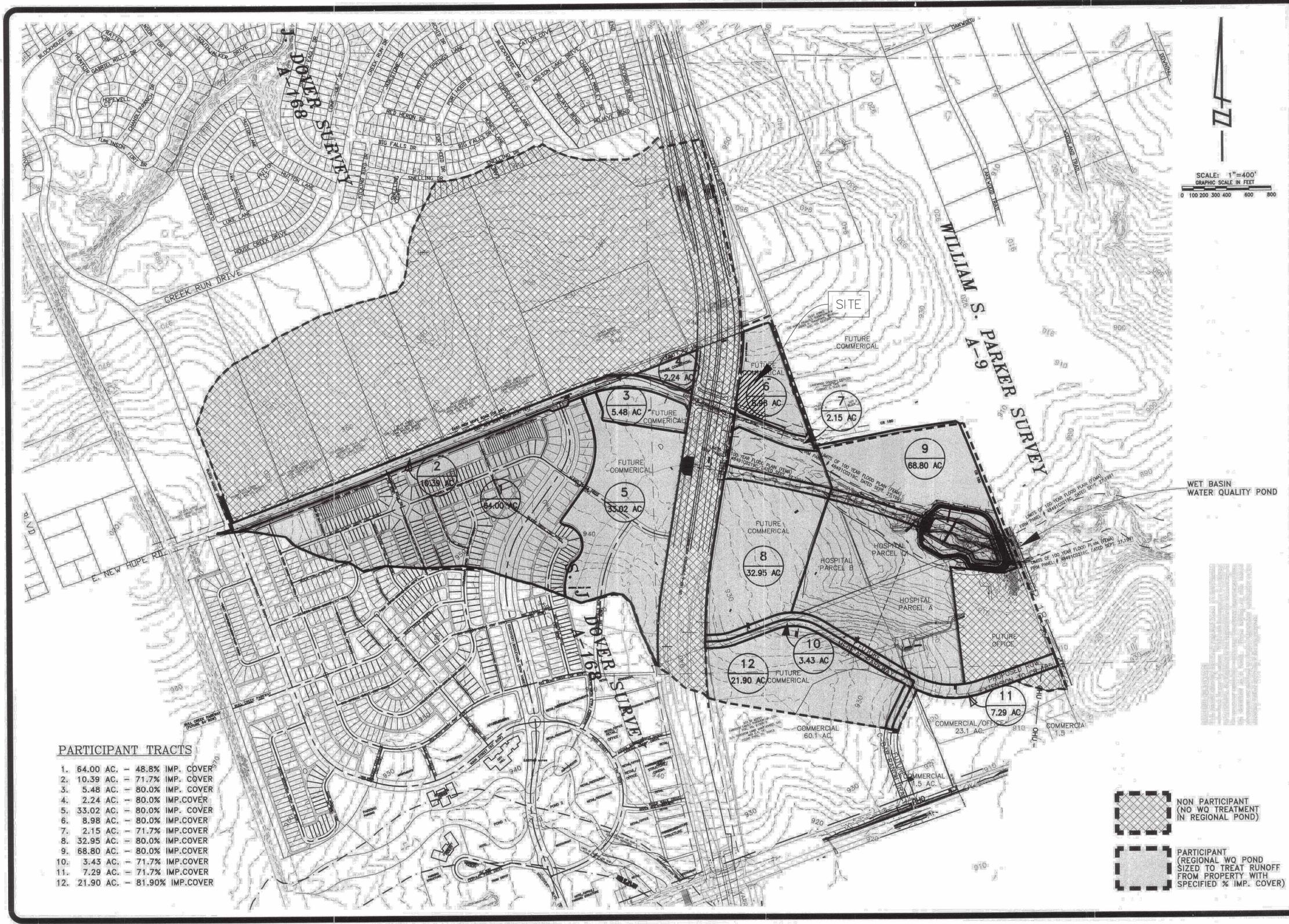
PROJECT: 5204 183A Frontage Rd Cedar Park, TX 78613

FILE: WL0168-22

ISSUE/REVISION:

TITLE: GRADING PLAN

DRAWING: 9



PARTICIPANT TRACTS

1.	64.00 AC.	=	48.8% IMP. COVER
2.	10.39 AC.	=	71.7% IMP. COVER
3.	5.48 AC.	=	80.0% IMP. COVER
4.	2.24 AC.	=	80.0% IMP. COVER
5.	33.02 AC.	=	80.0% IMP. COVER
6.	8.98 AC.	=	80.0% IMP. COVER
7.	2.15 AC.	=	71.7% IMP. COVER
8.	32.95 AC.	=	80.0% IMP. COVER
9.	68.80 AC.	=	80.0% IMP. COVER
10.	3.43 AC.	=	71.7% IMP. COVER
11.	7.29 AC.	=	71.7% IMP. COVER
12.	21.90 AC.	=	81.90% IMP. COVER

NON PARTICIPANT (NO WQ TREATMENT IN REGIONAL POND)

PARTICIPANT (REGIONAL WQ POND SIZED TO TREAT RUNOFF FROM PROPERTY WITH SPECIFIED % IMP. COVER)

PROJECT NO. 1507-9584 DESIGNED BY: LWL
FILE NO. 9584WQ.DWG DRAWN BY: LWL
DATE: MAY 2006 CHECKED BY: SKC

GRAY, JANSING & ASSOCIATES, INC.
Consulting Engineers
8617 Short Creek Road, Suite 200
Houston, TX 77056
(813) 488-0371 FAX (813) 484-8988

NO.	BY	DATE	REVISION DESCRIPTION

COTTONWOOD CHANNEL, POND & WASTEWATER IMPROVEMENTS

OVERALL WATER QUALITY PLAN

NOTICE: ALTERATION OF A SEALED DRAWING WITHOUT PROPER NOTIFICATION TO THE RESPONSIBLE ENGINEER IS A VIOLATION OF THE TEXAS ENGINEERING PRACTICE ACT.



SHEET 4 OF 24

ETHAN ALLEN CEDAR PARK

5204 183A Frontage Rd
Cedar Park, TX 78613

PROJECT: WL0168-22
FILE:

ISSUE/REVISION:
DATE:

TITLE: COTTONWOOD CREEK DRAINAGE AREA MAP

DRAWING: 10



04/08/2024

ETHAN ALLEN CEDAR PARK
 5204 183A Frontage Rd
 Cedar Park, TX 78613

PROJECT:
 WL0168-22

FILE:

ISSUE/REVISION:	
DATE:	

TITLE:
 OVERALL
 DRAINAGE AREA
 MAP

DRAWING:
 11

GENERAL NOTES:

- FIELD VERIFY INVERT ELEVATIONS OF EXISTING STORM SEWER STRUCTURES. NOTIFY ENGINEER IMMEDIATELY IF THERE ARE ANY DISCREPANCIES.
- REFER TO DETAIL SHEETS FOR ALL STORM SEWER STRUCTURES AND DETAILS.
- MAINTAIN MINIMUM 6-INCH VERTICAL CLEARANCE BETWEEN WATER LINE AND STORM SEWER.

DETENTION NOTES:

- IT IS THE OWNER'S RESPONSIBILITY TO MAINTAIN THE DETENTION FACILITY.
- THE SUBSURFACE DRAINAGE SYSTEMS ARE REQUIRED TO DRAIN WITHIN 48 HOURS.

ROOF DRAIN NOTES:

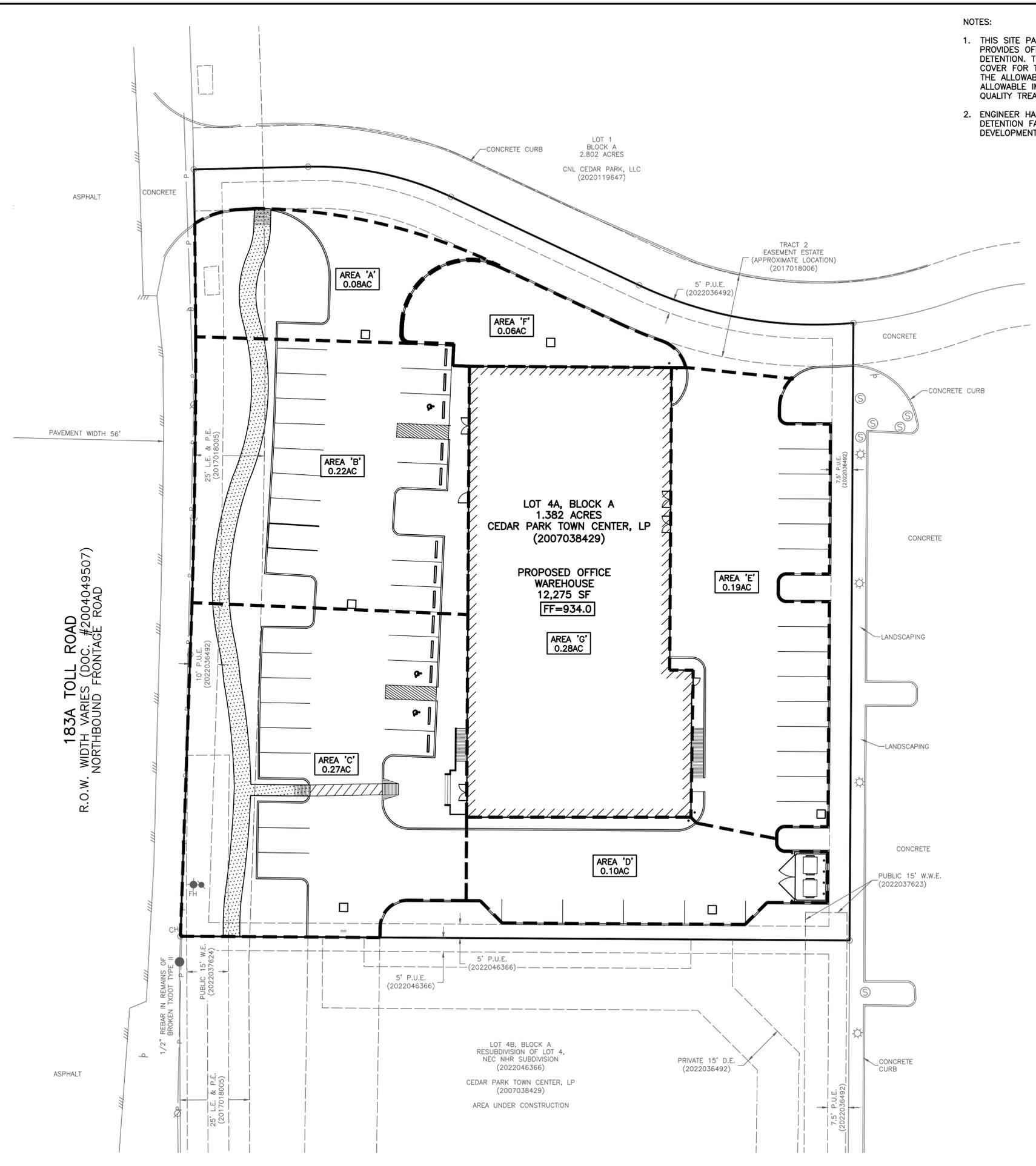
- ALL ROOF DRAINS SHALL BE CONNECTED DIRECTLY TO SUBSURFACE DRAINAGE SYSTEM, UNLESS OTHERWISE NOTED.
- ROOF DRAIN CONNECTION LEADS SHALL MATCH SUBSURFACE PIPE MATERIAL AND SHALL BE SIZED ACCORDINGLY (SEE MEP PLANS)
- PROVIDE ADEQUATE TRANSITION BOOTS/ELEMENTS AND MATERIALS FROM ROOF DRAINS TO LEADS. (SEE MEP & ARCH PLANS)

NOTES:

- THIS SITE PARTICIPATES IN THE COTTONWOOD CREEK REGIONAL POND WHICH PROVIDES OFF-SITE STORM WATER QUALITY TREATMENT & STORM WATER DETENTION. THE PONDS WAS DESIGNED FOR A MAXIMUM OF 80% IMPERVIOUS COVER FOR THE PROJECT SITE & THE PROPOSED PROJECT IS LESS THAN THE ALLOWABLE IMPERVIOUS COVER. AS RESULT OF THE ADEQUATE ALLOWABLE IMPERVIOUS COVER IN THE POND, ON-SITE STORM WATER QUALITY TREATMENT & STORM WATER DETENTION IS NOT REQUIRED.
- ENGINEER HAS REVIEWED PLANS PERTAINING TO THE DESIGN OF THE EXISTING DETENTION FACILITIES & AGREES WITH THEIR DESIGN. PROPOSED DEVELOPMENT DOES NOT AVERSELY AFFECT ANY DOWNSTREAM PROPERTIES

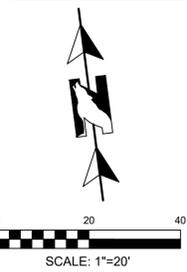
LEGEND

DRAINAGE AREA NAME	→	AREA X
DRAINAGE AREA (ACRES)	→	0.000 AC
FLOWLINE	→	FL=155.15
DRAINAGE AREA	---	
EXTREME EVENT SHEET FLOW	←	
OFF-SITE SHEET FLOW	←	
CONTOUR LINE	59	60
STORM SEWER LINE	STM	STM
STORM SEWER MANHOLE	STM	STM MH
STORM SEWER INLETS	'CURB' 'GRATE'	'B-B' 'C-1' 'GRATE'
CULVERT PIPE	---	---
WATER LINE	W	W
WATER METER	W	W
WATER VALVE	W	W
FIRE HYDRANT/FLUSHING VALVE	FH	FH
TAPPING SLEEVE & VALVE	W	W
BACKFLOW PREVENTER		
SAN SEWER CLEANOUT & MANHOLE	CO SAN	SAN
SANITARY SEWER LINE	SAN	SAN
ROW LINE	---	---
PROPERTY LINE	---	---
ADJACENT LOT LINE	---	---
EASEMENT LINE	---	---
TOP OF BANK	---	---
CENTER LINE DITCH	---	---
SWALE	---	---
AERIAL POWER LINE, POLE & GUY	P	P



183A TOLL ROAD
 R.O.W. WIDTH VARIES (DOC. #2004049507)
 NORTHBOUND FRONTAGE ROAD

ASPHALT



04/08/2024

ETHAN ALLEN CEDAR PARK
 5204 183A Frontage Rd
 Cedar Park, TX 78613

PROJECT:
 WL0168-22

FILE:

ISSUE/REVISION:	
DATE:	

TITLE:
 STORM SEWER
 PLAN

DRAWING:
 12

NOTES:

1. CONTRACTOR TO FIELD VERIFY LOCATION & FLOWLINES OF EXISTING UTILITIES PRIOR TO CONSTRUCTION.
2. ALL STORM PIPE TO BE HDPE.
3. ALL STORM FITTINGS TO BE PRE-FABRICATED. NO FIELD-FIT FITTINGS ALLOWED UNLESS APPROVED BY THE ENGINEER.

