

CONTRIBUTING ZONE PLAN

**TOMMY'S EXPRESS CAR WASH
5614 UTSA BOULEVARD
SAN ANTONIO, BEXAR COUNTY, TEXAS**

Prepared For:

UTSA BLVD. / IH-10 LP

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***SECTION 1:
EDWARDS AQUIFER APPLICATION
COVER PAGE***

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: Schumacher-UTSA Blvd. / IH-10 114.2 Acre Tract					2. Regulated Entity No.: RN109749184				
3. Customer Name: UTSA BLVD. / IH-10 LP					4. Customer No.: 605351758				
5. Project Type: (Please circle/check one)	<u>New</u>	Modification			Extension	Exception			
6. Plan Type: (Please circle/check one)	WPA P	CZP	SCS	UST	AST	EX P	EXT	Technical Clarification	Optional Enhanced Measures
7. Land Use: (Please circle/check one)	Residential	Non-residential			8. Site (acres):			Legal Acreage= 2.721 Acres Limits of Construction= 1.19 Acres	
9. Application Fee:	\$4,000	10. Permanent BMP(s):			Water Quality Pond				
11. SCS (Linear Ft.):	N/A	12. AST/UST (No. Tanks):			N/A				
13. County:	Bexar	14. Watershed:			Leon Creek				

APPLICATION DISTRIBUTION

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

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

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

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

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

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.

Jason Link, P.E.

Print Name of Customer/Authorized Agent

9/26/2023

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):

***SECTION 2:
CONTRIBUTING ZONE
PLAN APPLICATION***

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: Jason Link, P.E.

Date: 9/26/2023

Signature of Customer/Agent:



Regulated Entity Name: Schumacher - UTSA Blvd./IH-10 114.2 Acre Tract

Project Information

1. County: Bexar
2. Stream Basin: Leon Creek
3. Groundwater Conservation District (if applicable): _____

4. Customer (Applicant):

Contact Person: Rob Schumacher

Entity: UTSA Blvd. / IH-10 LP

Mailing Address: 2995 Woodside Road Suite 400-385

City, State: Woodside, CA

Telephone: (650)-529-2385 x 204

Email Address: rob@schumacherinc.com

94062
Fax: _____

5. Agent/Representative (If any):

Contact Person: Jason Link, P.E.

Entity: Kimley-Horn

Mailing Address: 10101 Reunion Place, Suite 400

City, State: San Antonio, TX

Zip: 78216

Telephone: 210-872-9643

Fax: _____

Email Address: jason.link@kimley-horn.com

6. Project Location:

- The project site is located inside the city limits of San Antonio, TX.
- 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.

- 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): 2.721 Acres

Total disturbed area: 1.19 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	4,625	÷ 43,560 =	0.106
Parking	3,285	÷ 43,560 =	0.075
Other paved surfaces	552,862	÷ 43,560 =	1.599
Total Impervious Cover	77,565	÷ 43,560 =	1.78

Total Impervious Cover $\frac{1.78}{2.721} \times 100 = 65.42\%$ 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 Dos Rios/Leon Creek WRC (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" = 150'.
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): FEMA MAP 48029C0230G.
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.

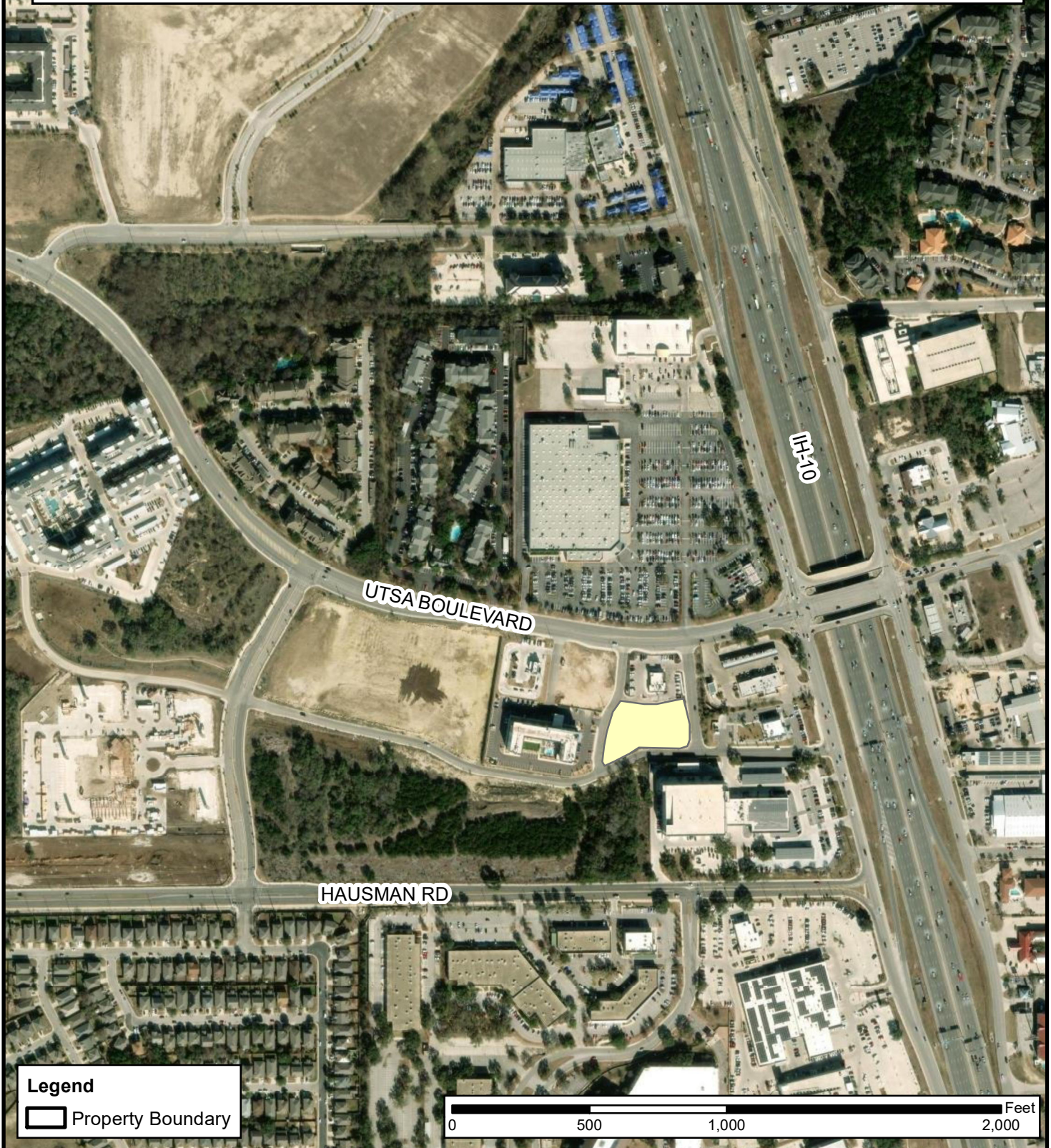
Administrative Information

- 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.

ROAD MAP

DIRECTIONS FROM TCEQ HEADQUARTERS TO PROJECT SITE

1. HEAD SOUTH ON PARK 35 CIRCLE, TURNING RIGHT ONTO S IH-35 FRONTAGE ROAD. GET ONTO S IH-35
2. FOLLOW IH-35 S TO TX-1604 LOOP W. TAKE THE EXIT TOWARD FRONTAGE RD FROM TX-1604 LOOP W
3. TAKE FRONTAGE RD TO UTSA BOULEVARD AND TURN RIGHT
4. DESTINATION IS ON THE LEFT, BEHIND FUEGO TACO