KEY NOTES:

1. CONTRACTOR TO VERIFY DEPTH OF EXISTING SEWER & REMOVE & REPLACE AS NECESSARY.
2. CONTRACTOR TO REMOVE EXISTING STORM & STUB AT PROPERTY LINE. PROPOSED SITE TO DRAIN TO CONNECTION AT SE CORNER OF SITE.

LEGEND

DRAINAGE AREA NAME	→	AREA X 0.000 AC
DRAINAGE AREA (ACRES)	→	
FLOWLINE	→	FL=155.15
DRAINAGE AREA	→	
EXTREME EVENT SHEET FLOW	→	
OFF-SITE SHEET FLOW	→	
EXISTING		
PROPOSED		
CONTOUR LINE	60 59	60 59
STORM SEWER LINE	STM	STM
STORM SEWER MANHOLE	STM	STM MH
STORM SEWER INLETS	'CURB' 'GRATE'	'B-B' 'C-1' 'GRATE'
CULVERT PIPE	W	W
WATER LINE	W	W
WATER METER	W	W
WATER VALVE	W	W
FIRE HYDRANT/ FLUSHING VALVE	W	W
TAPPING SLEEVE & VALVE	W	W
BACKFLOW PREVENTER	CO	
SAN SEWER CLEANOUT & MANHOLE	SAN	SAN
SANITARY SEWER LINE	SAN	SAN
ROW LINE		
PROPERTY LINE		
ADJACENT LOT LINE		
EASEMENT LINE		
TOP OF BANK		
CENTER LINE DITCH		
SWALE		
AERIAL POWER LINE, POLE & GUY	P	

PROJECT BENCHMARK:

BENCHMARK
 TBM#1: 4" ALUMINUM DISK SET IN CONCRETE ALONG SOUTH RIGHT-OF-WAY OF EAST NEW HOPE DRIVE, NEAR THE NORTHWEST CORNER OF 8.24 ACRE CEDAR PARK TOWN CENTER LP TRACT.

DATUM: NAVD 88 (GEOID 09)
 ELEVATION: 930.86'

TBM#2: SQUARE CUT ON BACK OF CURB APPROXIMATELY 96' NORTH/NORTHEAST OF THE SOUTH CORNER OF LOT 4.

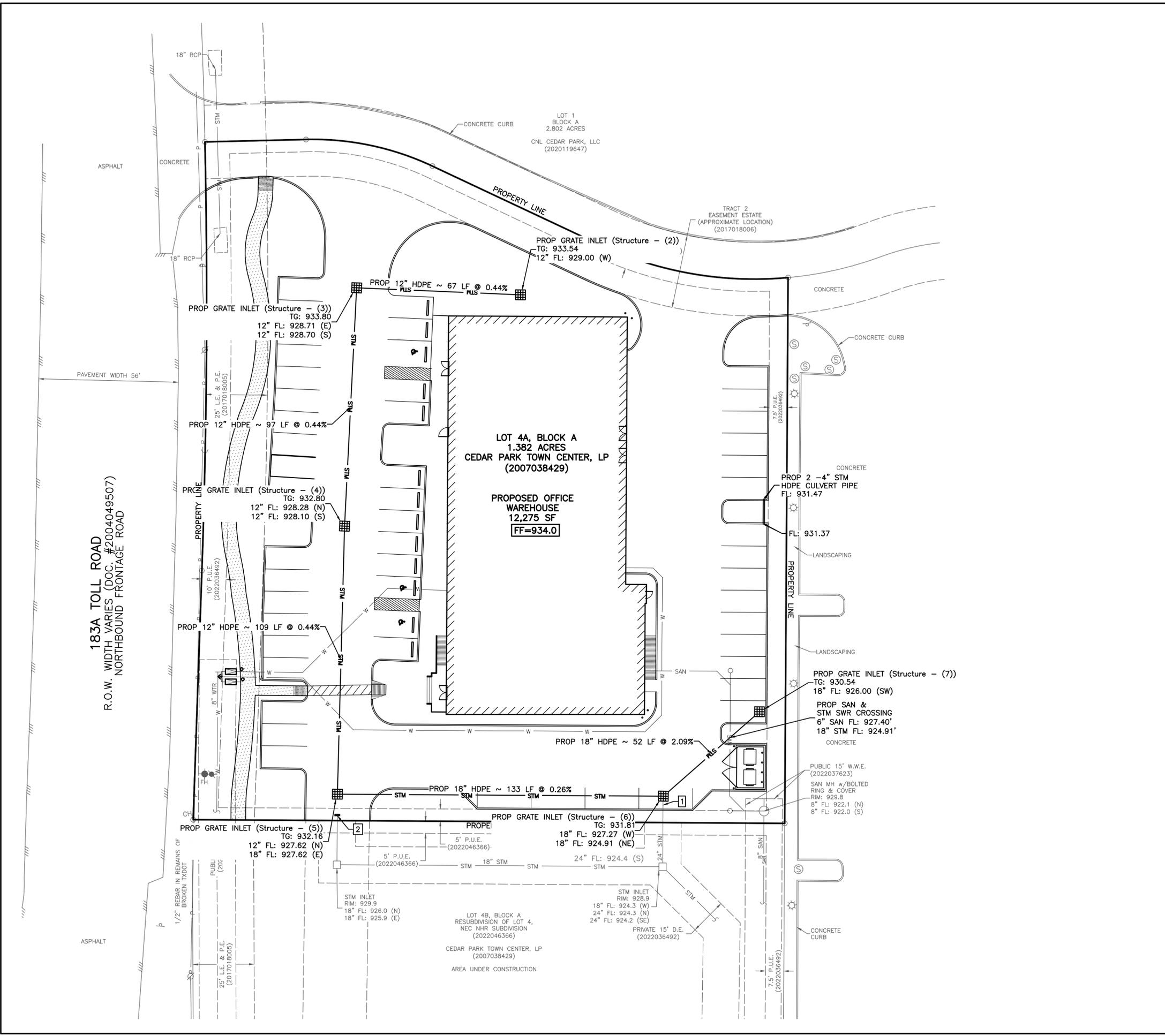
DATUM: NAVD 88 (GEOID 09)
 ELEVATION: 927.81'

SURVEY NOTE:

TOPOGRAPHIC & BENCHMARK INFORMATION USED IS BASED ON A COMBINATION OF THE ORIGINAL SURVEY OF THE PROPERTY & THE DEVELOPMENT PLANS OF THE CREDIT UNION. A NEW TOPOGRAPHIC SURVEY WAS NOT PERFORMED PRIOR TO THE DEVELOPMENT OF THIS PLAN SET. CONTRACTOR TO FIELD VERIFY EXISTING TOPOGRAPHIC INFORMATION & CONTACT ENGINEER OF RECORD IMMEDIATELY WITH ANY DISCREPANCIES PRIOR TO COMMENCING CONSTRUCTION.

FLOODPLAIN NOTE:

ACCORDING TO THE FEDERAL EMERGENCY MANAGEMENT AGENCY'S FLOOD INSURANCE RATE MAP (FIRM) No. 48491C0462F FOR HARRIS COUNTY AND INCORPORATED AREAS, THE PROJECT TRACT IS WITHIN FLOOD HAZARD ZONE 'X', DESIGNATED AS AN AREA OF MINIMAL FLOOD HAZARD. DATED: DECEMBER 20, 2019.



4/3/24

EA CEDAR PARK HYDRAULIC CALCULATIONS (2yr, Developed)

MH to MH	AREA ac.	TOTAL Area ac.	C	tc	i	Q cfs.	V fps.	Reach ft.	Line Size in.	Pipe Slope	Design			Other Losses ft.	Flowline Up Stream	Flowline Down Stream	Act. V. fps.	Slope Hyd. Grad.	Elev. Hyd. Grad.			Gutter Elev. Upstream	Nat. Gnd. Upstream
											Q cfs.	V fps.	Fall ft.						H ft.	Up Stream	Down Stream		
F TO A	0.060	0.060	0.80	21.09	4.10	0.20	0.25	67	12	0.44%	2.37	3.02	0.29		926.15	925.86	0.25	0.00%	0.00	925.48	925.48	930.50	931.00
A TO B	0.080	0.140	0.80	22.07	4.00	0.45	0.57	97	12	0.44%	2.37	3.02	0.43		925.86	925.43	0.57	0.02%	0.02	925.48	925.46	930.50	931.00
B TO C	0.220	0.360	0.80	23.35	3.89	1.12	1.43	109	12	0.44%	2.37	3.02	0.48		925.43	924.95	1.43	0.10%	0.11	925.46	925.35	930.50	931.00
C TO D	0.270	0.630	0.80	24.22	3.82	1.92	1.09	133	18	0.26%	5.37	3.04	0.35		924.95	924.60	1.09	0.03%	0.04	925.35	925.31	930.50	931.00
G TO E	0.280	0.280	0.80	22.99	3.92	0.88	1.12	0	12	0.44%	2.37	3.02	0.00		924.60	924.60	1.12	0.06%	0.00	925.32	925.32	930.50	931.00
E TO D	0.190	0.470	0.80	23.76	3.86	1.45	0.82	52	18	0.26%	5.37	3.04	0.14		924.60	924.46	0.82	0.02%	0.01	925.32	925.31	930.50	931.00
D TO OUT	0.100	1.200	0.80	25.33	3.73	3.58	1.14	31	24	0.19%	9.89	3.15	0.06		924.46	924.40	1.14	0.03%	0.01	925.31	925.30	930.50	931.00

4/3/24

EA CEDAR PARK HYDRAULIC CALCULATIONS (10yr, Developed)

MH to MH	AREA ac.	TOTAL Area ac.	C	tc	i	Q cfs.	V fps.	Reach ft.	Line Size in.	Pipe Slope	Design			Other Losses ft.	Flowline Up Stream	Flowline Down Stream	Act. V. fps.	Slope Hyd. Grad.	Elev. Hyd. Grad.			Gutter Elev. Upstream	Nat. Gnd. Upstream
											Q cfs.	V fps.	Fall ft.						H ft.	Up Stream	Down Stream		
F TO A	0.060	0.060	0.80	21.09	6.01	0.29	0.37	67	12	0.44%	2.37	3.02	0.29		926.15	925.86	0.37	0.01%	0.00	925.68	925.68	930.50	931.00
A TO B	0.080	0.140	0.80	22.07	5.87	0.66	0.84	97	12	0.44%	2.37	3.02	0.43		925.86	925.43	0.84	0.03%	0.03	925.68	925.64	930.50	931.00
B TO C	0.220	0.360	0.80	23.35	5.71	1.64	2.09	109	12	0.44%	2.37	3.02	0.48		925.43	924.95	2.09	0.21%	0.23	925.64	925.41	930.50	931.00
C TO D	0.270	0.630	0.80	24.22	5.60	2.82	1.60	133	18	0.26%	5.37	3.04	0.35		924.95	924.60	1.60	0.07%	0.10	925.41	925.32	930.50	931.00
G TO E	0.280	0.280	0.80	22.99	5.75	1.29	1.64	0	12	0.44%	2.37	3.02	0.00		924.60	924.60	1.64	0.13%	0.00	925.34	925.34	930.50	931.00
E TO D	0.190	0.470	0.80	23.76	5.66	2.13	1.20	52	18	0.26%	5.37	3.04	0.14		924.60	924.46	1.20	0.04%	0.02	925.34	925.32	930.50	931.00
D TO OUT	0.100	1.200	0.80	25.33	5.48	5.26	1.67	31	24	0.19%	9.89	3.15	0.06		924.46	924.40	1.67	0.05%	0.02	925.32	925.30	930.50	931.00

4/3/24

EA CEDAR PARK HYDRAULIC CALCULATIONS (25yr, Developed)

MH to MH	AREA ac.	TOTAL Area ac.	C	tc	i	Q cfs.	V fps.	Reach ft.	Line Size in.	Pipe Slope	Design			Other Losses ft.	Flowline Up Stream	Flowline Down Stream	Act. V. fps.	Slope Hyd. Grad.	Elev. Hyd. Grad.			Gutter Elev. Upstream	Nat. Gnd. Upstream
											Q cfs.	V fps.	Fall ft.						H ft.	Up Stream	Down Stream		
F TO A	0.060	0.060	0.80	21.09	7.26	0.35	0.44	67	12	0.44%	2.37	3.02	0.29		926.15	925.86	0.44	0.01%	0.01	925.86	925.85	930.50	931.00
A TO B	0.080	0.140	0.80	22.07	7.10	0.80	1.01	97	12	0.44%	2.37	3.02	0.43		925.86	925.43	1.01	0.05%	0.05	925.85	925.80	930.50	931.00
B TO C	0.220	0.360	0.80	23.35	6.90	1.99	2.53	109	12	0.44%	2.37	3.02	0.48		925.43	924.95	2.53	0.31%	0.34	925.80	925.47	930.50	931.00
C TO D	0.270	0.630	0.80	24.22	6.78	3.42	1.93	133	18	0.26%	5.37	3.04	0.35		924.95	924.60	1.93	0.11%	0.14	925.47	925.32	930.50	931.00
G TO E	0.280	0.280	0.80	22.99	6.96	1.56	1.98	0	12	0.44%	2.37	3.02	0.00		924.60	924.60	1.98	0.19%	0.00	925.36	925.36	930.50	931.00
E TO D	0.190	0.470	0.80	23.76	6.85	2.57	1.46	52	18	0.26%	5.37	3.04	0.14		924.60	924.46	1.46	0.06%	0.03	925.36	925.32	930.50	931.00
D TO OUT	0.100	1.200	0.80	25.33	6.63	6.36	2.02	31	24	0.19%	9.89	3.15	0.06		924.46	924.40	2.02	0.08%	0.02	925.32	925.30	930.50	931.00

4/3/24

EA CEDAR PARK HYDRAULIC CALCULATIONS (100yr, Developed)

MH to MH	AREA ac.	TOTAL Area ac.	C	tc	i	Q cfs.	V fps.	Reach ft.	Line Size in.	Pipe Slope	Design			Other Losses ft.	Flowline Up Stream	Flowline Down Stream	Act. V. fps.	Slope Hyd. Grad.	Elev. Hyd. Grad.			Gutter Elev. Upstream	Nat. Gnd. Upstream
											Q cfs.	V fps.	Fall ft.						H ft.	Up Stream	Down Stream		
F TO A	0.060	0.060	0.80	21.09	9.27	0.45	0.57	67	12	0.44%	2.37	3.02	0.29		926.15	925.86	0.57	0.02%	0.01	926.21	926.20	930.50	931.00
A TO B	0.080	0.140	0.80	22.07	9.07	1.02	1.29	97	12	0.44%	2.37	3.02	0.43		925.86	925.43	1.29	0.08%	0.08	926.20	926.13	930.50	931.00
B TO C	0.220	0.360	0.80	23.35	8.83	2.54	3.24	109	12	0.44%	2.37	3.02	0.48		925.43	924.95	3.24	0.51%	0.56	926.13	925.57	930.50	931.00
C TO D	0.270	0.630	0.80	24.22	8.67	4.37	2.47	133	18	0.26%	5.37	3.04	0.35		924.95	924.60	2.47	0.17%	0.23	925.57	925.34	930.50	931.00
G TO E	0.280	0.280	0.80	22.99	8.90	1.99	2.54	0	12	0.44%	2.37	3.02	0.00		924.60	924.60	2.54	0.31%	0.00	925.39	925.39	930.50	931.00
E TO D	0.190	0.470	0.80	23.76	8.75	3.29	1.86	52	18	0.26%	5.37	3.04	0.14		924.60	924.46	1.86	0.10%	0.05	925.39	925.34	930.50	931.00
D TO OUT	0.100	1.200	0.80	25.33	8.48	8.14	2.59	31	24	0.19%	9.89	3.15	0.06		924.46	924.40	2.59	0.13%	0.04	925.34	925.30	930.50	931.00



04/08/2024

ETHAN ALLEN CEDAR PARK

5204 183A Frontage Rd
Cedar Park, TX 78613

PROJECT: WL0168-22

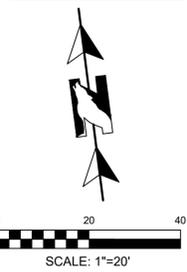
FILE:

ISSUE/REVISION:
DATE

TITLE:
DRAINAGE AREA
CALCULATION

DRAWING:

13



PROJECT:
FILE:
ISSUE/REVISION:
DATE:
TITLE:
DRAWING:

ETHAN ALLEN CEDAR PARK
5204 183A Frontage Rd
Cedar Park, TX 78613

PROJECT BENCHMARK:
BENCHMARK
TBM#1: 4" ALUMINUM DISK SET IN CONCRETE ALONG SOUTH RIGHT-OF-WAY OF EAST NEW HOPE DRIVE, NEAR THE NORTHWEST CORNER OF 8.24 ACRE CEDAR PARK TOWN CENTER LP TRACT.
DATUM: NAVD 88 (GEOID 09)
ELEVATION: 930.86'

TBM#2: SQUARE CUT ON BACK OF CURB APPROXIMATELY 96' NORTH/NORTHEAST OF THE SOUTH CORNER OF LOT 4.
DATUM: NAVD 88 (GEOID 09)
ELEVATION: 927.81'

SURVEY NOTE:
 TOPOGRAPHIC & BENCHMARK INFORMATION USED IS BASED ON A COMBINATION OF THE ORIGINAL SURVEY OF THE PROPERTY & THE DEVELOPMENT PLANS OF THE CREDIT UNION. A NEW TOPOGRAPHIC SURVEY WAS NOT PERFORMED PRIOR TO THE DEVELOPMENT OF THIS PLAN SET. CONTRACTOR TO FIELD VERIFY EXISTING TOPOGRAPHIC INFORMATION & CONTACT ENGINEER OF RECORD IMMEDIATELY WITH ANY DISCREPANCIES PRIOR TO COMMENCING CONSTRUCTION.

FLOODPLAIN NOTE:
 ACCORDING TO THE FEDERAL EMERGENCY MANAGEMENT AGENCY'S FLOOD INSURANCE RATE MAP (FIRM) No. 48491C0462F FOR HARRIS COUNTY AND INCORPORATED AREAS, THE PROJECT TRACT IS WITHIN FLOOD HAZARD ZONE 'X', DESIGNATED AS AN AREA OF MINIMAL FLOOD HAZARD. DATED: DECEMBER 20, 2019.

NOTES:

1. UTILITIES SHOWN ARE APPROXIMATE. FIELD VERIFY EXISTING UTILITY LOCATIONS PRIOR TO CONSTRUCTION AND IMMEDIATELY NOTIFY ENGINEER OF ANY CONFLICT OR DISCREPANCIES.
2. SEE PROJECT MEP PLANS FOR UTILITY CONDUIT LOCATIONS AND CONTINUATION OF UTILITIES TO BUILDING.
3. SEE UTILITY DETAILS ON SHEET ____.
4. ALL WATER LINE TEES, BENDS, REDUCERS AND VALVES TO BE MECHANICALLY RESTRAINED AND BLOCKED, MECHANICAL RESTRAINT BY EBAA MEGALUG FOR PVC PIPE OR APPROVED EQUAL.
5. PER TCEQ STANDARDS, PROVIDE A MINIMUM 9' HORIZONTAL CLEARANCE AND 2' VERTICAL CLEARANCE BETWEEN OUTER WALLS OF WATER AND SANITARY SEWER.

WATER KEY NOTES:

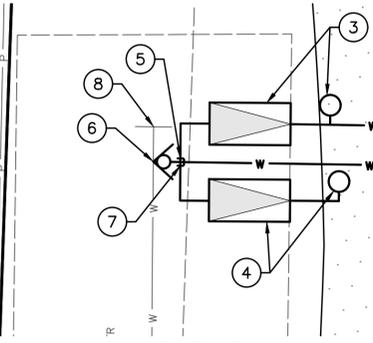
- 1 PROPOSED 6" FIRE WATER LINE (SEE PLUMBING PLANS FOR CONTINUATION),
- 2 PROPOSED 2" DOMESTIC WATER LINE (SEE PLUMBING PLANS FOR CONTINUATION)
- 3 PROPOSED 2" DOMESTIC WATER METER & 2" RPZ BACKFLOW PREVENTER
- 4 PROP 1" IRR METER & 1" BACKFLOW PREVENTER REF. LANDSCAPE & IRRIGATION DRAWINGS FOR ADDITIONAL INFORMATION & CONTINUATION INSIDE OF PROPERTY LINE
- 5 PROPOSED 6"x2" TEE
- 6 PROPOSED 8"x6" WATER LINE TAP w/GATE VALVE
- 7 PROPOSED 6"x2" TEE
- 7 CONTRACTOR TO REMOVE/ABANDON HYDROGUARD AUTOMATIC FLUSHING SYSTEM

SANITARY KEY NOTES:

- 1 PROPOSED 6" SCH 40 SAN (SEE PLUMBING PLANS FOR CONTINUATION)

ELECTRICAL KEY NOTES:

- 1 PROPOSED UNDERGROUND SERVICE LINE (SEE ELECTRICAL PLANS FOR CONTINUATION)

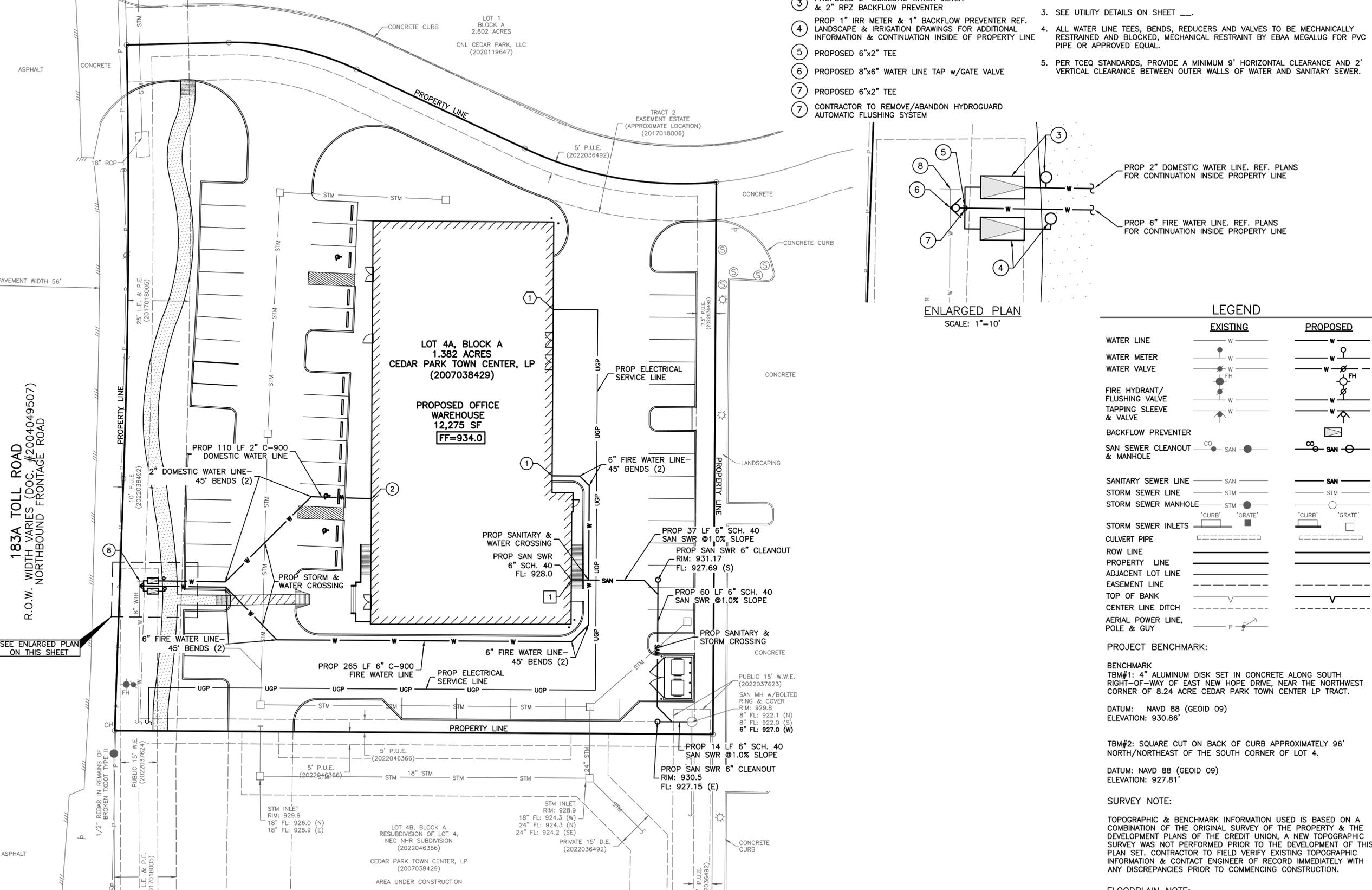


LEGEND

	EXISTING	PROPOSED
WATER LINE	W	W
WATER METER	W	W
WATER VALVE	W	W
FIRE HYDRANT/FLUSHING VALVE	FH	FH
TAPPING SLEEVE & VALVE	W	W
BACKFLOW PREVENTER	W	W
SAN SEWER CLEANOUT & MANHOLE	SAN	SAN
SANITARY SEWER LINE	SAN	SAN
STORM SEWER LINE	STM	STM
STORM SEWER MANHOLE	STM	STM
STORM SEWER INLETS	'CURB' 'GRATE'	'CURB' 'GRATE'
CULVERT PIPE		
ROW LINE		
PROPERTY LINE		
ADJACENT LOT LINE		
EASEMENT LINE		
TOP OF BANK		
CENTER LINE DITCH		
AERIAL POWER LINE, POLE & GUY	P	P

183A TOLL ROAD
 R.O.W. WIDTH VARIES (DOC #2004049507)
 NORTHBOUND FRONTAGE ROAD

SEE ENLARGED PLAN ON THIS SHEET



LOT 4A, BLOCK A
 1.382 ACRES
 CEDAR PARK TOWN CENTER, LP
 (2007038429)

PROPOSED OFFICE WAREHOUSE
 12,275 SF
 FF=934.0

LOT 4B, BLOCK A
 RESUBDIVISION OF LOT 4,
 NEC NHR SUBDIVISION
 (2022046366)
 CEDAR PARK TOWN CENTER, LP
 (2007038429)
 AREA UNDER CONSTRUCTION

PRIVATE 15' D.E.
 (2022036492)

5' P.U.E.
 (2022036492)

5' P.U.E.
 (2022036492)

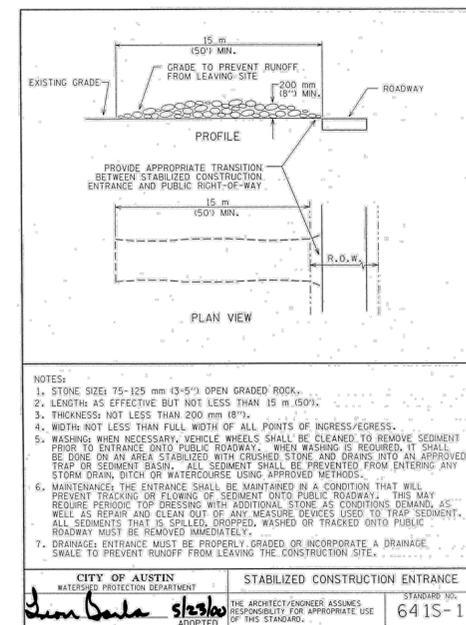
10' P.U.E.
 (2022036492)

25' L.E. & P.E.
 (2017018005)