Legend

 Property Boundary

SHEET

1

OF 1 SHEETS

DATE: 07/27/2023

DESIGN: NW

DRAWN: NW

CHECKED: JL

KHA NO.: 068729010

Vicinity Map

Vicinity Map
 Tommy's Express
 UTSA
 San Antonio, Bexar County, TX

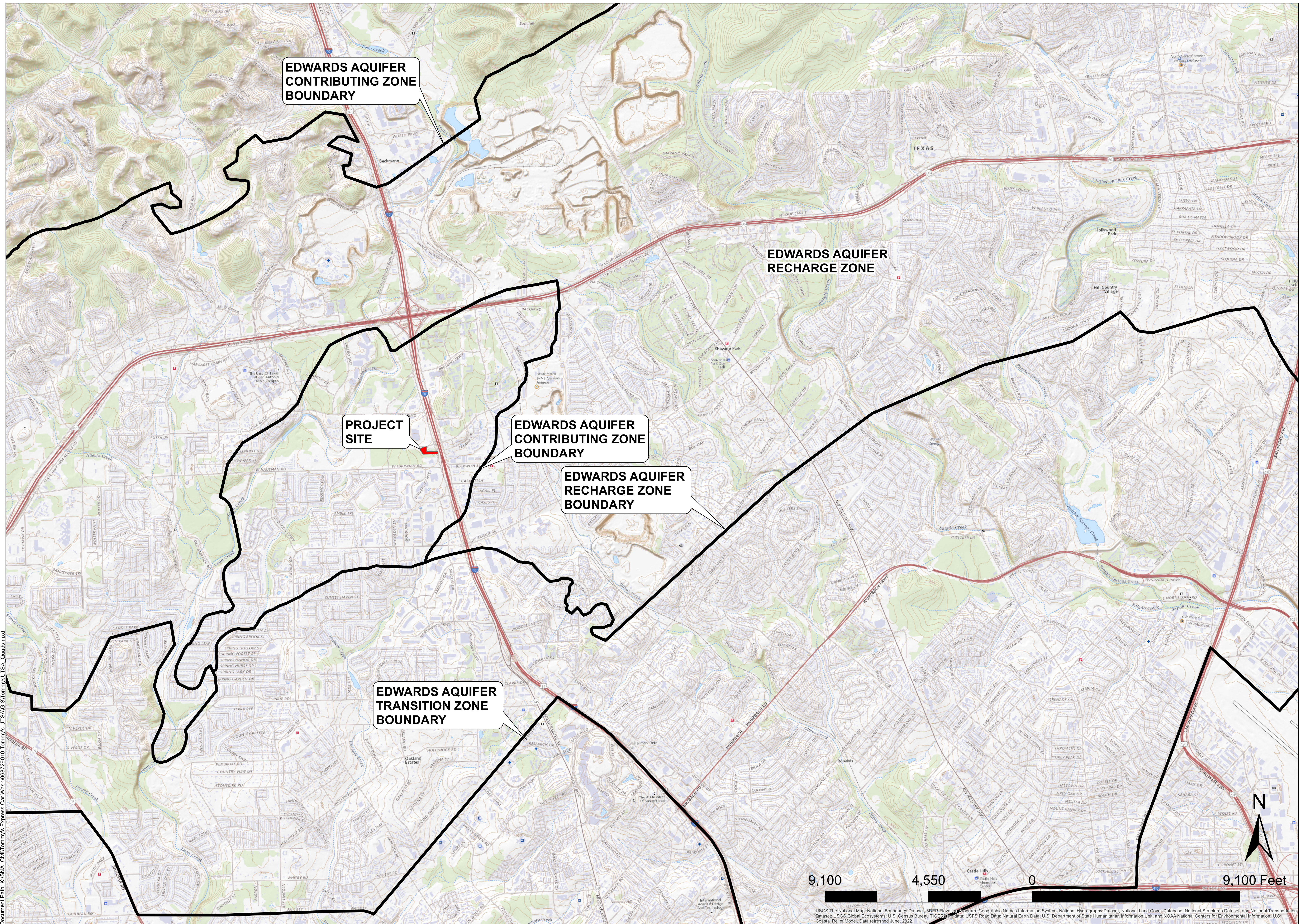


Kimley»Horn

This product is for informational purposes and may not have been prepared for or be suitable for legal, engineering, or surveying purposes. It does not represent an on-the-ground survey and represents only the approximate relative location of property boundaries.

**068729010 – TOMMY’S EXPRESS CAR WASH
CONTRIBUTING ZONE PLAN**

USGS QUADRANGLE MAP



Document Path: K:\SNA_Civil\Tommy's Express Car Wash\06729010-Tommy's UTSA\GIS\Tommy's UTSA_Quad.mxd

**EDWARDS AQUIFER
CONTRIBUTING ZONE
BOUNDARY**

**EDWARDS AQUIFER
RECHARGE ZONE**

**PROJECT
SITE**

**EDWARDS AQUIFER
CONTRIBUTING ZONE
BOUNDARY**

**EDWARDS AQUIFER
RECHARGE ZONE
BOUNDARY**

**EDWARDS AQUIFER
TRANSITION ZONE
BOUNDARY**

9,100 4,550 0 9,100 Feet

No.	REVISIONS	DATE	BY

Kimley»Horn
 © 2023 KIMLEY-HORN AND ASSOCIATES, INC.,
 10101 RICE BLVD., SUITE 200, SAN ANTONIO, TX 78216
 PHONE: 210-541-9199 | FAX: 210-541-8899
 WWW.KIMLEY-HORN.COM
 TBP# FIRM NO. 928

**TOMMY'S UTSA
SAN ANTONIO, TEXAS**

**USGS
QUADRANGLE/EDWARDS
CONTRIBUTING ZONE
MAP**

DATE
PROJECT NO.
SHEET NUMBER
EX A

USGS The National Map, National Boundaries Dataset, 3DEP Elevation Program, Geographic Names Information System, National Hydrography Dataset, National Land Cover Database, National Structures Dataset, and National Transportation Dataset; USGS Global Ecosystems; U.S. Census Bureau TIGER/Line data; USFS Road Data; Natural Earth Data; U.S. Department of State Humanitarian Information Unit; and NOAA National Centers for Environmental Information; U.S. Coastal Relief Model. Data refreshed June, 2022.

PROJECT NARRATIVE

Introduction

The subject site is an undeveloped, vacant lot (approximately 1.19 acres disturbed) located at the address: 5614 UTSA Boulevard, within the full purpose city limits of the city of SAN ANTONIO. This site is immediately south of an existing Fuego Tortilla Grill store and west of a Starbucks. An exhibit illustrating the site location has been provided under *Attachment A*.

The subject property includes the development of a 4,625 Gross SF Tommy’s Express Car Wash. The project will also include a parking lot, pavement and driveways, utility connections, drainage, water quality, landscape, and other site improvements.

The site is not located in the Federal Emergency Management Agency’s 100-year floodplain according to FIRM 48029C0230G dated September 09, 2010. The site is located within the Edwards Aquifer Contributing Zone according to TCEQ Edwards Aquifer Map.

Current Tract Conditions

Legal Description

The legal description of the overall tract this project is contained within is described as NCB 14890 (UNIVERSITY VILLAGE), BLOCK 14, LOT 10. A Replat and Subdivision Plat has been processed and recorded through the City of San Antonio and Bexar County, entitled LAND-PLAT-22-11800071.

Land Use

The existing site consists of undeveloped, vacant land. The lot is zoned for MPCD, which accommodates the proposed development. The site resides within the Full Purpose city limits of the City of San Antonio in Bexar County, Texas.

Existing Drainage Conditions

Under existing conditions, the site is part of one drainage area that drains via a series of curb inlets that flow in a westerly direction, after which discharge into a concrete trickle channel and flow into a water quality pond that was built in preparation for the development of the surrounding area. The existing water quality pond was designed to accept the entirety of the overall drainage area for this property and the properties around it (see Drainage Area A, B1+B2, and C on Sheet C4.3). The flow across the existing property is in sheet or shallow concentrated flow and varies in slopes up to 4 percent.

Proposed Development

The total project area for this development is 1.19 acres. The proposed project includes the construction of a 4,625 Gross SF Tommy’s Express Car Wash and associated site improvements. There will be surface parking for vehicles and a path for fire truck access. Water and wastewater lines will be designed in accordance to the City of San Antonio specifications and connect to City of San Antonio utility services. Access to the site will be through two driveways; both off existing access drives that falls within an existing access easement that runs throughout the site. The overall project will disturb 1.19 acres of land. The proposed site has a total of 0.74 acres of proposed impervious cover that includes parking, roof/building, sidewalk, and pavement surfaces. From a water quality standpoint, of the 1.19 acres being disturbed, 1.19 acres will be treated according to TCEQ requirements with existing water quality infrastructure.

Modification of a Previously Approved Contributing Zone Plan

Texas Commission on Environmental Quality

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

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

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

Signature

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

Print Name of Customer/Agent: Jason Link, P.E.

Date: 9/26/2023

Signature of Customer/Agent:




Project Information

- Current Regulated Entity Name: Schumacher - UTSA Blvd./IH-10 114.2 Acre Tract
Original Regulated Entity Name: Schumacher - UTSA Blvd./IH-10 114.2 Acre Tract
Assigned Regulated Entity Number(s) (RN): 109749218
Edwards Aquifer Protection Program ID Number(s): 13000390
 The applicant has not changed and the Customer Number (CN) is: 605351758
 The applicant or Regulated Entity has changed. A new Core Data Form has been provided.
- Attachment A: Original Approval Letter and Approved Modification Letters.** A copy of the original approval letter and copies of any modification approval letters are attached.
- A modification of a previously approved plan is requested for (check all that apply):

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

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

<i>CZP Modification</i>	<i>Approved Project</i>	<i>Proposed Modification</i>
<i>Summary</i>		
Acres	<u>116.7</u>	<u>2.721 of the 116.7</u>
Type of Development	<u>Commercial</u>	<u>Commercial</u>
Number of Residential Lots	_____	_____
Impervious Cover (acres)	<u>6.6</u>	<u>1.78</u> 
Impervious Cover (%)	<u>5.65</u>	<u>65.42</u>
Permanent BMPs	<u>Batch Detention</u>	<u>Batch Detention</u>
Other	<u>Vegetated Filter Swale</u>	_____

1.04 Existing 0.74 Proposed

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

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

5. **Attachment B: Narrative of Proposed Modification.** A detailed narrative description of the nature of the proposed modification is attached. It discusses what was approved,

including previous modifications, and how this proposed modification will change the approved plan.

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

Bryan W. Shaw, Ph.D., P.E., *Chairman*
Toby Baker, *Commissioner*
Jon Niermann, *Commissioner*
Richard A. Hyde, P.E., *Executive Director*



TEXAS COMMISSION ON ENVIRONMENTAL QUALITY

Protecting Texas by Reducing and Preventing Pollution

June 22, 2017

Mr. Steve Sanders
UTSA Blvd./IH-10 LP
4512 Elohi Drive
Austin, Texas 78746

Re: Edwards Aquifer, Bexar County

NAME OF PROJECT: Schumacher - UTSA Blvd./IH-10 114.2 Acre Tract; Located approximately 0.4 miles northwest of the W. Hausman Road and IH-10 intersection; San Antonio, Texas

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

Regulated Entity No. RN109749218; Additional ID No. 13000390

Dear Mr. Sanders:

The Texas Commission on Environmental Quality (TCEQ) has completed its review of the CZP Application for the above-referenced project submitted to the San Antonio Regional Office by Pape-Dawson Engineers, Inc. on behalf of UTSA Blvd./IH-10, LP on April 24, 2017. Final review of the CZP was completed after additional material was received on June 5, 2017, June 9, 2017 and June 15, 2017. As presented to the TCEQ, the Temporary and Permanent Best Management Practices (BMPs) were selected and construction plans were prepared by a Texas Licensed Professional Engineer to be in general compliance with the requirements of 30 TAC Chapter 213. These planning materials were sealed, signed and dated by a Texas Licensed Professional Engineer. Therefore, based on the engineer's concurrence of compliance, the planning materials for construction of the proposed project and pollution abatement measures are hereby approved subject to applicable state rules and the conditions in this letter. The applicant or a person affected may file with the chief clerk a motion for reconsideration of the executive director's final action on this Edwards Aquifer Protection Plan. A motion for reconsideration must be filed no later than 23 days after the date of this approval letter. *This approval expires two (2) years from the date of this letter unless, prior to the expiration date, more than 10 percent of the construction has commenced on the project or an extension of time has been requested.*

PROJECT DESCRIPTION

The proposed development will have an area of approximately 116.7 acres with 6.60 acres (5.65 percent) of impervious cover. The site is located on the Contributing Zone within the Transition Zone. The project proposes clearing, grading, excavation, installation of utilities and drainage improvements, a connector road with sidewalks, two turn lanes and four private driveways. Additional phases of this development will be submitted as future separate CZP modifications. No wastewater will be generated by this project.