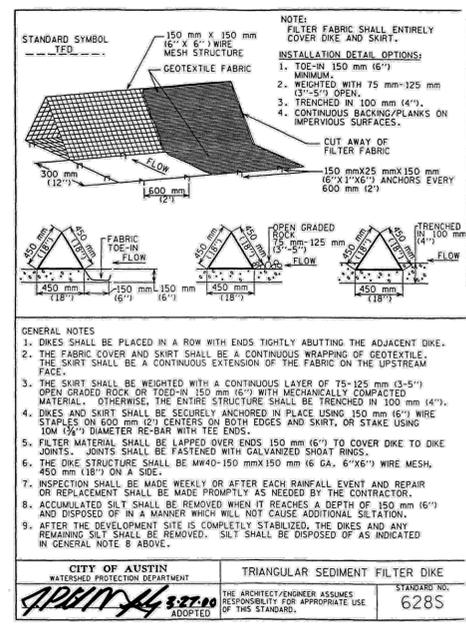
18\"/>



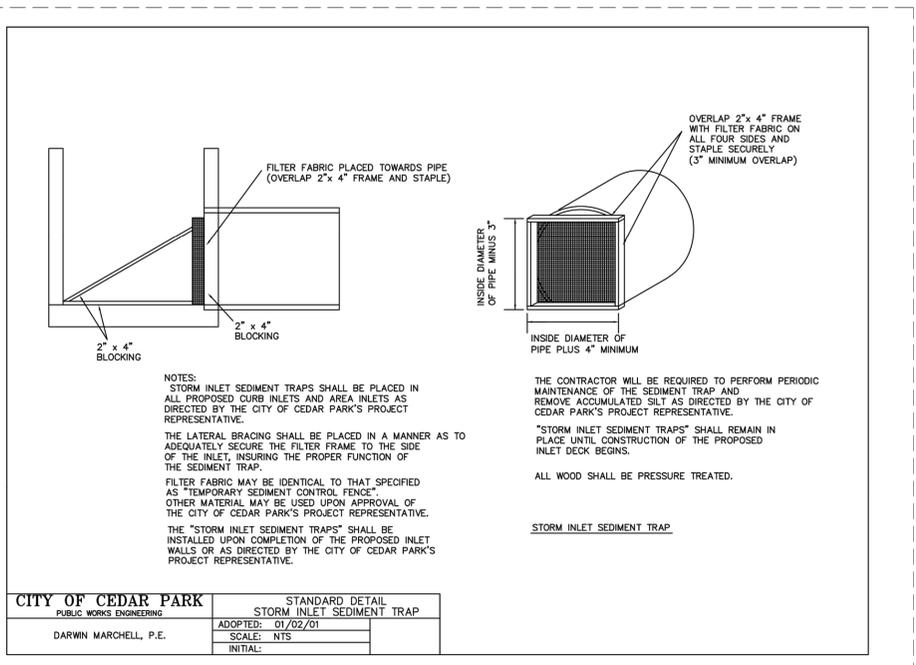
04/08/2024



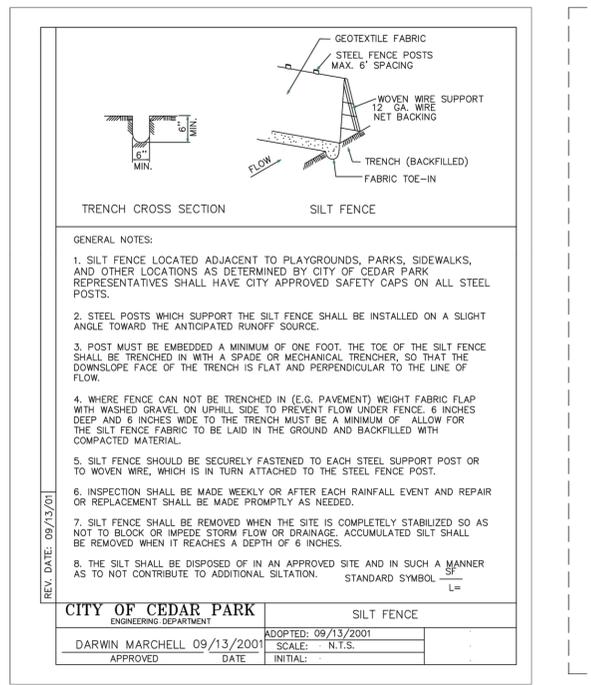
CITY OF AUSTIN WATERPROOF PROTECTION DEPARTMENT	STABILIZED CONSTRUCTION ENTRANCE	STANDARD NO. 641S-1
--	----------------------------------	------------------------



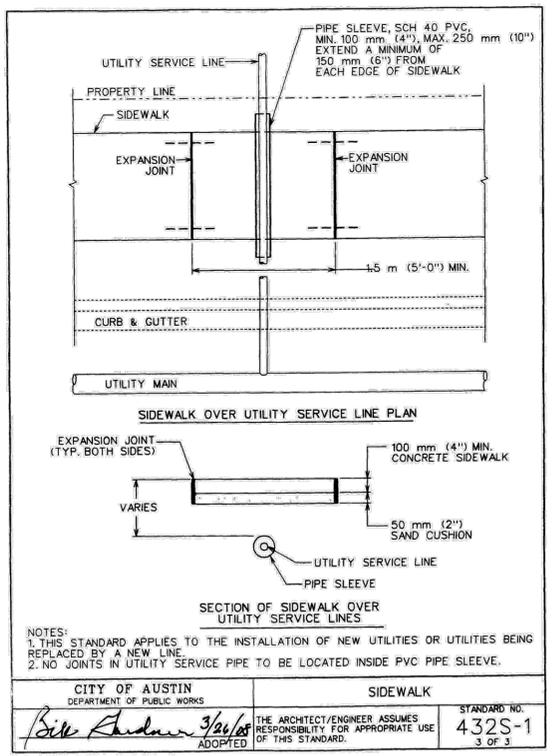
CITY OF AUSTIN WATERPROOF PROTECTION DEPARTMENT	TRIANGULAR SEDIMENT FILTER DIKE	STANDARD NO. 628S
--	---------------------------------	----------------------



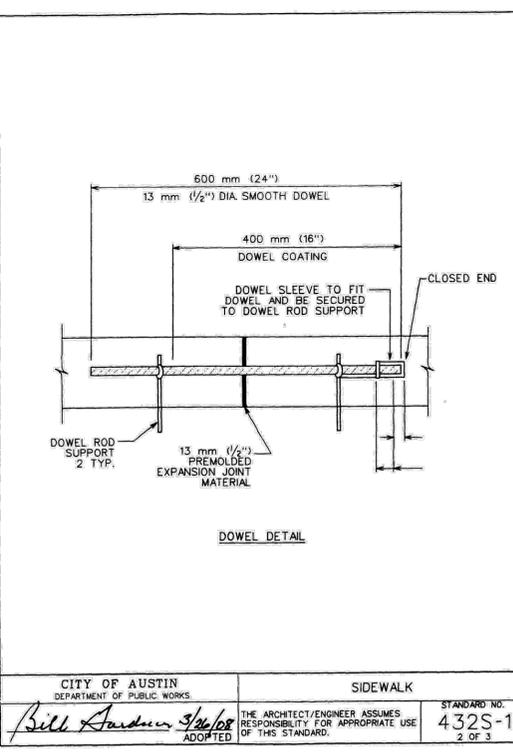
CITY OF CEDAR PARK PUBLIC WORKS ENGINEERING	STANDARD DETAIL STORM INLET SEDIMENT TRAP	STANDARD NO. N/A
--	--	---------------------



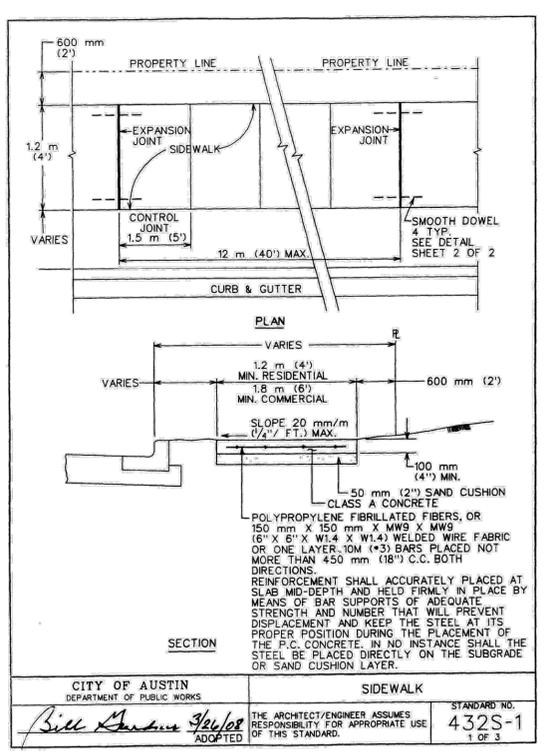
CITY OF CEDAR PARK ENGINEERING DEPARTMENT	SILT FENCE	STANDARD NO. N/A
--	------------	---------------------



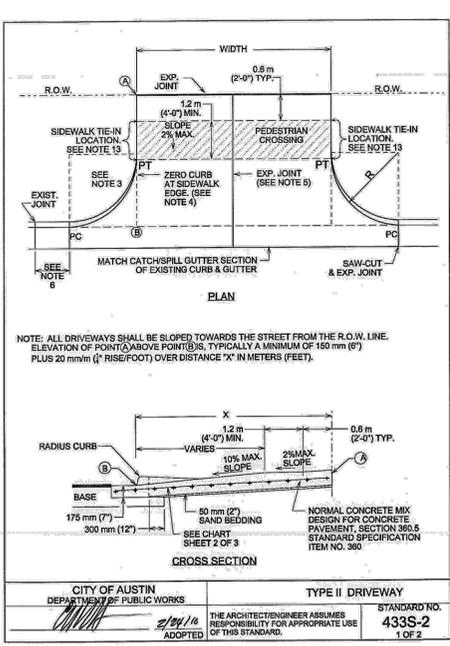
CITY OF AUSTIN DEPARTMENT OF PUBLIC WORKS	SIDEWALK	STANDARD NO. 432S-1 3 OF 3
--	----------	----------------------------------



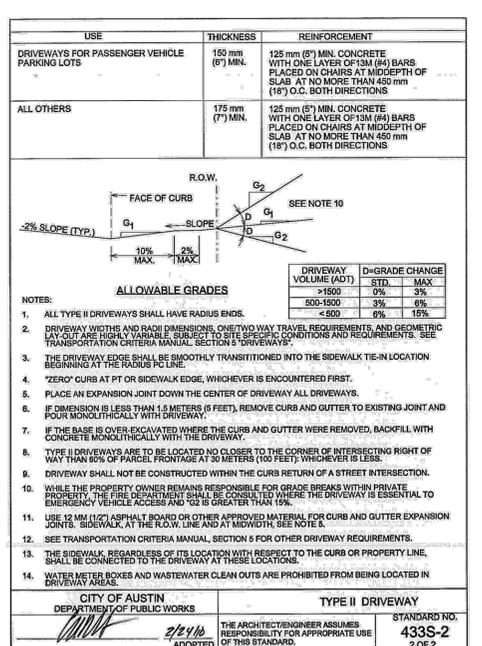
CITY OF AUSTIN DEPARTMENT OF PUBLIC WORKS	SIDEWALK	STANDARD NO. 432S-1 2 OF 3
--	----------	----------------------------------



CITY OF AUSTIN DEPARTMENT OF PUBLIC WORKS	SIDEWALK	STANDARD NO. 432S-1 1 OF 3
--	----------	----------------------------------



CITY OF AUSTIN DEPARTMENT OF PUBLIC WORKS	TYPE II DRIVEWAY	STANDARD NO. 433S-2 1 OF 2
--	------------------	----------------------------------



CITY OF AUSTIN DEPARTMENT OF PUBLIC WORKS	TYPE II DRIVEWAY	STANDARD NO. 433S-2 2 OF 2
--	------------------	----------------------------------

ETHAN ALLEN CEDAR PARK
 5204 183A Frontage Rd
 Cedar Park, TX 78613

PROJECT:
WL0168-22

FILE:

ISSUE/REVISION:
 DATE:

TITLE:
CONSTRUCTION
DETAILS SHEET 1

DRAWING:
15



04/08/2024

ETHAN ALLEN CEDAR PARK

5204 183A Frontage Rd
 Cedar Park, TX 78613

PROJECT:
 WL0168-22

FILE:

ISSUE/REVISION:
 DATE:

TITLE:
 CONSTRUCTION
 DETAILS SHEET 2

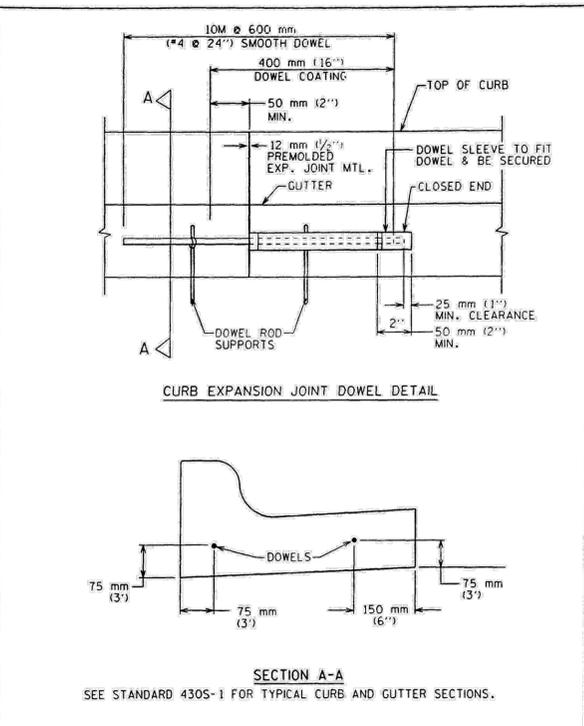
DRAWING:

16

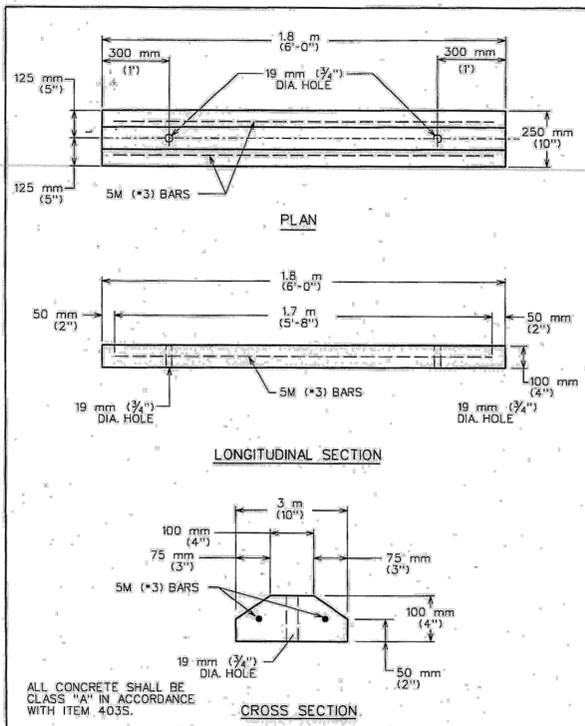
<p>1 TYPICAL RESTORATION FOR EXCAVATION IN INTERSECTIONS SCALE: NOT TO SCALE</p>	<p>2 TYPICAL RESTORATION FOR EXCAVATION IN STREETS SCALE: NOT TO SCALE</p>	<p>3 TYPICAL RESTORATION FOR EXCAVATION IN STREETS SCALE: NOT TO SCALE</p>
<p>4 TRENCH REPAIR IN ASPHALTIC SURFACE OVER FLEXIBLE BASE (UCM SECTION 5.8.0) SCALE: NOT TO SCALE</p>	<p>5 TEMPORARY TRENCH REPAIR IN ASPHALTIC SURFACE (ITEM 510 SECTION 510.3 (25)(h)) SCALE: NOT TO SCALE</p>	<p>6 REPAIR OF FULL DEPTH ASPHALTIC CONCRETE (UCM SECTION 5.5.13) FOR PUBLIC ROADS SCALE: NOT TO SCALE</p>

CITY OF CEDAR PARK
 DEPARTMENT OF PUBLIC WORKS
 VER: 200918

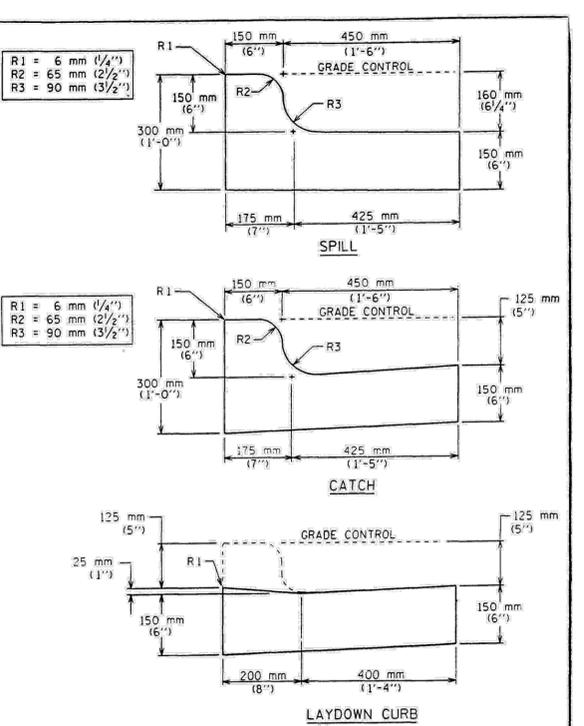
TEMPORARY AND FINAL REPAIR OF STREETS AND PUBLIC TRAFFIC AREAS
 SHEET 1 OF 1



CITY OF AUSTIN DEPARTMENT OF PUBLIC WORKS AND TRANSPORTATION	CURB EXPANSION JOINT DOWEL DETAIL	STANDARD NO. 430S-3
<i>Luis Ruzica</i> 9/29/99 ADOPTED	THE ARCHITECT/ENGINEER ASSUMES RESPONSIBILITY FOR APPROPRIATE USE OF THIS STANDARD.	