PERMANENT POLLUTION ABATEMENT MEASURES

To prevent the pollution of stormwater runoff originating on-site or upgradient of the site and potentially flowing across and off the site after construction, a batch detention basin and an engineered vegetative filter strip (VFS), designed using the TCEQ technical guidance document, Complying with the Edwards Aquifer Rules: Technical Guidance on Best Management Practices (2005), will be constructed to treat stormwater runoff. The required total suspended solids (TSS) treatment is 5,386 pounds of TSS generated from a total of 6.60 acres of impervious cover. The approved measures meet the required 80 percent removal of the increased load in TSS caused by the project.

The batch detention basin "A" will have a designed water quality volume of 199,121 cubic feet (34,807 cubic feet required). The logic controller for the system will be programmed to retain stormwater for 12 hours before releasing it. The stormwater release valve will be equipped with a manual override. The system will be connected to a 120 volt power supply with a solar/battery backup unit. The basin will remove 4,717 pounds (4,717 pounds required) of TSS generated from 5.78 acres of impervious cover.

An engineered vegetative filter strip is proposed to treat 0.82 acres of impervious cover with 669 pounds of TSS removal. The VFS shall have a uniform slope of less than 20 percent and vegetated cover of at least 80 percent which will extend along the entire length of the contributing area and will be free of gullies or rills that can concentrate overland flow. The contributing area shall be relatively flat to evenly distribute runoff, and the impervious cover in the direction of flow shall not exceed 72 feet.

SPECIAL CONDITIONS

- I. The permanent pollution abatement measures shall be operational prior to use of the roads or sidewalks within the measure's respective drainage area.
- II. All sediment / media from the batch detention basin shall be disposed of properly according to 30 TAC 330 or 30 TAC 335, as applicable.
- III. Within 60 days of receiving written approval of an Edwards Aquifer Protection Plan, the applicant must submit to the San Antonio Regional Office, proof of recordation of notice in the county deed records, with the volume and page number(s) of the county deed records of the county in which the property is located. A description of the property boundaries shall be included in the deed recordation in the county deed records. A suggested format (Deed Recordation Affidavit, TCEQ-0625A) that you may use to deed record the approved CZP is enclosed.

STANDARD CONDITIONS

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

Prior to Commencement of Construction:

4. All contractors conducting regulated activities at the referenced project location shall be provided a copy of this notice of approval. At least one complete copy of the approved Contributing Zone Plan and this notice of approval shall be maintained at the project location until all regulated activities are completed.

5. 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.
6. The applicant must provide written notification of intent to commence construction, replacement, or rehabilitation of the referenced project. Notification must be submitted to the San Antonio 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.
7. 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. If a water quality pond is proposed, it 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:

8. 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.
9. 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).
10. Intentional discharges of sediment laden water are not allowed. If dewatering becomes necessary, the discharge will be filtered through appropriately selected best management practices. These may include vegetated filter strips, sediment traps, rock berms, silt fence rings, etc.
11. 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.
12. 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.
13. This approval does not authorize the installation of temporary aboveground storage tanks on this project. If the contractor desires to install a temporary aboveground storage tank for use during construction, an application to modify this approval must be submitted and approved prior to installation. The application must include information related to tank location and spill containment. Refer to Standard Condition No. 5, above.

After Completion of Construction:

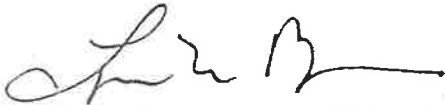
14. Owners of permanent BMPs and measures must insure that the BMPs and measures are constructed and function as designed. A Texas Licensed Professional Engineer must certify in writing that the

permanent BMPs or measures were constructed as designed. The certification letter must be submitted to the San Antonio Regional Office within 30 days of site completion.

15. The applicant shall be responsible for maintaining the permanent BMPs after construction until such time as the maintenance obligation is either assumed in writing by another entity having ownership or control of the property (such as without limitation, an owner's association, a new property owner or lessee, a district, or municipality) or the ownership of the property is transferred to the entity. Such entity shall then be responsible for maintenance until another entity assumes such obligations in writing or ownership is transferred. A copy of the transfer of responsibility must be filed with the executive director through the San Antonio Regional Office within 30 days of the transfer. A copy of the transfer form (TCEQ-10263) is enclosed.
16. Upon legal transfer of this property, the new owner(s) is required to comply with all terms of the approved 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.
17. A Contributing Zone Plan approval or extension will expire and no extension will be granted if more than 50 percent of the total construction has not been completed within ten years from the initial approval of a plan. A new Contributing Zone Plan must be submitted to the San Antonio Regional Office with the appropriate fees for review and approval by the executive director prior to commencing any additional regulated activities.
18. At project locations where construction is initiated and abandoned, or not completed, the site shall be returned to a condition such that the aquifer is protected from potential contamination.

This action is taken under authority delegated by the Executive Director of the Texas Commission on Environmental Quality. If you have any questions or require additional information, please contact Dianne Pavlicek-Mesa, P.G., of the Edwards Aquifer Protection Program of the San Antonio Regional Office at 210-403-4074.

Sincerely,



Lynn Bunguardner, Water Section Manager
San Antonio Region
Texas Commission on Environmental Quality

LB/DPM/eg

Enclosures: Deed Recordation Affidavit, Form TCEQ-0625A
Change in Responsibility for Maintenance of Permanent BMPs, Form TCEQ-10263

cc: Ms. Cara C. Tackett, P.E., Pape-Dawson Engineers, Inc.
Ms. Renee Green, P.E., Bexar County Public Works
Mr. Roland Ruiz, Edwards Aquifer Authority
Mr. Scott Halty, San Antonio Water System

Bryan W. Shaw, Ph.D., P.E., *Chairman*
 Toby Baker, *Commissioner*
 Jon Niermann, *Commissioner*
 Richard A. Hyde, P.E., *Executive Director*



TEXAS COMMISSION ON ENVIRONMENTAL QUALITY

Protecting Texas by Reducing and Preventing Pollution

October 11, 2017

Mr. Steve Sanders
 UTSA Blvd. / IH-10 LP
 4512 Elohi Drive
 Austin, Texas 78746

Re: Edwards Aquifer, Bexar County

NAME OF PROJECT: University Village; Located approximately 0.4 miles northwest of the W. Hausman Road and IH-10 intersection; San Antonio, Texas

TYPE OF PLAN: Request for Modification of an Approved Contributing Zone Plan (CZPMOD); 30 Texas Administrative Code (TAC) Chapter 213 Subchapter B Edwards Aquifer

Regulated Entity No. RN109749218; Additional ID No. 13000480

Dear Mr. Sanders:

The Texas Commission on Environmental Quality (TCEQ) has completed its review of the CZP Modification for the above-referenced project submitted to the San Antonio Regional Office by Pape-Dawson Engineers, Inc. on behalf of UTSA Blvd. / IH-10 LP on August 9, 2017. Final review of the CZPMOD was completed after additional material was received on September 28, 2017. As presented to the TCEQ, the Temporary and Permanent Best Management Practices (BMPs) were selected and construction plans were prepared by a Texas Licensed Professional Engineer to be in general compliance with the requirements of 30 TAC Chapter 213. These planning materials were sealed, signed and dated by a Texas Licensed Professional Engineer. Therefore, based on the engineer's concurrence of compliance, the planning materials for construction of the proposed project and pollution abatement measures are hereby approved subject to applicable state rules and the conditions in this letter. The applicant or a person affected may file with the chief clerk a motion for reconsideration of the executive director's final action on this Edwards Aquifer Protection Plan. A motion for reconsideration must be filed no later than 23 days after the date of this approval letter. *This approval expires two (2) years from the date of this letter unless, prior to the expiration date, more than 10 percent of the construction has commenced on the project or an extension of time has been requested.*

BACKGROUND

The original CZP was approved by letter dated June 22, 2017 for commercial development having an area of approximately 116.7 acres with 6.60 acres (5.65 percent) of impervious cover. The development included clearing, grading, excavation, installation of utilities and drainage improvements, and a connector road with sidewalks, two turn lanes and four private driveways. No wastewater was generated during this phase of construction.

PROJECT DESCRIPTION

The proposed commercial project will have an area of approximately 12.63 acres of the originally approved 116.7 acres. It will include clearing, grading, excavation, installation of utilities, drainage improvements, and a 349 unit multi-family development with associated parking and drives. The impervious cover will be 8.4 acres (66.5 percent). Project wastewater will be disposed of by conveyance to the existing Leon Creek Water Recycling Center owned by the San Antonio Water System.

PERMANENT POLLUTION ABATEMENT MEASURES

To prevent the pollution of stormwater runoff originating on-site or upgradient of the site and potentially flowing across and off the site after construction, two Filterra devices, one batch detention basin, and one existing batch detention basin, designed using the TCEQ technical guidance document, Complying with the Edwards Aquifer Rules: Technical Guidance on Best Management Practices (2005), will be used to treat stormwater runoff. The required total suspended solids (TSS) treatment for this project is 6,854 pounds of TSS generated from the 8.4 acres of impervious cover. The approved measures meet the required 80 percent removal of the increased load in TSS caused by the project. The individual treatment measures will consist of the following BMPs.

BMP Summary Table							
Watershed	BMP	Total Area (ac)	Imp. Cover (ac)	Required Capture Volume (cf)	Designed Capture Volume (cf)	Req. TSS Removed (lb/yr)	Design TSS Removed (lb/yr)
A	Basin B	5.67	4.89	56,745	199,121	3,990	4,190
B	Basin A	3.14	2.39	29,571	30,510	1,950	2,158
C	Filterra A & B**	0.68	0.62	-	-	506	506
Uncaptured Area D *	Overtreatment Basin A & B	0.95	0.50	-	-	408	-
Total	-	10.44	8.40			6,854	6,854

*Overtreatment will be provided by both basins; 200 lbs. in Basin B, and 208 lbs. in Basin A.

**Filterra Units "A" & "B" will be 13'x7' with a Treatment Flow Rate of 0.590 cfs.

SPECIAL CONDITIONS

- I. Within 60 days of receiving written approval of an Edwards Aquifer Protection Plan, the applicant must submit to the San Antonio Regional Office, proof of recordation of notice in the county deed records, with the volume and page number(s) of the county deed records of the county in which the property is located. A description of the property boundaries shall be included in the deed recordation in the county deed records. A suggested format (Deed Recordation Affidavit, TCEQ-0625A) that you may use to deed record the approved CZP is enclosed.
- II. This modification is subject to all Special and Standard Conditions listed in the CZP approval letter dated June 22, 2017.
- III. The new permanent pollution abatement measures shall be operational prior to occupancy of newly constructed facilities located within the measure's respective drainage area. The existing batch detention basin shall be inspected and be fully operational prior to occupancy of residential housing and/or use of newly constructed improvements within the measure's respective drainage area.

- IV. All sediment and/or media removed from the water quality basin during maintenance activities shall be properly disposed of according to 30 TAC 330 or 30 TAC 335, as applicable.
- V. This site is located in the area defined as the Contributing Zone within the Transition Zone. Requirements identified in 30 TAC 213.5(f)(2) for addressing discovered sensitive features are applicable. If any sensitive feature (caves, solution cavities, sink holes, etc.) is discovered during construction, all regulated activities near the feature must be suspended immediately. The applicant or his agent must immediately notify the San Antonio Regional Office of the discovery of the feature. Regulated activities near the feature may not proceed until the executive director has reviewed and approved the methods proposed to protect the feature and the aquifer from potentially adverse impacts to water quality. The plan must be sealed, signed, and dated by a Texas Licensed Professional Engineer.

STANDARD CONDITIONS

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

Prior to Commencement of Construction:

4. All contractors conducting regulated activities at the referenced project location shall be provided a copy of this notice of approval. At least one complete copy of the approved Contributing Zone Plan and this notice of approval shall be maintained at the project location until all regulated activities are completed.
5. 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.
6. The applicant must provide written notification of intent to commence construction, replacement, or rehabilitation of the referenced project. Notification must be submitted to the San Antonio 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.
7. 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. If a water quality pond is proposed, it 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:

8. 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.
9. 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).
10. Intentional discharges of sediment laden water are not allowed. If dewatering becomes necessary, the discharge will be filtered through appropriately selected best management practices. These may include vegetated filter strips, sediment traps, rock berms, silt fence rings, etc.
11. 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.
12. 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.
13. This approval does not authorize the installation of temporary aboveground storage tanks on this project. If the contractor desires to install a temporary aboveground storage tank for use during construction, an application to modify this approval must be submitted and approved prior to installation. The application must include information related to tank location and spill containment. Refer to Standard Condition No. 5, above.

After Completion of Construction:

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

Mr. Steve Sanders
October 11, 2017
Page 5

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.

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

This action is taken under authority delegated by the Executive Director of the Texas Commission on Environmental Quality. If you have any questions or require additional information, please contact Monica Reyes of the Edwards Aquifer Protection Program of the San Antonio Regional Office at (210) 403-4012.

Sincerely,



Lynn Bumguardner, Water Section Manager
San Antonio Region
Texas Commission on Environmental Quality

LB/MR/eg

Enclosures: Deed Recordation Affidavit, Form TCEQ-0625A
Change in Responsibility for Maintenance of Permanent BMPs, Form TCEQ-10263

cc: Ms. Cara Tackett, P.E., Pape-Dawson Engineers, Inc.
Mr. Roland Ruiz, General Manager, Edwards Aquifer Authority
Mr. Scott Halty, San Antonio Water System
Ms. Renee Green, P.E., Bexar County

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



TEXAS COMMISSION ON ENVIRONMENTAL QUALITY

Protecting Texas by Reducing and Preventing Pollution

April 24, 2019

Mr. Steve Sanders
 UTSA Blvd. / IH-10 LP
 4512 Elohi DR
 Austin, TX 78746-1625

Re: Edwards Aquifer, Bexar County

NAME OF PROJECT: University Village; Located approximately 0.4 miles northwest of West Hausman Road and IH-10 Frontage Road; San Antonio, Texas

TYPE OF PLAN: Request for the Approval of a Modification of an Approved Contributing Zone Plan (CZP); 30 Texas Administrative Code (TAC) Chapter 213 Subchapter B Edwards Aquifer Regulated Entity No. RN109749218; Additional ID No. 13000885

Dear Mr. Sanders:

The Texas Commission on Environmental Quality (TCEQ) has completed its review of the CZP Modification for the above-referenced project submitted to the San Antonio Regional Office by Pape-Dawson Engineers, Inc. on behalf of UTSA Blvd. / IH-10 LP on March 1, 2019. Final review of the CZP Modification was completed after additional material was received on April 10, 2019. As presented to the TCEQ, the Temporary and Permanent Best Management Practices (BMPs) were selected and construction plans were prepared by a Texas Licensed Professional Engineer to be in general compliance with the requirements of 30 TAC Chapter 213. These planning materials were sealed, signed and dated by a Texas Licensed Professional Engineer. Therefore, based on the engineer's concurrence of compliance, the planning materials for construction of the proposed project and pollution abatement measures are hereby approved subject to applicable state rules and the conditions in this letter. The applicant or a person affected may file with the chief clerk a motion for reconsideration of the executive director's final action on this Edwards Aquifer Protection Plan. A motion for reconsideration must be filed no later than 23 days after the date of this approval letter. *This approval expires two (2) years from the date of this letter unless, prior to the expiration date, more than 10 percent of the construction has commenced on the project or an extension of time has been requested.*

BACKGROUND

The Schumacher - UTSA Blvd. / IH-10 114.2 Acres Tract CZP was approved by letter dated June 22, 2017 for a 116.7-acre site with 6.60 acres of impervious cover. The project proposed clearing, grading, excavation, installation of utilities and drainage improvements, a connector road with sidewalks, two turn lanes and four private driveways. Proposed permanent BMPs included a batch detention basin "A" and an engineered vegetative filter strip.

The University Village CZP Modification was approved by letter dated October 11, 2017 for a 12.63-acre site with 8.40 acres of impervious cover. The project proposed clearing, grading,

installation of utilities, drainage improvements, and a 349-unit multi-family development with associated parking and drives. Proposed permanent BMPs included the existing batch detention basin "A", a batch detention basin "B" and two Filterra devices.

PROJECT DESCRIPTION

This CZP Modification includes a 9.87-acre phased development site with 6.41 acres (64.94 percent) of impervious cover. Additional clearing, grading, excavation, installation of utilities and drainage improvements, and construction of buildings with associated parking, driveways and turn lanes are proposed. Project wastewater will be disposed of by conveyance to the existing Leon Creek Water Recycling Center owned by the San Antonio Water System.

PERMANENT POLLUTION ABATEMENT MEASURES

To prevent the pollution of stormwater runoff originating on-site or up-gradient of the site and potentially flowing across and off the site after construction, the existing batch detention basin "A", designed using the TCEQ technical guidance document, Complying with the Edwards Aquifer Rules: Technical Guidance on Best Management Practices (2005), will treat stormwater runoff. The required total suspended solids (TSS) treatment for the site is 5,231 pounds of TSS generated from the 6.41 acres of impervious cover. The approved measure meets the required 80 percent removal of the increased load in TSS caused by the project.

Batch detention basin "A" has a designed water quality volume of 199,121 cubic feet (91,065 cubic feet required). The basin will remove 12,105 pounds of TSS. See Table 1 below for basin "A" treatment summary.

Table 1 BMP Treatment Summary						
Plan	Project Limits (ac)	Imperious Cover (ac)	Impervious Cover to Basin "A" (ac)	Overtreatment to Basin "A" (ac)	Required TSS Removal (lbs./yr.)	Provided TSS Removal (lbs./yr.)
Schumacher 114.2-Acres Tract CZP	116.70	6.60	5.25	0.53	4,716	4,716
University Village CZP Mod	12.63	8.40	2.39	0.255	2,158	2,158
University Village CZP Mod (this plan)	9.87	6.41	5.93	0.48	5,231	5,231
TOTAL	--	21.41	13.57	1.265	12,105	12,105

SPECIAL CONDITIONS

- I. This modification is subject to all Special and Standard Conditions listed in the CZP approval letter dated June 22, 2017 and subsequent modification dated October 11, 2017.

- II. All sediment and/or media removed from batch detention basin "A" during maintenance activities shall be properly disposed of according to 30 TAC 330 or 30 TAC 335, as applicable.

STANDARD CONDITIONS

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Mr. Steve Sanders
April 24, 2019
Page 5

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This action is taken under authority delegated by the Executive Director of the Texas Commission on Environmental Quality. If you have any questions or require additional information, please contact Dianne Pavlicek-Mesa, P.G., of the Edwards Aquifer Protection Program of the San Antonio Regional Office at 210-403-4074.