CITY OF AUSTIN DEPARTMENT OF PUBLIC WORKS	PARKING LOT BUMPER CURB	STANDARD NO. 439S-1
<i>Bill Anderson</i> 3/15/05 APPROVED	THE ARCHITECT/ENGINEER ASSUMES RESPONSIBILITY FOR APPROPRIATE USE OF THIS STANDARD.	



CITY OF AUSTIN DEPARTMENT OF PUBLIC WORKS AND TRANSPORTATION	CURB AND GUTTER SECTION	STANDARD NO. 430S-1
<i>Luis Ruzica</i> 9/29/99 ADOPTED	THE ARCHITECT/ENGINEER ASSUMES RESPONSIBILITY FOR APPROPRIATE USE OF THIS STANDARD.	

04/08/2024

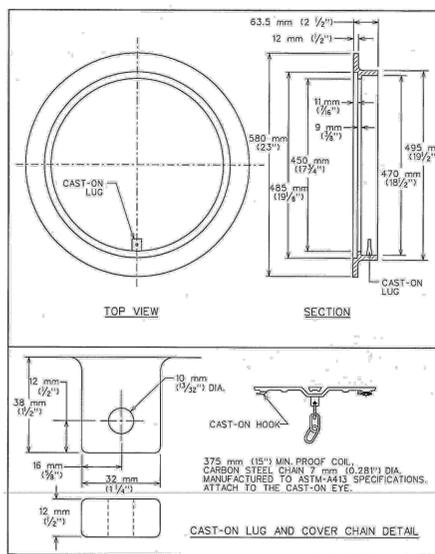
PROJECT:
 WL0168-22

FILE:

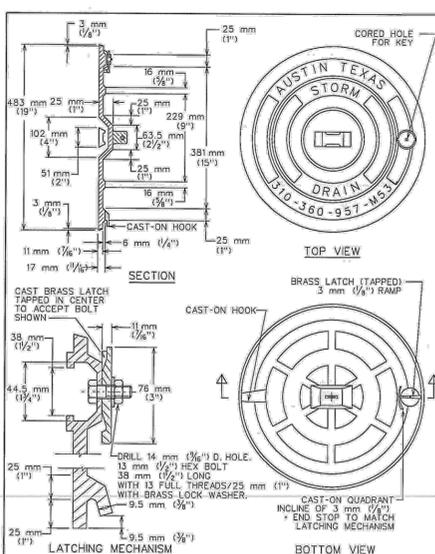
ISSUE/REVISION:

TITLE:
 CONSTRUCTION
 DETAILS SHEET 3

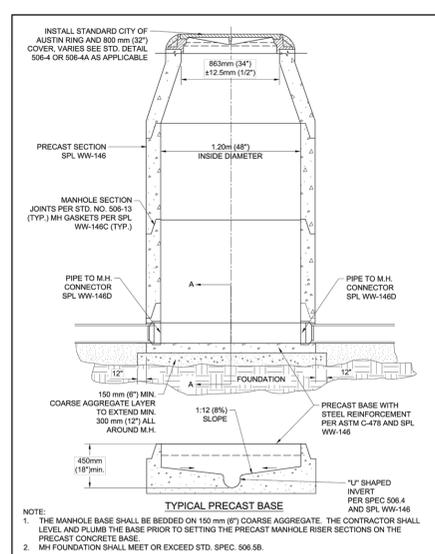
DRAWING:



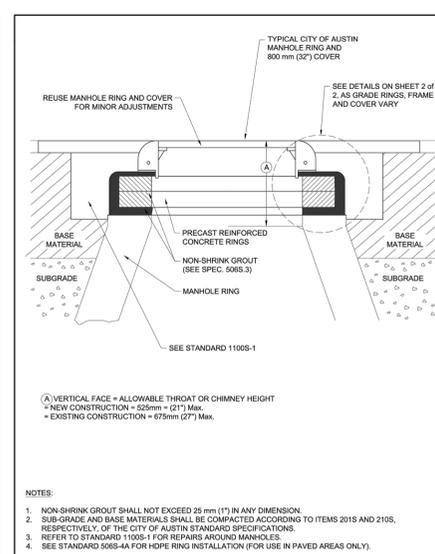
CITY OF AUSTIN
 DEPARTMENT OF INTERIOR PROTECTION AND DEVELOPMENT REVIEW
 RECORDED COPY SIGNED BY KATHI L FLOWERS 08/31/2011 ADOPTED
 THE ARCHITECT/ENGINEER ASSUMES RESPONSIBILITY FOR APPROPRIATE USE OF THIS STANDARD. MODIFICATIONS TO THIS STANDARD ARE PROHIBITED.
STANDARD NO. 503S-1
 1 OF 2



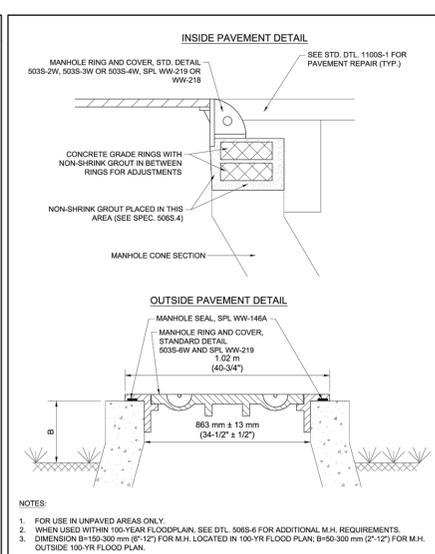
CITY OF AUSTIN
 DEPARTMENT OF INTERIOR PROTECTION AND DEVELOPMENT REVIEW
 RECORDED COPY SIGNED BY KATHI L FLOWERS 08/31/2011 ADOPTED
 THE ARCHITECT/ENGINEER ASSUMES RESPONSIBILITY FOR APPROPRIATE USE OF THIS STANDARD. MODIFICATIONS TO THIS STANDARD ARE PROHIBITED.
STANDARD NO. 503S-1
 2 OF 2



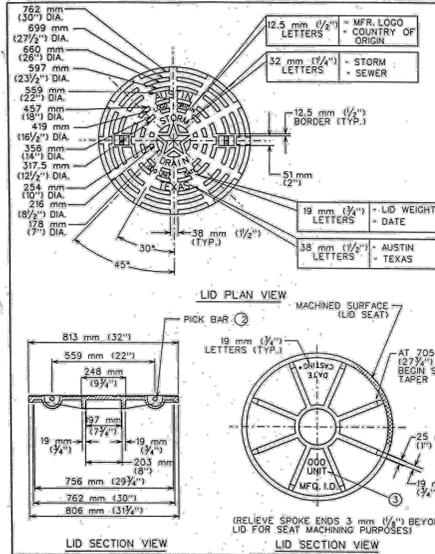
CITY OF AUSTIN
 DEPARTMENT OF INTERIOR PROTECTION AND DEVELOPMENT REVIEW
 RECORDED COPY SIGNED BY KATHI L FLOWERS 08/31/2011 ADOPTED
 THE ARCHITECT/ENGINEER ASSUMES RESPONSIBILITY FOR APPROPRIATE USE OF THIS STANDARD. MODIFICATIONS TO THIS STANDARD ARE PROHIBITED.
STANDARD NO. 506S-10
 1 OF 1



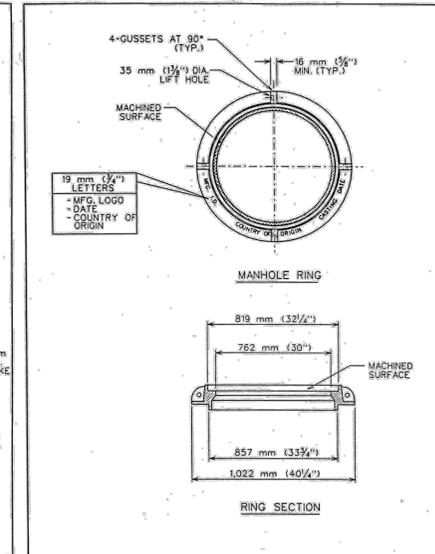
CITY OF AUSTIN
 DEPARTMENT OF INTERIOR PROTECTION AND DEVELOPMENT REVIEW
 RECORDED COPY SIGNED BY KATHI L FLOWERS 08/31/2011 ADOPTED
 THE ARCHITECT/ENGINEER ASSUMES RESPONSIBILITY FOR APPROPRIATE USE OF THIS STANDARD. MODIFICATIONS TO THIS STANDARD ARE PROHIBITED.
STANDARD NO. 506S-4
 1 OF 2



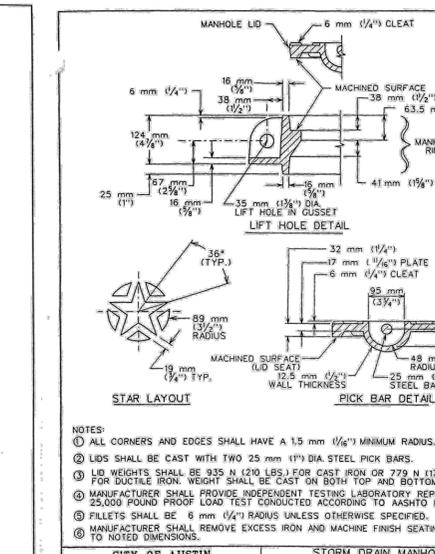
CITY OF AUSTIN
 DEPARTMENT OF INTERIOR PROTECTION AND DEVELOPMENT REVIEW
 RECORDED COPY SIGNED BY KATHI L FLOWERS 08/31/2011 ADOPTED
 THE ARCHITECT/ENGINEER ASSUMES RESPONSIBILITY FOR APPROPRIATE USE OF THIS STANDARD. MODIFICATIONS TO THIS STANDARD ARE PROHIBITED.
STANDARD NO. 506S-4
 2 OF 2



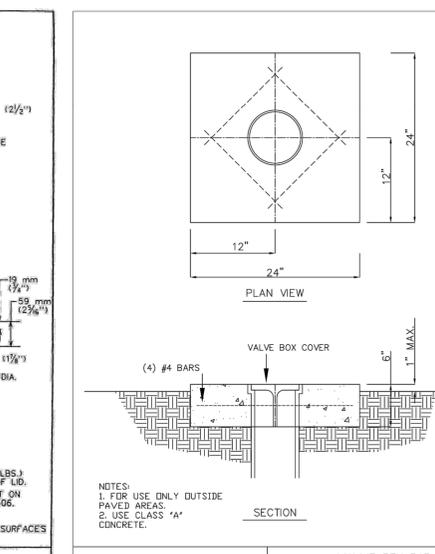
CITY OF AUSTIN
 DEPARTMENT OF INTERIOR PROTECTION AND DEVELOPMENT REVIEW
 RECORDED COPY SIGNED BY KATHI L FLOWERS 08/31/2011 ADOPTED
 THE ARCHITECT/ENGINEER ASSUMES RESPONSIBILITY FOR APPROPRIATE USE OF THIS STANDARD. MODIFICATIONS TO THIS STANDARD ARE PROHIBITED.
STANDARD NO. 503S-4S
 1 OF 3



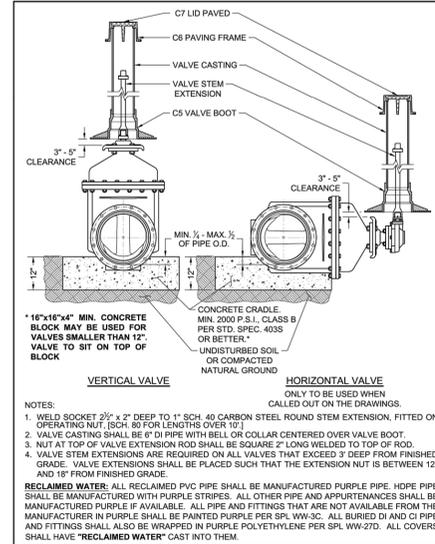
CITY OF AUSTIN
 DEPARTMENT OF INTERIOR PROTECTION AND DEVELOPMENT REVIEW
 RECORDED COPY SIGNED BY KATHI L FLOWERS 08/31/2011 ADOPTED
 THE ARCHITECT/ENGINEER ASSUMES RESPONSIBILITY FOR APPROPRIATE USE OF THIS STANDARD. MODIFICATIONS TO THIS STANDARD ARE PROHIBITED.
STANDARD NO. 503S-4S
 2 OF 3