Sincerely,



Robert Sadlier, Section Manager
Edwards Aquifer Protection Program
Texas Commission on Environmental Quality

RCS/dpm

Enclosure: Change in Responsibility for Maintenance of Permanent BMPs, Form TCEQ-10263

cc: Mr. Taylor Dawson, P.E., Pape-Dawson Engineers, Inc.
Mr. Scott Halty, San Antonio Water System
Ms. Renee Green, P.E., Bexar County Public Works
Mr. Roland Ruiz, Edwards Aquifer Authority

NARRATIVE OF PROPOSED MODIFICATIONS

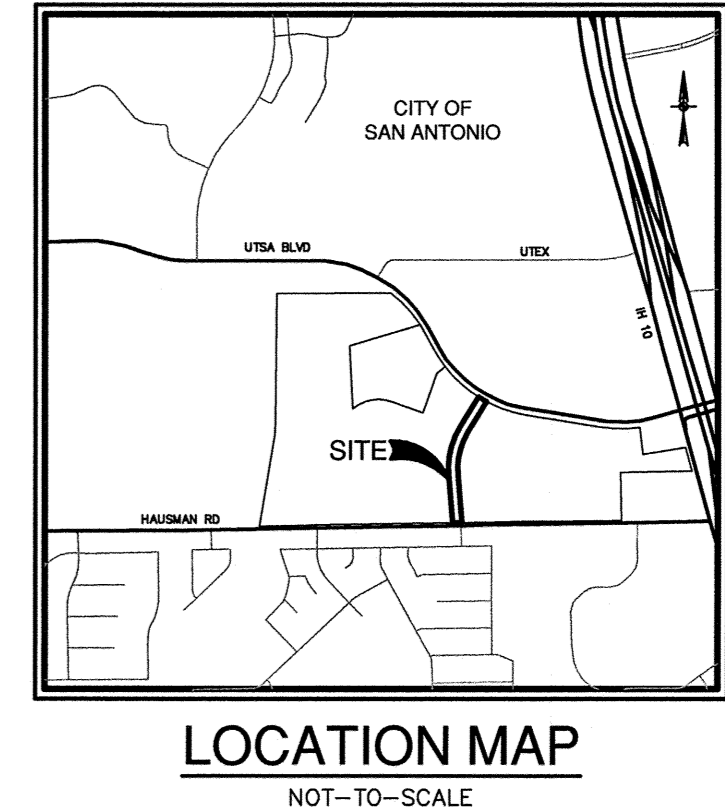
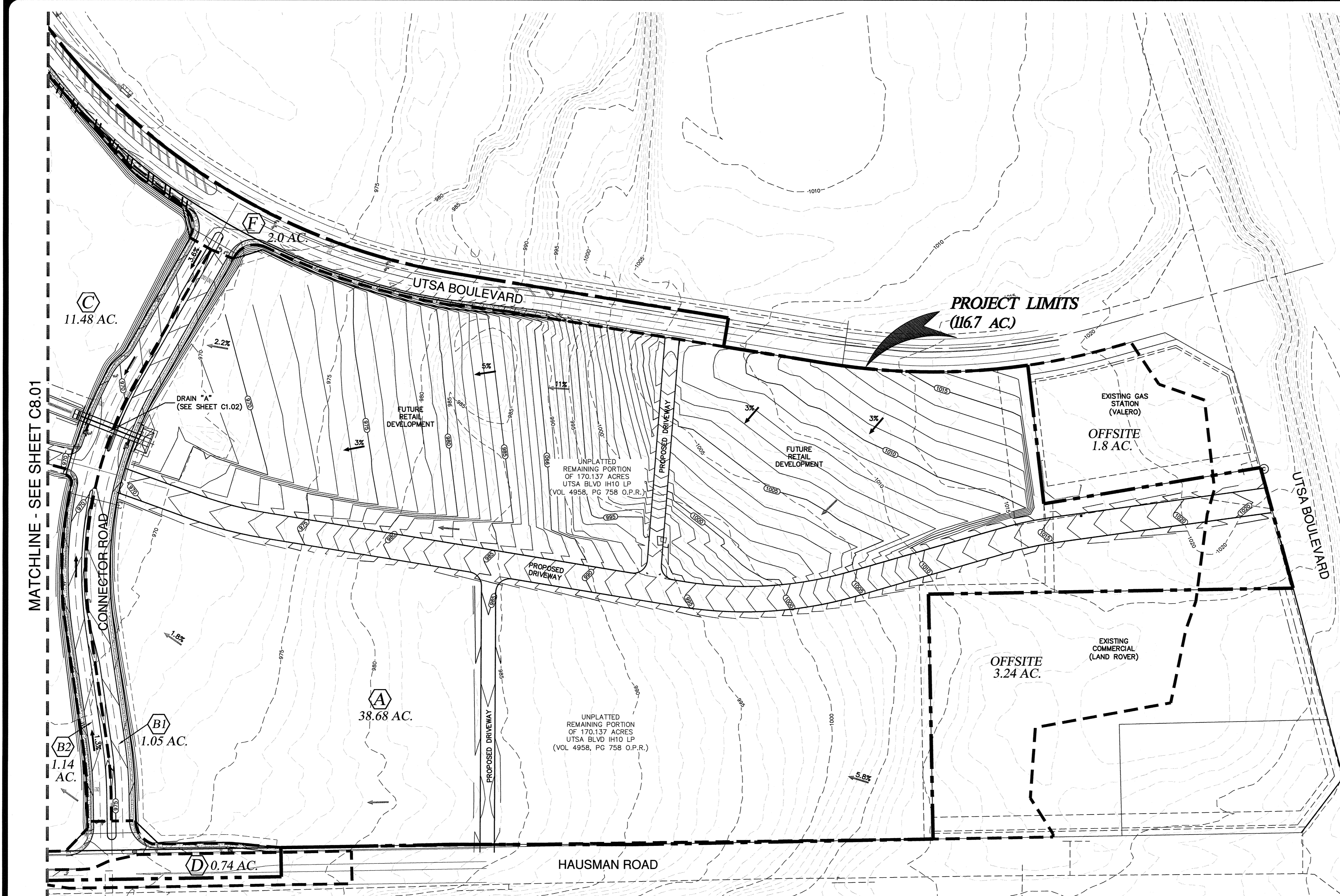
Proposed modifications of the previously approved CZP include the development of land that was previously described as undeveloped within said CZP. Impervious cover will increase by 32,057 SF, and the proposed development will utilize the existing water quality pond that was designed for the ultimate development conditions of the subject property.

Date: May 08, 2017, 1:54pm User: ID: eposy
 File: P:\86\15\01\Design\Environmental\CZP\PM85101.dwg

THIS DOCUMENT HAS BEEN PRODUCED FROM MATERIAL THAT WAS STORED AND/OR TRANSMITTED ELECTRONICALLY AND MAY HAVE BEEN INADVERTENTLY ALTERED. RELY ONLY ON FINAL HARDCOPY MATERIALS BEARING THE CONSULTANT'S ORIGINAL SIGNATURE AND SEAL. AERIAL IMAGERY PROVIDED BY GOOGLE/EO UNLESS OTHERWISE NOTED. Imagery © 2016, CAPOCO, Digital Globe, Texas Orthometric Program, USDA Farm Service Agency.

Watershed	Total Watershed Area (ac.)	Existing Impervious Cover (ac.)	Proposed Impervious Cover (ac.)	PBMP	Required TSS Removal Annually (lbs)	TSS Removed Annually (lbs)
A, B, C	52.35		5.25	Water Quality Basin "A"	4,284	4,716
OFFSITE	5.04		0.00	Water Quality Basin "A"	0	0
UNCAPTURED AREA F	2.00		0.30	Overtreatment Water Quality Basin "A"	245	N/A
UNCAPTURED AREA D	0.74		0.23	Overtreatment Water Quality Basin "A"	188	N/A
E	22.07		0.82	15' Engineered VFS	669	669
TOTAL*	82.20	0.00	6.60		5,386	5,386

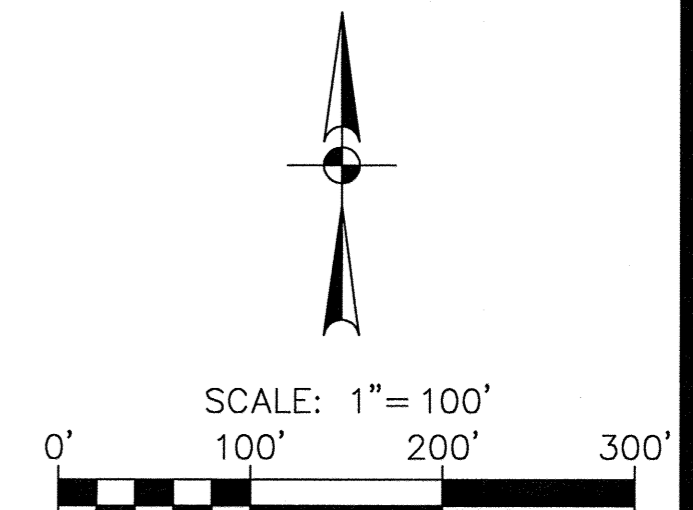
* Additional areas within the 116.7-acre project limits will be for mass grading



- LEGEND**
- PROJECT LIMITS
 - PROPERTY BOUNDARY
 - LOT LINE
 - 1025--- EXISTING GRADE
 - 1025--- PROPOSED GRADE
 - WATERSHED BOUNDARY
 - (A) WATERSHED DESIGNATION
 - EXIST. 100 YEAR FLOOD PLAN
 - FLOW ARROW (EXISTING)
 - FLOW ARROW (PROPOSED)

- SUMMARY OF PERMANENT POLLUTION ABATEMENT MEASURES:**
- TEMPORARY BMP'S WILL BE MAINTAINED UNTIL THE SITE IMPROVEMENTS ARE COMPLETED AND THE SITE HAS BEEN STABILIZED, INCLUDING SUFFICIENT VEGETATION BEING ESTABLISHED.
 - DURING CONSTRUCTION, TO THE EXTENT PRACTICAL, CONTRACTOR SHALL MINIMIZE THE AREA OF SOIL DISTURBANCE. AREAS OF DISTURBED SOIL SHALL BE REVEGETATED TO STABILIZE SOIL USING SOLID SOD IN A STAGGERED PATTERN. SEE DETAIL ON TEMPORARY POLLUTION ABATEMENT DETAIL SHEET AND REFER TO SECTION 1.3.11 IN TCEQ'S TECHNICAL GUIDANCE MANUAL RG-348 (2005). SOD SHOULD BE USED IN CHANNELS AND ON SLOPES > 15%. THE CONTRACTOR MAY SUBSTITUTE THE USE OF SOD WITH THE PLACEMENT OF TOP SOIL AND A FRIABLE SEED BED WITH A PROTECTIVE MATTING OR HYDRAULIC MULCH ALONG WITH WATERING UNTIL VEGETATION IS ESTABLISHED. APPLICATIONS AND PRODUCTS SHALL BE THOSE APPROVED BY TxDOT AS OF FEBRUARY 2001 AND IN COMPLIANCE WITH THE TGM RG-348 (2005). SEED MIXTURE AND/OR GRASS TYPE TO BE DETERMINED BY OWNER AND SHOULD BE IN COMPLIANCE WITH TGM RG-348 (2005) GUIDELINES. IRRIGATION MAY BE REQUIRED IN ORDER TO ESTABLISH SUFFICIENT VEGETATION.
 - FOR DISTURBED AREAS WHERE INSUFFICIENT SOIL EXISTS TO ESTABLISH VEGETATION, CONTRACTOR SHALL PLACE A MINIMUM OF 6" OF TOPSOIL PRIOR TO REVEGETATION.
 - PERMANENT BMP'S FOR THIS SITE INCLUDE A SEDIMENTATION/FILTRATION BASIN AND AN ENGINEERED VEGETATIVE FILTER STRIP. THESE PERMANENT BMP'S HAVE BEEN DESIGNED TO REMOVE AT LEAST 80% OF THE INCREASED TOTAL SUSPENDED SOLIDS (TSS) FOR THE 116.7 ACRES IN ACCORDANCE WITH THE TCEQ'S TECHNICAL GUIDANCE MANUAL (TGM) RG-348 (2005).
 - TYPICAL SLOPES ON THIS PROJECT RANGE FROM APPROXIMATELY 1% TO 11%.

- PERMANENT POLLUTION ABATEMENT MEASURES:**
- SILT FENCING AND ROCK BERMS, WHERE APPROPRIATE, WILL BE MAINTAINED UNTIL THE ROADWAY, UTILITY, DRAINAGE IMPROVEMENTS, AND CONSTRUCTION ARE COMPLETED.
 - A BATCH DETENTION BASIN AND AN ENGINEERED VEGETATIVE FILTER STRIP WILL SERVE AS THE PERMANENT BEST MANAGEMENT PRACTICE (BMP) FOR DRAINAGE AREAS "A" & "B".
 - ENERGY DISSIPATORS (TO HELP REDUCE EROSION) WILL BE PROVIDED AT POINTS OF CONCENTRATED DISCHARGE WHERE EXCESSIVE VELOCITIES MAY BE ENCOUNTERED.
- NOTES:**
- CONTRACTOR SHALL INSTALL AND ESTABLISH VEGETATION FOR SOIL STABILIZATION PRIOR TO SITE CLOSEOUT.
 - ALL PERMANENT BMP'S MUST BE CERTIFIED BY A REGISTERED PROFESSIONAL ENGINEER.

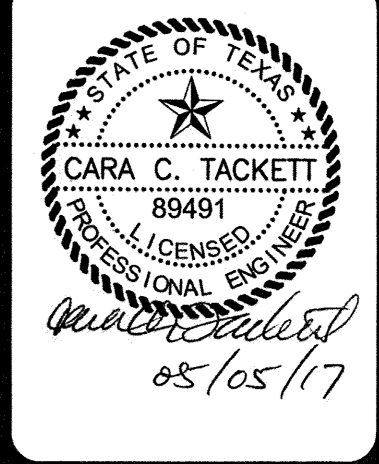


THE ENGINEERING SEAL HAS BEEN AFFIXED TO THIS SHEET ONLY FOR THE PURPOSE OF DEMONSTRATING COMPLIANCE WITH THE POLLUTION ABATEMENT SIZING AND TREATMENT REQUIREMENTS OF THE TEXAS COMMISSION ON ENVIRONMENTAL QUALITY'S EDWARDS AQUIFER TECHNICAL GUIDANCE MANUAL.

THIS SHEET HAS BEEN PREPARED FOR PURPOSES OF POLLUTION ABATEMENT ONLY. ALL OTHER CIVIL ENGINEERING RELATED INFORMATION SHOULD BE ACQUIRED FROM THE APPROPRIATE SHEET IN THE CIVIL IMPROVEMENT PLANS.

EXHIBIT 3

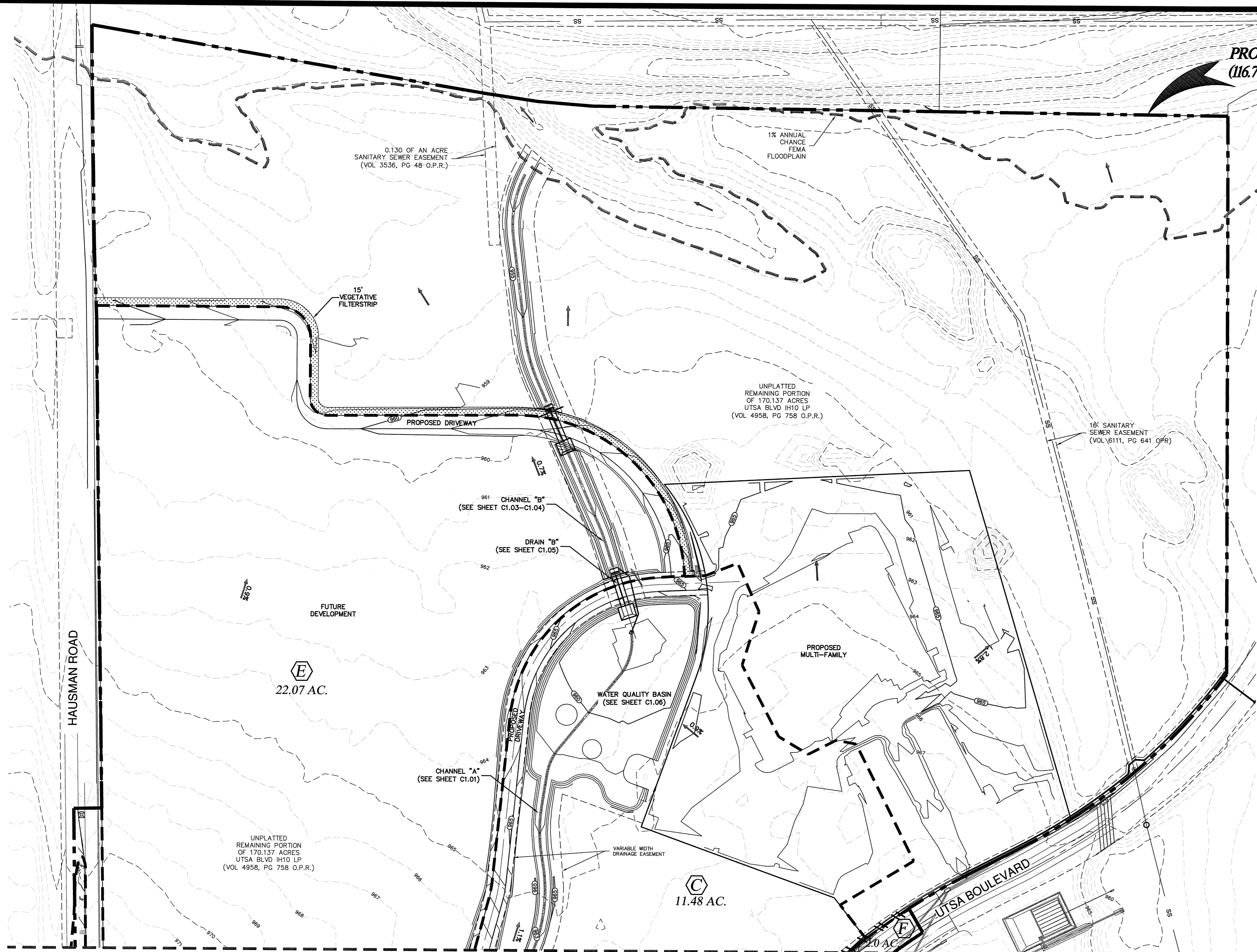
NO.	REVISION	DATE



PAPE-DAWSON ENGINEERS
 SAN ANTONIO | AUSTIN | HOUSTON | FORT WORTH | DALLAS
 2000 NW LOOP 410 | SAN ANTONIO, TX 78213 | 210.975.9000
 TBPB FIRM REGISTRATION #479 | TBPB'S FIRM REGISTRATION #0028800

CONNECTOR ROAD
 SAN ANTONIO, TEXAS
 CONTRIBUTING ZONE PLAN
 PERMANENT WATER POLLUTION ABATEMENT PLAN

PLAT NO.	170273
JOB NO.	8615-01
DATE	JANUARY 2017
DESIGNER	BL
CHECKED	JD DRAWN EP
SHEET	1 of 2



PROJECT LIMITS
(116.7 AC.)