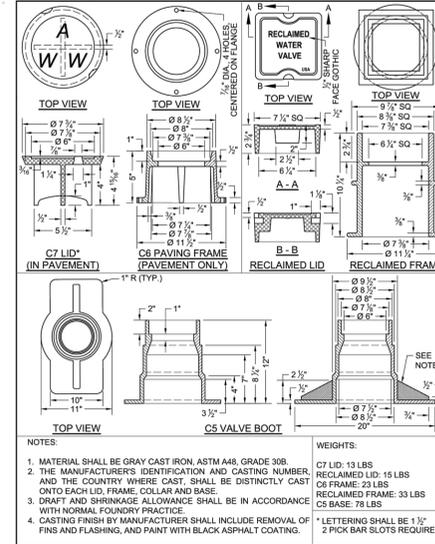
CITY OF AUSTIN
 DEPARTMENT OF INTERIOR PROTECTION AND DEVELOPMENT REVIEW
 RECORDED COPY SIGNED BY KATHI L FLOWERS 08/31/2011 ADOPTED
 THE ARCHITECT/ENGINEER ASSUMES RESPONSIBILITY FOR APPROPRIATE USE OF THIS STANDARD. MODIFICATIONS TO THIS STANDARD ARE PROHIBITED.
STANDARD NO. 503S-4S
 3 OF 3



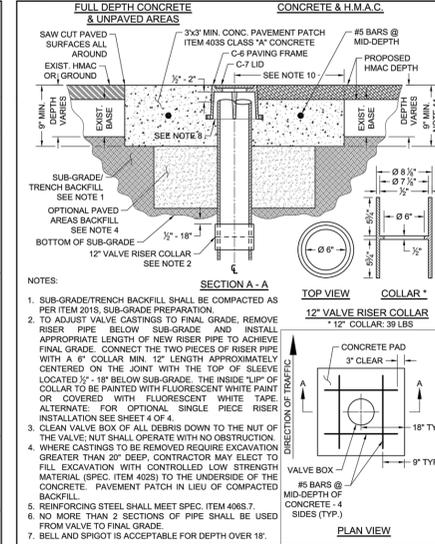
CITY OF CEDAR PARK
 PUBLIC WORKS DEPARTMENT
 RECORDED COPY SIGNED BY KATHI L FLOWERS 10/23/00 ADOPTED
 THE ARCHITECT/ENGINEER ASSUMES RESPONSIBILITY FOR APPROPRIATE USE OF THIS STANDARD. MODIFICATIONS TO THIS STANDARD ARE PROHIBITED.
STANDARD NO. 503S-4S
 1 OF 1



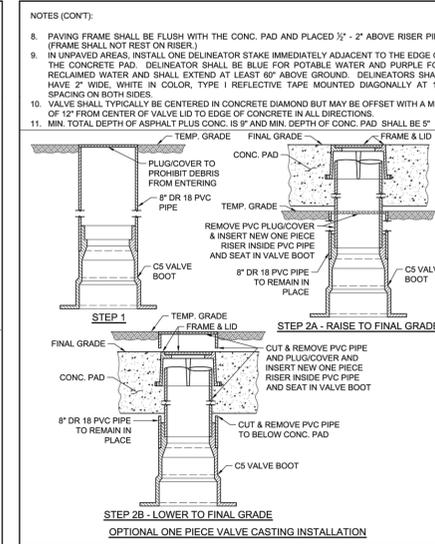
CITY OF AUSTIN
 DEPARTMENT OF INTERIOR PROTECTION AND DEVELOPMENT REVIEW
 RECORDED COPY SIGNED BY KATHI L FLOWERS 08/18/2016 ADOPTED
 THE ARCHITECT/ENGINEER ASSUMES RESPONSIBILITY FOR APPROPRIATE USE OF THIS STANDARD. MODIFICATIONS TO THIS STANDARD ARE PROHIBITED.
STANDARD NO. 511-AW-01
 1 OF 4



CITY OF AUSTIN
 DEPARTMENT OF INTERIOR PROTECTION AND DEVELOPMENT REVIEW
 RECORDED COPY SIGNED BY KATHI L FLOWERS 08/18/2016 ADOPTED
 THE ARCHITECT/ENGINEER ASSUMES RESPONSIBILITY FOR APPROPRIATE USE OF THIS STANDARD. MODIFICATIONS TO THIS STANDARD ARE PROHIBITED.
STANDARD NO. 511-AW-01
 2 OF 4



CITY OF AUSTIN
 DEPARTMENT OF INTERIOR PROTECTION AND DEVELOPMENT REVIEW
 RECORDED COPY SIGNED BY KATHI L FLOWERS 08/18/2016 ADOPTED
 THE ARCHITECT/ENGINEER ASSUMES RESPONSIBILITY FOR APPROPRIATE USE OF THIS STANDARD. MODIFICATIONS TO THIS STANDARD ARE PROHIBITED.
STANDARD NO. 511-AW-01
 3 OF 4



CITY OF AUSTIN
 DEPARTMENT OF INTERIOR PROTECTION AND DEVELOPMENT REVIEW
 RECORDED COPY SIGNED BY KATHI L FLOWERS 08/18/2016 ADOPTED
 THE ARCHITECT/ENGINEER ASSUMES RESPONSIBILITY FOR APPROPRIATE USE OF THIS STANDARD. MODIFICATIONS TO THIS STANDARD ARE PROHIBITED.
STANDARD NO. 511-AW-01
 4 OF 4

**ATTACHMENT N: Inspection, Maintenance, Repair and
Retrofit Plan (INCLUDING PREVIOUSLY APPROVED BMP
FOR REGIONAL DETENTION)**

Project Name: Ethan Allen – Cedar Park

Address: 5204 US 183A S Cedar Park, TX

Silt Fence:

1. Inspections shall be made weekly or after a substantial rainfall event and any repair or replacement shall be made immediately.
2. Sediment removal shall be performed once accumulated sediment reaches a depth of 6”.
3. Silt Fence will be removed as soon as the site is completely stabilized post-construction and erosion is not necessary.

Inlet Protection Barrier/Protection:

1. Inspections shall be made weekly or after a substantial rainfall event and any repair or replacement shall be made immediately.
2. Sediment removal shall be performed once accumulated sediment reaches a depth of 4”.
3. IPB will be removed as soon as the site is completely stabilized post-construction and erosion is not necessary.

Stabilized Construction Entrance:

1. The entrance shall be maintained in a condition that will prevent flow of sediment into the public right-of-way. Periodic replacement or addition of stone to the top of the area may be necessary during the entirety of construction.

2. All sediment that is spilled or washed into the public right of way must be cleaned and removed immediately.
3. SCE will be removed once the proposed driveway(s) are fully functional.

Concrete Truck Wash:

1. Wash area to be at least 50 feet away from storm drains, open ditches or water bodies such as detention ponds. Runoff from this area is not permitted.
2. Washed out materials shall be set in a temporary pit to be disposed of properly once broken up.
3. CTW to be inspected every other day and after heavy rains to check for any leaks or damaged linings due to construction practices. Once the container is above 75% capacity, the solids shall be removed and recycled. Damage to the container shall be repaired properly before additional disposal is allowed.
4. CTW and all disposed materials shall be removed from the site since it is no longer necessary for construction practices on site.

All Inspection records shall be kept on-site for the duration of construction. An amended copy of this document will be provided to the Texas Commission on Environmental Quality within 30 days of any changes in the following information.

Responsible Party:_____

Mailing Address:_____

Telephone:_____

Signature of Responsible Party:_____ **Date:**_____

Questions or Comments >>

[Query Home](#)[Customer Search](#)[RE Search](#)[ID Search](#)[Search Results](#)[Permit Detail](#)[TCEQ Home](#)

Central Registry

Detail of: **Edwards Aquifer Permit 11-06090101**

For: **COTTONWOOD CHANNEL POND AND WASTEWATER IMPROVEMENTS** ([RN105031397](#))

0.3 MI N OF FM 1431 ON W SIDE OF COUNTY ROAD 185

Permit Status: **ACTIVE**

Held by: **CEDAR PARK HEALTH SYSTEM LP** ([CN603094764](#))

OWNER OPERATOR Since 10/12/2006 [View Compliance History](#)

Mailing Address: 5800 TENNYSON PKWY PLANO, TX 75024-3993

Legal	Description	Start Date	End Date	Type	Status	Status Date
11-06090101	EDWARDS AQUIFER	09/01/2006		PERMIT	APPROVED	10/18/2006

Tracking No.	Type	Value	Start Date	End Date
16324731	Plan Type	CZP	09/01/2006	
16324735	Fee Amount	250 \$	09/01/2006	
16324736	Distribution Date	09/06/2006	09/01/2006	

Physical	Description	Start Date	Type	Status	Status Date
COTTONWOOD CHANNEL POND AND WASTEWATER IMPROVEMENTS	COTTONWOOD CHANNEL POND AND WASTEWATER IMPROVEMENTS	09/01/2006	EDWARDS AQUIFER SITE	SEE LEGAL STATUS	09/01/2006

Tracking No.	Type	Value	Start Date	End Date
16324739	Project Area	511.23 ACRES	01/01/1800	
16324740	Watershed	BRUSHY CREEK	01/01/1800	
16324737	Permanent BMP Name	MIGRATED	01/01/1800	

[Site Help](#) | [Disclaimer](#) | [Web Policies](#) | [Accessibility](#) | [Our Compact with Texans](#) | [TCEQ Homeland Security](#) | [Contact Us](#) | [Central Registry](#) | [Search Hints](#) | [Report Data Errors](#)

Statewide Links: [Texas.gov](#) | [Texas Homeland Security](#) | [TRAIL Statewide Archive](#) | [Texas Veterans Portal](#)

© 2002-2013 Texas Commission on Environmental Quality

Kathleen Hartnett White, *Chairman*
Larry R. Soward, *Commissioner*
Martin A. Hubert, *Commissioner*
Glenn Shankle, *Executive Director*



TEXAS COMMISSION ON ENVIRONMENTAL QUALITY

Protecting Texas by Reducing and Preventing Pollution

October 18, 2006

Dr. David Klein
Cedar Park Health System, LP
5800 Tennyson Parkway
Plano, Texas 75024

Re: Edwards Aquifer, Williamson County
NAME OF PROJECT: Cottonwood Channel Pond and Wastewater Improvements; North on CR 185 From Intersection With FM 1431; Cedar Park, Texas
TYPE OF PLAN: Request for Approval of a Contributing Zone Plan (CZP); 30 Texas Administrative Code (TAC) Chapter 213 Subchapter B Edwards Aquifer
Edwards Aquifer Protection Program File No. 06090101

Dear Dr. Klein:

The Texas Commission on Environmental Quality (TCEQ) has completed its review of the CZP application for the referenced project submitted to the Austin Regional Office by Gray-Jansing & Associates, Inc. on behalf of Cedar Park Health System, LP on September 1, 2006. Final review of the CZP submittal was completed after additional material was received on October 10, 2006. As presented to the TCEQ, the Temporary 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 Contributing Zone 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% of the construction has commenced on the project or an extension of time has been requested.*

PROJECT DESCRIPTION

The proposed project is to construct a regional wet basin that will receive stormwater runoff from a total of 511.23 acres. Channel improvements along approximately 1,800 feet of Cottonwood Creek are also proposed. The channel improvements are to help convey and contain the flow from the 100-year storm event. Also, an existing wastewater interceptor will be rerouted to avoid the channel and pond improvements.

REPLY TO: REGION 11 • 1921 CEDAR BEND DR., STE. 150A • AUSTIN, TEXAS 78758-5327 • 512/339-2929 • FAX 512/339-3795

P.O. Box 13087 • Austin, Texas 78711-3087 • 512/239-1000 • Internet address: www.tceq.state.tx.us

printed on recycled paper using soy-based ink

Several property owners and the City of Cedar Park are proposing the regional pond and channel improvements. Runoff generated from their property will either flow to Cottonwood Creek and into the regional pond or flow directly into the regional pond. The proposed wet basin has been sized to reduce the pollutant load and the peak runoff generated by the participating property owners (approximately 261 acres). An additional 250.59 acres of property that will drain to the pond is not included in the sizing of the pond for pollutant removal or peak runoff reduction, and those properties will need to provide their own onsite detention and water quality facilities. The proposed impervious cover (IC) for the development is approximately 188.42 acres (36.9 % of the total area draining to pond). Project wastewater will be disposed of by conveyance to the existing City of Cedar Park Water Reclamation Facility.

PERMANENT POLLUTION ABATEMENT MEASURES

A wet basin will be constructed to treat stormwater runoff. The wet basin will provide a capacity of approximately 30.95 acre-feet with a permanent pool volume of 16.49 acre-feet and a water quality volume of 14.56 acre-feet. The approved measures meet the required 80 percent removal of the increased load in total suspended solids caused by the project.

SPECIAL CONDITION

Intentional discharges of sediment laden stormwater during construction are not allowed. If dewatering excavated areas and/or areas of accumulated stormwater becomes necessary, the discharge shall be filtered through appropriately selected temporary best management practices. These may include vegetative filter strips, sediment traps, rock berms, silt fence rings, etc.

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.

Prior to Commencement of Construction:

2. 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 Contributing Zone Plan and this notice of approval shall be maintained at the project until all regulated activities are completed.
3. Any 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.

4. The applicant must provide written notification of intent to commence construction 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 name of the approved plan and file number for the regulated activity, the date on which the regulated activity will commence, and the name of the prime contractor with the name and telephone number of the contact person.
5. Temporary erosion and sedimentation (E&S) controls, i.e., silt fences, rock berms, stabilized construction entrances, or other controls described in the approved Storm Water Pollution Prevention Plan (SWPPP) 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 water quality pond shall be used as a sedimentation basin during construction. 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:

6. During the course of regulated activities related to this project, the applicant or his 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.
7. 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 significantly reduced. Litter, construction debris, and construction chemicals exposed to stormwater shall be prevented from becoming a pollutant source for stormwater discharges (e.g., screening outfalls, picked up daily).
8. 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.
9. 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.

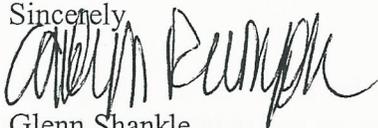
Dr. David Klein
Page 4
October 18, 2006

After Completion of Construction:

10. Upon legal transfer of this property, the new owner(s) is required to comply with all terms of the approved Contributing Zone Plan. If the new owner intends to commence any new regulated activity on the site, a new Contributing Zone Plan that specifically addresses the new activity must be submitted to the executive director. Approval of the plan for the new regulated activity by the executive director is required prior to commencement of the new regulated activity.
11. A Contributing Zone Plan approval or extension will expire and no extension will be granted if more than 50% of the total construction has not been completed within ten years from the initial approval of a plan. A new Contributing Zone 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.
12. 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.

If you have any questions or require additional information, please contact Mr. Terry Webb of the Edwards Aquifer Protection Program of the Austin Regional Office at (512)339-2929.

Sincerely,



Glenn Shankle
Executive Director
Texas Commission on Environmental Quality

GS/tmw

cc: Mr. Stephen K. Collins, P.E., Gray-Jansing & Associates, Inc.
The Honorable John C. Doerfler, County Judge, Williamson County
Mr. Paulo C. Pinto, B.S., R.S., Director of Environmental Services, Williamson County
& Cities Health District
Mr. Sam Roberts, P.E., Director of Public Works, City of Cedar Park
TCEQ Central Records



05059723-6
TCT/4143826.10/04.13.2006

POND MAINTENANCE AGREEMENT

THIS POND MAINTENANCE AGREEMENT (this "Agreement") is made and entered into as of April 14, 2006, by and among the City of Cedar Park, Texas, a Texas municipal corporation (the "City"), V-S Cedar Park, Ltd., a Texas limited partnership ("VSCP"), Continental Homes of Texas, L.P., a Texas limited partnership doing business as D.R. Horton ~ America's Builder ("Horton"), and Cedar Park Health System, L.P., a Delaware limited partnership ("Triad"), an affiliate of Triad Hospitals, Inc. The City, VSCP, Horton and Triad are sometimes referred to herein collectively as the "Parties" and each individually as a "Party".

RECITALS:

A. The Parties are the owners of certain tracts of land situated in Williamson County, Texas as more particularly described in that certain Pond and Channel Construction Agreement executed of even date herewith (the "Pond Construction Agreement"), which tracts of land are described and/or depicted on Exhibits "A", "B", "C", and "D" attached hereto and incorporated herein by reference (all such land owned by the Parties, the "Service Area Property"). Each Party's property which is part of the Service Area Property is "Contributing Property".

B. Pursuant to the Pond Construction Agreement, the Parties have made certain agreements pertaining to the construction of a regional water quality detention pond and channel and all necessary improvements associated therewith (the "Improvements") in order to facilitate the development of each Party's respective property. The Improvements, when completed, will provide regional storm water runoff and water quality detention for the Service Area Property.

NOW, THEREFORE, for good and valuable consideration, the receipt and adequacy of which are hereby acknowledged, the Parties agree as follows:

1. **Operation and Maintenance of Improvements.** Once the Improvements are constructed and completed pursuant to and in accordance with the Pond Construction Agreement, Triad shall operate and maintain or contract with a third party (the "Maintenance Contractor") to operate and maintain the Improvements in accordance with all applicable laws, ordinances and regulations and industry standards consistent with regional water quality detention ponds and channels. Triad shall make or cause the Maintenance Contractor to make all necessary repairs to and replacement, restoration, and maintenance of the Improvements. Triad shall keep or shall cause the Maintenance Contractor to keep the Improvements and other improvements related thereto in good order and repair and in compliance with all applicable laws, ordinances, and regulations. With respect to landscaping, the maintenance to be performed pursuant to this Agreement is and shall be limited to standard mowing and trimming of basic landscape improvements. To the extent Triad (or any other Party) installs additional landscape improvements, then Triad or such other Party shall be responsible for maintenance thereof.

2. **Cost Sharing.** VSCP, Triad, Horton (only as to that portion of its property which is for commercial use) and the City shall share in the costs of operating, maintaining, repairing, replacing, and restoring the Improvements (the "Costs") in the following sharing percentages:

VSCP:	28.68%
The City:	7.24%
Horton:	19.07%
Triad:	45.01%

(a) **Periodic Invoicing.** Triad shall invoice VSCP, Horton, and the City (or their respective permitted assigns) for their respective shares of the Costs on a not more frequently than monthly basis, based upon the foregoing sharing percentages, and VSCP, Horton, and the City shall

each promptly reimburse and pay to Triad for their respective shares of the Costs (and in any event within thirty (30) days after being billed). The applicable share of the Costs for a Contributing Property (or a portion thereof) may be referred to as the "Assessment".

(b) **Limitation on Costs.** The Costs chargeable to the Parties hereunder shall be limited to those costs that the City would incur for operating, maintaining, repairing, replacing and restoring a pond of similar size and functionality in the City's Park and Recreation Department system. The City will provide to Triad and the other Parties, not less often than once each year, the then current cost basis based on the City's actual contract bids for maintenance of detention ponds or actual maintenance costs using City forces on a unit price basis such as per acre per year.

3. **Records.** Triad shall keep accurate books and records of the Costs and of repair and maintenance work. Any other Party shall have the right, at its expense and upon at least ten (10) days' prior written notice, to audit such books and records. In the event such audit shall disclose any error in the determination of the Costs, then the adjustment necessary to correct such error or errors and the allocation of such Costs shall be made promptly.

4. **Default and Remedies - Maintenance.** If Triad fails to make repairs or maintain the Improvements and related improvements thereto in a manner reasonably satisfactory to all of VSCP, Horton, and/or the City, collectively, and/or as required by applicable laws, then VSCP, Horton, or the City (as designated by all of them, acting in concert) shall have the right, upon jointly giving Triad thirty (30) days written notice and opportunity to cure, to cause the remediation of the Improvements to the condition of repair and maintenance required hereunder, and charge the actual cost thereof to Triad, who agrees to pay for the same within thirty (30) days after billing (subject, however, to VSCP's, Horton's, and the City's respective obligations to share in Costs, as provided in Section 2 above).

5. **Default and Remedies - Payment.** If any Party fails to pay its Assessment for Costs as provided herein, then Triad may pursue any and all remedies available at law or in equity to collect such Assessment. Not in limitation thereof, each Party's obligation to pay Assessments as set forth herein is and shall be secured by a lien on such Party's land (excluding land used for single family residential purposes, with respect to which no such lien is hereby granted or created). Each Party hereby grants a lien on its portion of the Service Area Property to secure such Party's obligations under this Agreement (the "Pond Maintenance Lien").

6. **Pond Maintenance Lien; Mortgagee Provisions.** The Pond Maintenance Lien granted herein shall be subordinate to the first mortgage lien held by any Party's lender (a "First Mortgage") against such Party's Contributing Property. Notwithstanding such subordination, any foreclosure or deed in lieu of foreclosure shall not terminate or release the Pond Maintenance Lien, and the Pond Maintenance Lien shall remain in full force and effect until such time as all sums secured by the Pond Maintenance Lien against a particular Party's Contributing Property (or any portion thereof) are paid in full.

7. **Easement for Access.** VSCP, Triad, and the City shall grant to the City and to Triad a non-exclusive easement over their respective properties for access to the Improvements for the maintenance and repair thereof, which access easements shall be in locations reasonably acceptable to the applicable grantor and grantee thereof and reasonably limited in scope and area.

8. **Conveyance and Assignment.**

(a) **Total Conveyance and Assignment.** Upon any Party's sale and conveyance of all of its Contributing Property in a single transaction to a single person or entity, then the person or entity acquiring all such property shall take such property subject to this Agreement and the liabilities hereunder and the Party who has conveyed all of its Contributing Property shall be released from future liability hereunder. The conveying Party shall not be released from liability for

any Costs or Assessments or for costs and expenses which were incurred, accrued or arose or otherwise were payable prior to such conveyance.

(b) **Partial Conveyances; Subdivision.** If a Party desires to subdivide and/or convey a portion of its Contributing Property, then prior to any such conveyance of less than all of the Contributing Property, that Party shall be responsible for establishing a procedure or mechanism reasonably acceptable to Triad to insure continued payment and collection of that Contributing Property's share of the Costs. For purposes hereof, a tract or parcel out of a Contributing Property is referred to as a "*Contributing Tract*". Such procedure or mechanism may include, but is not limited to, (i) establishment of property owners association which will be responsible for collecting each Contributing Tract's share of the applicable Contributing Property's total share of the Costs; or (ii) subjecting the Contributing Tracts within an applicable Contributing Property to a reciprocal easement agreement which binds all such tracts to make their respective payments to a designated property owner within such Contributing Property who is in turn responsible for remitting such payments to Triad. Upon the formal establishment of the procedure or mechanism for the payment by a Contributing Property (and the Contributing Tracts therein) which is approved by Triad and the City, which approval will not be unreasonably withheld, including without limitation formal assignment and assumption of the obligations and liabilities under this Agreement. Upon satisfaction of the requirements of this Section 7(b), the original Party responsible for payment of that Contributing Property's share of the Costs shall be released from such liability by Triad and the City, and Triad and the City will not unreasonably withhold such release; provided, however, such Party shall not be released from liability for any Costs or Assessments which accrued or arose or otherwise were payable prior to such assignment of its obligations.

(c) **Allocation to Contributing Tracts.** A Party may subdivide a Contributing Property and allocate a portion of that Contributing Property's share of the Costs to one or more Contributing Tracts within its Contributing Property. As a condition to such allocation, Triad may require that the Party requesting such specific allocation to a Contributing Tract pay all costs and expenses associated with such request and consideration, including without limitation engineering fees, attorneys fees, and any other costs and expenses which Triad may reasonably expect to incur in reviewing and considering any such request. The requesting Party shall also be responsible for providing any engineering information (from an engineering firm acceptable to the City and Triad) necessary to consider such request, including without limitation the allocation of responsibility for Costs among the Contributing Tracts in a Contributing Property. Provided that Triad (and, if applicable, the City) approve such allocation of Costs among the Contributing Tracts within such Contributing Property (which approval will not be unreasonably withheld), then (i) the subdividing Party shall cause to be filed of record in the Official Records of Williamson County, Texas a restrictive covenant or other instrument describing each Contributing Tract and setting forth the cost sharing allocation percentages for each Contributing Tract, and (ii) at such time as any Contributing Tract is conveyed by the subdividing Party, such subdividing Party, as grantor, and the grantee of such tract shall execute a formal assignment and assumption of the obligations and liabilities under this Agreement. Upon satisfaction of the requirements of this Section 7(c), the original Party responsible for payment of that Contributing Tract's share of the Costs shall be released from such liability by Triad and the City, and Triad and the City will not unreasonably withhold such release; provided, however, such Party shall not be released from liability for any Costs or Assessments which accrued or arose or otherwise were payable prior to such conveyance.

(d) **Unapproved Conveyance or Subdivision.** If a Party conveys a portion of its Contributing Property without obtaining approval as required by this Agreement, then such Party shall remain fully liable for all Costs and Assessments applicable to such Party's Contributing Property.

9. **Contributing Property Descriptions.** The Parties agree that if complete metes and bounds legal descriptions of each of the Contributing Properties is not available at such time as this

Agreement is executed, then at such time as legal descriptions are available they will be attached hereto and be made a part hereof.

10. **Notices.** Any notice, communication or disbursement required to be given or made hereunder shall be in writing and shall be given or made by hand delivery, overnight courier, or by United States mail, certified or registered mail, return receipt requested, postage prepaid, at the addresses set forth below or at such other addresses as any be specified in writing by any Party hereto to the other parties hereto. Each notice which shall be mailed or delivered in the manner described above shall be deemed sufficiently given, served, sent and received for all purpose at such time as it is delivered to the addressee (with return receipt, the delivery receipt or the affidavit of messenger being deemed conclusive evidence of such delivery) at the following addresses:

- If to VSCP: V-S Cedar Park, Ltd.
Attn: Henry W. Stewart
13907 Panorama Drive
Austin, Texas 78732
Fax: 512.345.5453
- with copy to: Bruce T. Morrison, Esq.
4131 Spicewood Springs Road, Suite A-6
Austin, Texas 78759
Fax: 512.343.2118
- with copy to: Michael C. Ainbinder
The Ainbinder Company
2415 West Alabama, Suite 205
Houston, Texas 77098
Phone: 713.892.5600; Fax: 713.892.5656
E-mail: mca@ainbinder.com
- If to the City: City Manager
City of Cedar Park
600 North Bell Blvd.
Cedar Park, Texas 78713
Fax: 512.258.6083
- with a copy to: Leonard B. Smith, Esq.
P.O. Box 684633
Austin, Texas 78768
Fax: 512.474.6706
- If to Triad: Cedar Park Health System, L.P.
c/o Triad Hospitals, Inc.
Attn: President, Division One
5800 Tennyson Parkway
Plano, Texas 75024
Fax: 214.473.9423
- with a copy to: Triad Hospitals, Inc.
Attn: General Counsel
5800 Tennyson Parkway
Plano, Texas 75024
Fax: 214.473.9421
- and with copy to: Boulton, Cummings, Conners & Berry, PLC
1600 Division Street, Suite 1700
Nashville, Tennessee 37206
Attn: J. Thomas Trent, Jr.
Fax: 615.252.6327

If to Horton:

Richard Maier
12554 Riata Vista Circle, Second Floor
Austin, Texas 78727
Fax: 512.533.1429

with a copy to:

D.R. Horton, Inc.
Attn: James. M. Peebles, Jr., Esq.
301 Commerce Street, Suite 500
Fort Worth, Texas 76102

and with copy to:

D.R. Horton, Inc.
Attn: Mr. Rick Horton
4306 Miller Road, Suite A
Rowlett, Texas 75088

and with a copy to:

Timothy C. Taylor, Esq.
Jackson Walker L.L.P.
100 Congress Avenue, Suite 1100
Austin, Texas 78701-4042
Fax: 512.391.2150

11. **Governing Law.** This Agreement shall be governed by and construed in accordance with the laws of the State of Texas.

12. **Counterparts.** This Agreement may be executed in any number of counterparts, each of which shall constitute an original, and all of which shall constitute one and the same agreement.

13. **Successors and Assigns; No Third Party Beneficiaries.** This Agreement shall be binding upon and inure to the benefit of the successors and assigns permitted hereunder of the Parties. The Parties hereby disclaim any intention to confer any benefit upon or receive any benefits for or on behalf of any Party other than itself and its successors, permitted assigns, and successors-in-title. The provisions of this Agreement are for the exclusive benefit of the Parties (and their respective successors, permitted assigns, and successors-in-title) and not for the benefit of any third party, and the provisions of this Agreement are not intended to create or constitute any party as a third party beneficiary hereof.

14. **Further Assurances.** The Parties shall cooperate reasonably with each other and with their respective representatives in connection with any steps required to be taken as part of their respective obligations under this Agreement, and shall (i) furnish upon request to each other such further information; (ii) execute and deliver to each other such other documents; and (iii) do such other acts and things, all as the other Party or Parties may reasonably request for the purpose of carrying out the intent of this Agreement.

(a) **Estoppels.** Not in limitation of the foregoing, (i) each Party agrees to cooperate with any other Party's reasonable request for an estoppel certificate relating to this Agreement and the Parties' performance of and compliance with this Agreement, and (ii) Triad agrees to provide to a Party and any First Mortgagee, not more often than one time each calendar year, an estoppel certificate as to the status of this Agreement and whether or not any Party is in default hereunder.