LEGEND

- PROJECT LIMITS
- PROPERTY BOUNDARY
- LOT LINE
- EXISTING GRADE
- PROPOSED GRADE
- WATERSHED BOUNDARY
- WATERSHED DESIGNATION
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- FLOW ARROW (PROPOSED)

SUMMARY OF PERMANENT POLLUTION ABATEMENT MEASURES:

- 1.) TEMPORARY BMP'S WILL BE MAINTAINED UNTIL THE SITE IMPROVEMENTS ARE COMPLETED AND THE SITE HAS BEEN STABILIZED, INCLUDING SUFFICIENT VEGETATION BEING ESTABLISHED.
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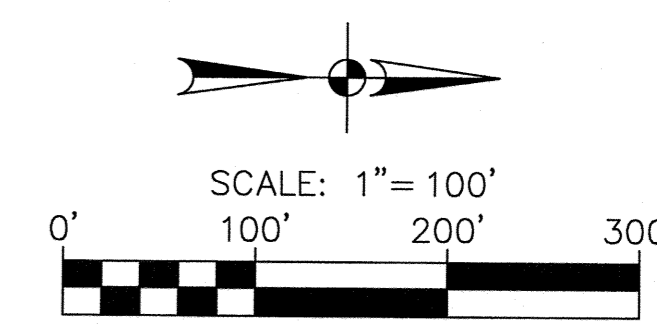
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MATCHLINE - SEE SHEET C8.00

Date: May 08, 2017, 2:13pm, User: JD, eassy, File: P:\8615\15101\Design\Environmental\227A\04861501.dwg

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TOTAL*	82.20	0.00	6.60		5,386	5,386

* Additional areas within the 116.7-acre project limits will be for mass grading

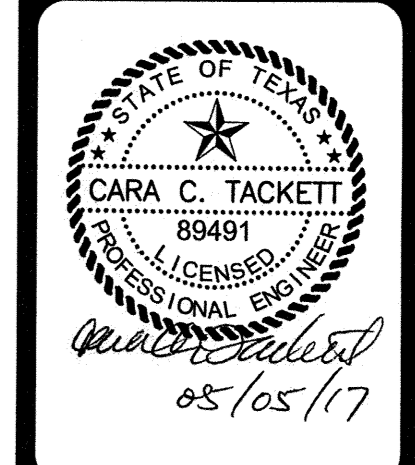


THE ENGINEERING SEAL HAS BEEN AFFIXED TO THIS SHEET ONLY FOR THE PURPOSE OF DEMONSTRATING COMPLIANCE WITH THE POLLUTION ABATEMENT SIZING AND TREATMENT REQUIREMENTS OF THE TEXAS COMMISSION ON ENVIRONMENTAL QUALITY'S EDWARDS AQUIFER TECHNICAL GUIDANCE MANUAL.

THIS SHEET HAS BEEN PREPARED FOR PURPOSES OF POLLUTION ABATEMENT ONLY. ALL OTHER CIVIL ENGINEERING RELATED INFORMATION SHOULD BE ACQUIRED FROM THE APPROPRIATE SHEET IN THE CIVIL IMPROVEMENT PLANS.

EXHIBIT 3

NO.	REVISION	DATE



PAPE-DAWSON ENGINEERS
 SAN ANTONIO | AUSTIN | HOUSTON | FORT WORTH | DALLAS
 2000 HW LOOP 410 | SAN ANTONIO, TX 78213 | 210.375.9000
 TDEP FIRM REGISTRATION #070 | TDEP FIRM REGISTRATION #1008880

CONNECTOR ROAD
 SAN ANTONIO, TEXAS
 CONTRIBUTING ZONE PLAN
 PERMANENT WATER POLLUTION ABATEMENT PLAN

PLAT NO. **170273**
 JOB NO. 8615-01
 DATE JANUARY 2017
 DESIGNER BL
 CHECKED JD, DRAWN EP
 SHEET **2 of 2**

***SECTION 3:
TEMPORARY STORMWATER SECTION***

Temporary Stormwater Section

Texas Commission on Environmental Quality

for Regulated Activities on the Edwards Aquifer Recharge Zone and Relating to 30 TAC §213.5(b)(4)(A), (B), (D)(I) and (G); 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 **Temporary Stormwater Section** is hereby submitted for TCEQ review and executive director approval. The application was prepared by:

Print Name of Customer/Agent: Jason Link, PE

Date: 9/26/2023

Signature of Customer/Agent:



Regulated Entity Name: Schumacher - UTSA Blvd./IH-10 114.2 Acre Tract

Project Information

Potential Sources of Contamination

Examples: Fuel storage and use, chemical storage and use, use of asphaltic products, construction vehicles tracking onto public roads, and existing solid waste.

1. Fuels for construction equipment and hazardous substances which will be used during construction:

The following fuels and/or hazardous substances will be stored on the site: _____

These fuels and/or hazardous substances will be stored in:

- Aboveground storage tanks with a cumulative storage capacity of less than 250 gallons will be stored on the site for less than one (1) year.

- Aboveground storage tanks with a cumulative storage capacity between 250 gallons and 499 gallons will be stored on the site for less than one (1) year.
- Aboveground storage tanks with a cumulative storage capacity of 500 gallons or more will be stored on the site. An Aboveground Storage Tank Facility Plan application must be submitted to the appropriate regional office of the TCEQ prior to moving the tanks onto the project.
- Fuels and hazardous substances will not be stored on the site.
- 2. **Attachment A - Spill Response Actions.** A site specific description of the measures to be taken to contain any spill of hydrocarbons or hazardous substances is attached.
- 3. Temporary aboveground storage tank systems of 250 gallons or more cumulative storage capacity must be located a minimum horizontal distance of 150 feet from any domestic, industrial, irrigation, or public water supply well, or other sensitive feature.
- 4. **Attachment B - Potential Sources of Contamination.** A description of any activities or processes which may be a potential source of contamination affecting surface water quality is attached.

Sequence of Construction

- 5. **Attachment C - Sequence of Major Activities.** A description of the sequence of major activities which will disturb soils for major portions of the site (grubbing, excavation, grading, utilities, and infrastructure installation) is attached.
 - For each activity described, an estimate (in acres) of the total area of the site to be disturbed by each activity is given.
 - For each activity described, include a description of appropriate temporary control measures and the general timing (or sequence) during the construction process that the measures will be implemented.
- 6. Name the receiving water(s) at or near the site which will be disturbed or which will receive discharges from disturbed areas of the project: Leon Creek

Temporary Best Management Practices (TBMPs)

Erosion control examples: tree protection, interceptor swales, level spreaders, outlet stabilization, blankets or matting, mulch, and sod. Sediment control examples: stabilized construction exit, silt fence, filter dikes, rock berms, buffer strips, sediment traps, and sediment basins. Please refer to the Technical Guidance Manual for guidelines and specifications. All structural BMPs must be shown on the site plan.

- 7. **Attachment D – Temporary Best Management Practices and Measures.** TBMPs and measures will prevent pollution of surface water, groundwater, and stormwater. The construction-phase BMPs for erosion and sediment controls have been designed to retain sediment on site to the extent practicable. The following information is attached:

- A description of how BMPs and measures will prevent pollution of surface water, groundwater or stormwater that originates upgradient from the site and flows across the site.
 - A description of how BMPs and measures will prevent pollution of surface water or groundwater that originates on-site or flows off site, including pollution caused by contaminated stormwater runoff from the site.
 - A description of how BMPs and measures will prevent pollutants from entering surface streams, sensitive features, or the aquifer.
 - A description of how, to the maximum extent practicable, BMPs and measures will maintain flow to naturally-occurring sensitive features identified in either the geologic assessment, TCEQ inspections, or during excavation, blasting, or construction.
8. The temporary sealing of a naturally-occurring sensitive feature which accepts recharge to the Edwards Aquifer as a temporary pollution abatement measure during active construction should be avoided.
- Attachment E - Request to Temporarily Seal a Feature.** A request to temporarily seal a feature is attached. The request includes justification as to why no reasonable and practicable alternative exists for each feature.
 - There will be no temporary sealing of naturally-occurring sensitive features on the site.
9. **Attachment F - Structural Practices.** A description of the structural practices that will be used to divert flows away from exposed soils, to store flows, or to otherwise limit runoff discharge of pollutants from exposed areas of the site is attached. Placement of structural practices in floodplains has been avoided.
10. **Attachment G - Drainage Area Map.** A drainage area map supporting the following requirements is attached:
- For areas that will have more than 10 acres within a common drainage area disturbed at one time, a sediment basin will be provided.
 - For areas that will have more than 10 acres within a common drainage area disturbed at one time, a smaller sediment basin and/or sediment trap(s) will be used.
 - For areas that will have more than 10 acres within a common drainage area disturbed at one time, a sediment basin or other equivalent controls are not attainable, but other TBMPs and measures will be used in combination to protect down slope and side slope boundaries of the construction area.
 - There are no areas greater than 10 acres within a common drainage area that will be disturbed at one time. A smaller sediment basin and/or sediment trap(s) will be used in combination with other erosion and sediment controls within each disturbed drainage area.

- There are no areas greater than 10 acres within a common drainage area that will be disturbed at one time. Erosion and sediment controls other than sediment basins or sediment traps within each disturbed drainage area will be used.
11. **Attachment H - Temporary Sediment Pond(s) Plans and Calculations.** Temporary sediment pond or basin construction plans and design calculations for a proposed temporary BMP or measure have been prepared by or under the direct supervision of a Texas Licensed Professional Engineer. All construction plans and design information must be signed, sealed, and dated by the Texas Licensed Professional Engineer. Construction plans for the proposed temporary BMPs and measures are attached.
- N/A
12. **Attachment I - Inspection and Maintenance for BMPs.** A plan for the inspection of each temporary BMP(s) and measure(s) and for their timely maintenance, repairs, and, if necessary, retrofit is attached. A description of the documentation procedures, recordkeeping practices, and inspection frequency are included in the plan and are specific to the site and/or BMP.
13. All control measures must be properly selected, installed, and maintained in accordance with the manufacturer's specifications and good engineering practices. If periodic inspections by the applicant or the executive director, or other information indicate a control has been used inappropriately, or incorrectly, the applicant must replace or modify the control for site situations.
14. If sediment escapes the construction site, off-site accumulations of 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).
15. Sediment must be removed from sediment traps or sedimentation ponds not later than when design capacity has been reduced by 50%. A permanent stake will be provided that can indicate when the sediment occupies 50% of the basin volume.
16. 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).

Soil Stabilization Practices

Examples: establishment of temporary vegetation, establishment of permanent vegetation, mulching, geotextiles, sod stabilization, vegetative buffer strips, protection of trees, or preservation of mature vegetation.

17. **Attachment J - Schedule of Interim and Permanent Soil Stabilization Practices.** A schedule of the interim and permanent soil stabilization practices for the site is attached.

18. Records must be kept at the site of 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.
19. Stabilization practices must be initiated as soon as practicable where construction activities have temporarily or permanently ceased.

Administrative Information

20. All structural controls will be inspected and maintained according to the submitted and approved operation and maintenance plan for the project.
21. If any geologic or manmade features, such as caves, faults, sinkholes, etc., are discovered, all regulated activities near the feature will be immediately suspended. The appropriate TCEQ Regional Office shall be immediately notified. Regulated activities must cease and not continue until the TCEQ has reviewed and approved the methods proposed to protect the aquifer from any adverse impacts.
22. Silt fences, diversion berms, and other temporary erosion and sediment controls will be constructed and maintained as appropriate to prevent pollutants from entering sensitive features discovered during construction.