15. **Amendments.** This Agreement may only be amended by a written agreement executed by the City and by all of the Parties hereto who are the owners of a tract of land comprising a portion of the Service Area Property at the time of such amendment.

(a) The Parties agree that this Agreement will not be materially amended or modified without the prior consent of any First Mortgagee, provided that the Parties have received

written notice of such First Mortgagee and its liens upon a Party's property. No First Mortgagee shall unreasonably withhold, condition, or delay its consent to any amendment to this Agreement, and such consent shall be deemed given by a First Mortgagee if such First Mortgagee does not respond to the request for consent within fifteen (15) business days after such request. In no event shall the consent of a First Mortgagee be required where the amendment or modification to this Agreement is minor or for clarification purposes.

16. **Covenants Running with the Land.** Not in limitation of any other provision in this Agreement, the duties, obligations, covenants, and agreements set forth in this Agreement shall be covenants running with the land and shall be binding upon any future owner of any of the Service Area Property (other than residential homeowners). No Party may transfer, sell, or convey any land owned by it free from this Agreement.

[REMAINDER OF THIS PAGE INTENTIONALLY LEFT BLANK]

IN WITNESS WHEREOF, the parties hereto have duly executed and delivered this Agreement as of the day and year first above written.

CITY:

City of Cedar Park, Texas
(a home rule municipality)

By: *Robert S. Lemon*
Name: Robert S. Lemon
Title: Mayor

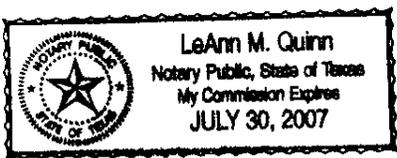
APPROVED AS TO FORM:

Chris R...
City Attorney
Date: 4-24-06

STATE OF TEXAS

COUNTY OF WILLIAMSON

This instrument was acknowledged before me, the undersigned authority, this 21st day of April, 2006, Robert S. Lemon, Mayor of the City of Cedar Park, Texas, a home rule municipality, on behalf of said City.



LeAnn M. Quinn
Notary Public - State of Texas
Print Name: _____
My Commission Expires: _____

VSCP:

V-S Cedar Park, Ltd.
(a Texas limited partnership)

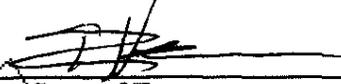
By: Parkway Management Corp.
(a Texas corporation)
Its General Partner

By: 
Henry W. Stewart, President

STATE OF TEXAS

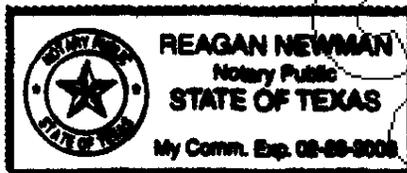
COUNTY OF WILLIAMSON *Travis*

This instrument was acknowledged before me, the undersigned authority, this ~~14th~~ day of April, 2006, Henry W. Stewart, President of Parkway Management Corp., a Texas corporation, General Partner of V-S Cedar Park, Ltd., a Texas limited partnership, on behalf of said corporation and said limited partnership.


Notary Public - State of Texas
Print Name: Reagan Newman
My Commission Expires: 2/28/09

[REMAINDER OF THIS PAGE INTENTIONALLY LEFT BLANK]

[SIGNATURES CONTINUE ON FOLLOWING PAGE]



HORTON:

Continental Homes of Texas, L.P.
(a Texas limited partnership)

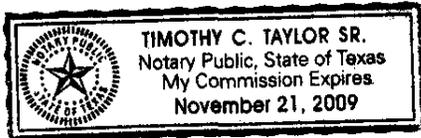
By: **CHTEX of Texas, Inc.**
(a Delaware corporation)
Its General Partner

By: *[Signature]*
Name: RICHARD MATER
Title: VICE PRESIDENT

STATE OF TEXAS

COUNTY OF TRAVIS

This instrument was acknowledged before me, the undersigned authority, this 26th day of APRIL, 2006, by RICHARD MATER VICE PRESIDENT of CHTEX of Texas, Inc., a Delaware corporation, General Partner of Continental Homes of Texas, L.P., a Texas limited partnership, on behalf of said corporation and limited partnership.



Timothy C. Taylor, Sr.
Notary Public - State of Texas
Print Name: _____
My Commission Expires: _____

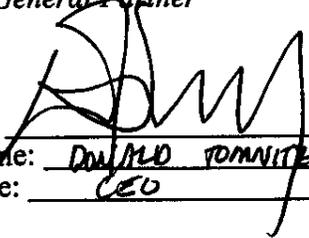
[REMAINDER OF THIS PAGE INTENTIONALLY LEFT BLANK]

[SIGNATURES CONTINUE ON FOLLOWING PAGE]

HORTON:

Continental Homes of Texas, L.P.
(a Texas limited partnership)

By: CHTEX of Texas, Inc.
(a Delaware corporation)
Its General Partner

By: 
Name: Donald Tomnitz
Title: CEO

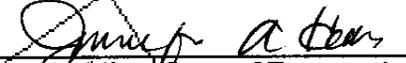
STATE OF ~~TEXAS~~ Nevada

COUNTY OF Douglas

This instrument was acknowledged before me, the undersigned authority, this 26 day of April, 2006, by Donald Tomnitz, CEO, of CHTEX of Texas, Inc., a Delaware corporation, General Partner of Continental Homes of Texas, L.P., a Texas limited partnership, on behalf of said corporation and limited partnership.



JENNIFER A. HAAS
Notary Public - State of Nevada
Appointment Recorded in Carson City
No: 00-62567-3 - Expires May 10, 2008


Notary Public - ~~State of Texas~~ Nevada
Print Name: Jennifer A Haas
My Commission Expires: May 10, 2008

[REMAINDER OF THIS PAGE INTENTIONALLY LEFT BLANK]

[SIGNATURES CONTINUE ON FOLLOWING PAGE]

TRIAD:

Cedar Park Health System, L.P.
(a Delaware limited partnership)

By: CP Hospital GP, LLC
(a Delaware limited liability company)
Its General Partner

By: [Signature]
Name: Rebecca Hurlon
Title: [Signature]

STATE OF TEXAS
COUNTY OF Collin

This instrument was acknowledged before me, the undersigned authority, this 17th day of April, 2006, by REBECCA HURLON, Senior Vice President of CP Hospital GP, LLC, a Delaware limited liability company, General Partner of Cedar Park Health System, L.P., a Delaware limited partnership, on behalf of said limited liability company and limited partnership.



[Signature]
Notary Public - State of Texas
Print Name: _____
My Commission Expires: _____

EXHIBIT "A" - CITY (12.544 ACRES)

BLOCK HOUSE DRIVE SOUTH

10.390 AC.

EAST NEW HOPE ROAD (C.R. 181)

CR 181

CR 180

NEW HOPE ROAD

NEW HOPE ROAD

2.154 AC.

183-A

HORTON (64.004 AC.)

V-S CEDAR PARK, LTD.
479.720 ACRES
VOL. 2638, PG. 477
D.R.W.C.T.

HORTON (33.022 AC.)

V-S CEDAR PARK, LTD.
479.720 ACRES
VOL. 2638, PG. 477
D.R.W.C.T.

CEDAR PARK TOWNCENTER SECTION 1

CEDAR PARK TOWNCENTER SECTIONS 2A-2E

VSCP (8.980 AC.)

VSCP (2.238 AC.)

VSCP (5.482 AC.)

VSCP (32.951 AC.)

V-S CEDAR PARK, LTD.
479.720 ACRES
VOL. 2638, PG. 477
D.R.W.C.T.

TRIAD (68.801AC.)

SCHNEIDERWIND-CARSSOW
201.79 ACRES
DOC # 9738896
D.R.W.C.T.

V-S CEDAR PARK, LTD.
479.720 ACRES
VOL. 2638, PG. 477
D.R.W.C.T.

GRAY · JANSING & ASSOCIATES, INC.
Consulting Engineers
2212 School Creek Blvd., Suite 200
Austin, Texas 78757-7592
(512)462-0371 FAX(512)464-9933
9584-EX1.DWG

1507-9584-32
MARCH, 2006

SCALE: 1" = 600'

EXHIBIT "B" - VSCP (49.651 ACRES)

SCALE: 1" = 400'



2.238 AC.

8.980 AC.

5.482 AC.

32.951 AC.

HORTON (33.022 AC.)

V-S CEDAR PARK, LTD.
479.720 ACRES
VOL. 2638, PG. 477
D.R.W.C.T.

TRIAD (68.801 AC.)

TRIAD (9.135 AC.)

SCHNEIDERWIND-CARSSOW
201.79 ACRES
DOC # 9738896
D.R.W.C.T.

1507-9584-32
MARCH, 2006



GRAY · JANSING & ASSOCIATES, INC.
Consulting Engineers
8217 Shoal Creek Blvd., Suite 200
Austin, Texas 78757-7892
(512)452-0371 FAX(512)454-9933
9584-EX1.DWG

EXHIBIT "C" - HORTON (97.026 ACRES)

BLOCK HOUSE DRIVE SOUTH

EAST NEW HOPE ROAD (C.R. 181)

VSCP (2,238 AC.)

NEW HOPE ROAD

VSCP (9,482 AC.)

64.004 AC.

33.022 AC.

183-A

VSCP (32,951 AC.)

V-S CEDAR PARK, LTD.
479,720 ACRES
VOL. 2638, PG. 477
D.R.W.C.T.

TRMD (9,135 AC.)

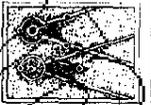
SCHNEIDERWIND-CARSSOW
201.79 ACRES
DOC # 9738896
D.R.W.C.T.

V-S CEDAR PARK, LTD.
479,720 ACRES
VOL. 2638, PG. 477
D.R.W.C.T.

CEDAR PARK TOWNCENTER
SECTION 1

CEDAR PARK TOWNCENTER
SECTIONS 2A-2E

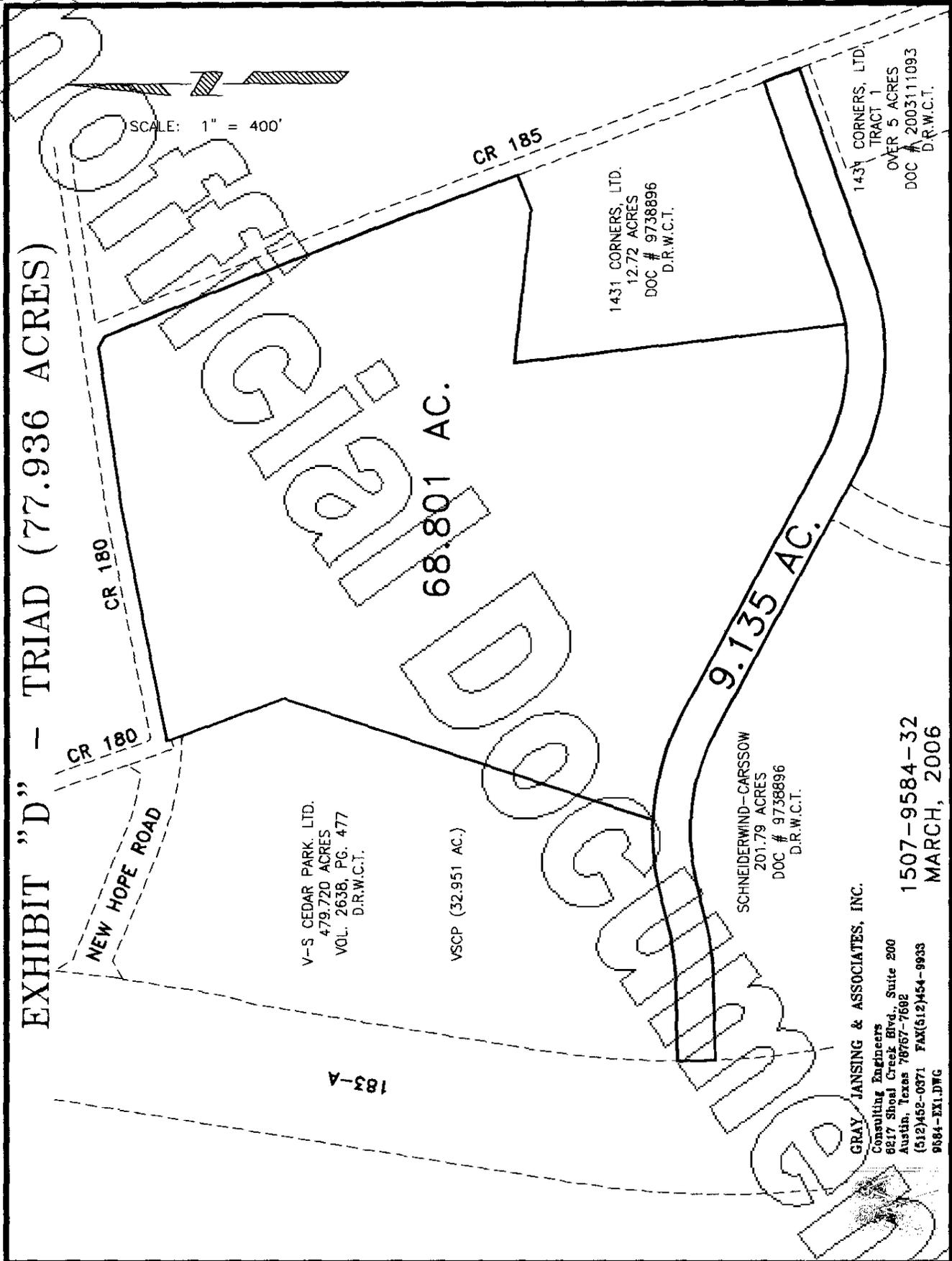
SCALE: 1" = 500'



GRAY JANSING & ASSOCIATES, INC.
Consulting Engineers
8217 Shoal Creek Blvd., Suite 200
Austin, Texas 78757-7582
(512)462-0371 FAX(512)454-9933
9584-EX1.DWG

1507-9584-32
MARCH, 2006

EXHIBIT "D" - TRIAD (77.936 ACRES)



GRAY JANSING & ASSOCIATES, INC.
Consulting Engineers
8817 Shoal Creek Blvd., Suite 200
Austin, Texas 78767-7682
(512)452-0371 FAX(512)454-9933
9584-EX1.DWG

1507-9584-32
MARCH, 2006

FILED AND RECORDED

OFFICIAL PUBLIC RECORDS 2006033501

Nancy E. Rister

04/28/2006 01:20 PM

CARRILLO \$72.00

NANCY E. RISTER, COUNTY CLERK

WILLIAMSON COUNTY, TEXAS

Unofficial Document