Spill Response Actions

If there is an accidental spill on site, the contractor shall respond with appropriate action. The contractor will be required to contact the owner and in turn the owner will contact the TCEQ in the event of a spill on site. In addition to the following guidance, reference the latest version of TCEQ's Technical Guidance Manual (TGM) RG-348 Section 1.4.16.

Cleanup

- Clean up leaks and spills immediately.
- Use a rag for small spills on paved surfaces, a damp mop for general cleanup, and absorbent material for larger spills. If the spilled material is hazardous, then the used cleanup materials are also hazardous and must be disposed of as hazardous waste.
- Never hose down or bury dry material spills. Clean up as much of the material as possible and dispose of properly. See the waste management BMPs in this section for specific information.

Minor Spills

- Minor spills typically involve small quantities of oil, gasoline, paint, etc. which can be controlled by the first responder at the discovery of the spill.
- Use absorbent materials on small spills rather than hosing down or burying the spill.
- Absorbent materials should be promptly removed and disposed of properly.
- Follow the practice below for a minor spill:
 - Contain the spread of the spill.
 - Recover spilled materials.
 - Clean the contaminated area and properly dispose of contaminated materials.

Semi-Significant Spills

Semi-significant spills still can be controlled by the first responder along with the aid of other personnel such as laborers and the foreman, etc. This response may require the cessation of all other activities.

Spills should be cleaned up immediately:

- Contain spread of the spill.
- Notify the project foreman immediately.
- If the spill occurs on paved or impermeable surfaces, clean up using "dry" methods (absorbent materials, cat litter and/or rags). Contain the spill by encircling with absorbent materials and do not let the spill spread widely.
- If the spill occurs in dirt areas, immediately contain the spill by constructing an earthen dike. Dig up and properly dispose of contaminated soil.
- If the spill occurs during rain, cover spill with tarps or other material to prevent contaminating runoff.

Significant/Hazardous Spills

For significant or hazardous spills that are in reportable quantities:

- Notify the TCEQ by telephone as soon as possible and within 24 hours at (512)339-2929 (Austin) or 210-490-3096 (San Antonio) between 8 AM and 5 PM. After hours, contact the Environmental Release Hotline at 1-800-832-8224. It is the contractor's responsibility to have all emergency phone numbers at the construction site.

- For spills of federal reportable quantities, in conformance with the requirements in 40 CFR parts 110,119, and 302, the contractor should notify the National Response Center at (800) 424-8802.
- Notification should first be made by telephone and followed up with a written report.
- The services of a spills contractor or a Haz-Mat team should be obtained immediately. Construction personnel should not attempt to clean up until the appropriate and qualified staffs have arrived at the job site.
- Other agencies which may need to be consulted include, but not limited to, the City Police Department, County Sheriff Office, Fire Departments, etc.

Potential Sources of Contamination

Potential Source: Oil, grease, fuel, and hydraulic fluid contamination from construction equipment and vehicle dripping.

Preventative Measures: Vehicle maintenance will be performed within the construction staging area or a local maintenance shop.

Potential Source: Miscellaneous trash and litter from construction workers and material wrappings.

Preventative Measures: Trash containers will be placed throughout the site to encourage proper disposal of trash.

Potential Source: Silt leaving the site.

Preventative Measures: Contractor will install all temporary best management practices prior to start of construction including the stabilized construction entrance to prevent tracking onto adjoining streets.

Potential Source: Construction Debris.

Preventative Measures: Construction debris will be monitored daily by contractor. Debris will be collected weekly and placed in disposal bins. Situations requiring immediate attention will be addressed on a case by case basis.

Potential Source: Soil and Mud from Construction Vehicle tires as they leave the site.

Preventative Measures: A stabilized construction exit shall be utilized as vehicles leave the site. Any soil, mud, etc. carried from the project onto public roads shall be cleaned up within 24 hours.

Potential Source: Sediment from soil, sand, gravel and excavated materials stock piled on site.

Preventative Measures: Silt fence shall be installed on the down gradient side of the stock piled materials. Reinforced rock berms shall be installed at all downstream discharge locations.

Potential Source: Portable toilet spill.

Preventative Measures: Toilets on the site will be emptied on a regular basis by the contracted toilet company.

Sequence of Major Activities

The installation of erosion and sedimentation controls shall occur prior to any excavation of materials or major disturbances on the site. The sequence of major construction activities will be as follows. Approximate acreage to be disturbed is listed in parentheses next to each activity.

Intended Schedule or Sequence of Major Activities:

1. Construct Access (0.03 Acres)
2. Installation of Temporary BMPs (1.19 Acres)
3. Initiate Grubbing and Topsoil Stripping of Site (1.19 Acres)
4. Rough Subgrade Preparation (earthwork, grading, street and drainage excavation and embankment) (1.19 Acres)
5. Wet and Dry Utility Construction (1.19 Acres)
6. Final Subgrade Preparation (1.19 Acres)
7. Installation of Base Materials (1.19 Acres)
8. Concrete (foundations, curbs, flatwork) (1.19 Acres)
9. Building Construction (1.19 Acres)
10. Paving Activities (1.19 Acres)
11. Topsoil, Irrigation and Landscaping (1.19 Acres)
12. Site cleanup and Removal of Temporary BMPs (1.19 Acres)

Maximum total construction time is not expected to exceed 36 months.

Temporary Best Management Practices and Measures

- A. Up gradient storm water originates north and west of the site but is routed around the subject site and is not treated or captured by the on-site systems.
- B. Temporary BMPs will be installed prior to soil disturbing construction activity. Silt fencing will be placed along the down-gradient sides of the property to prevent silt from escaping the construction area. A temporary construction entrance will be placed on site to reduce vehicle “tracking” onto adjoining streets. A concrete washout pit will be used to collect all excess concrete during construction.

BMPs for this project will protect surface water or groundwater from turbid water, phosphorus, sediment, oil, and other contaminants, which may mobilize in storm water flows by slowing the flow of runoff to allow sediment and suspended solids to settle out of the runoff.

Practices may also be implemented on site for interim and permanent stabilization. Stabilization practices may include but are not limited to: establishment of temporary vegetation, establishment of permanent vegetation, mulching, geotextiles, sod stabilization, vegetative buffer strips, protection of existing trees and vegetation, and other similar measures.

- C. There are no sensitive features or surface streams within the boundaries of the project. The temporary onsite BMPs will be used to treat stormwater runoff before it leaves the project and prevent pollutants from entering into surface streams or any sensitive features down-gradient of the site.
- D. There were no sensitive features identified during the geologic assessment. However, the BMPs for this project are designed to allow water to pass through after sedimentation has occurred. Existing flow patterns will be maintained to any naturally-occurring sensitive features that are discovered during construction.

Request To Temporarily Seal a Feature

Naturally-occurring features will not be sealed on the site.

Structural Practices

Structural BMPs will be used to limit runoff discharge of pollutants from exposed areas of the site. BMPs will be installed prior to soil disturbing construction activity. Silt fencing will be placed along the down-gradient sides of the property to prevent silt from escaping the construction area. A temporary construction entrance will be placed at the site entry/exit point to reduce tracking onto adjoining streets. A construction staging area will be used onsite to perform all vehicle maintenance and for equipment and material storage. A concrete truck washout pit will be placed on site to provide containment and easier cleanup of waste from concrete operations. The location of all structural temporary BMP's are shown on the erosion control plan sheet and details and specifications are provided on the erosion control details sheet which can be found at the end of this report under Section 8.

Description of Temporary BMPs

Temporary Construction Entrance/Exit

The purpose of a temporary gravel construction entrance is to provide a stable entrance/exit condition from the construction site and keep mud and sediment off public roads. A stabilized construction entrance is a stabilized pad of crushed stone located at any point traffic will be entering or leaving the construction site from a public right-of-way, street, alley, sidewalk or parking area. The purpose of a stabilized construction entrance is to reduce or eliminate the tracking or flowing of sediment onto public rights-of-way. This practice should be used at all points of construction ingress and egress.

Excessive amounts of mud can also present a safety hazard to roadway users. To minimize the amount of sediment loss to nearby roads, access to the construction site should be limited to as few points as possible and vegetation around the perimeter should be protected where access is not necessary. A rock stabilized construction entrance should be used at all designated access points.

Inspection and Maintenance Guidelines:

- (1) The entrance should be maintained in a condition, which will prevent tracking or flowing of sediment onto public rights-of-way. This may require periodic top dressing with additional stone as conditions demand and repair and/or cleanout of any measures used to trap sediment.
- (2) All sediment spilled, dropped, washed or tracked onto public rights-of-way should be removed immediately by contractor.
- (3) When necessary, wheels should be cleaned to remove sediment prior to entrance onto public right-of-way.
- (4) When washing is required, it should be done on an area stabilized with crushed stone that drains into an approved sediment trap or sediment basin.
- (5) All sediment should be prevented from entering any storm drain, ditch or water course by using approved methods.

Silt Fence

The purpose of a silt fence is to intercept and detain water-borne sediment from unprotected areas of a limited extent. Silt fence is used during the period of construction near the perimeter of a disturbed area to intercept sediment while allowing water to percolate through. This fence should remain in place until the disturbed area is permanently stabilized. Silt fence should not be used where there is a concentration of water in a channel or drainage way. If concentrated flow occurs after installation, corrective action must be taken such as placing a rock berm in the areas of concentrated flow.

Silt fencing within the site may be temporarily moved during the day to allow construction activity provided it is replaced and properly anchored to the ground at the end of the day. Silt fences on the perimeter of the site or around drainage ways should not be moved at any time.

Inspection and Maintenance Guidelines:

- (1) Inspect all fencing weekly, and after any rainfall.
- (2) Remove sediment when buildup reaches 6 inches.
- (3) Replace any torn fabric or install a second line of fencing parallel to the torn section.
- (4) Replace or repair any sections crushed or collapsed in the course of construction activity. If a section of fence is obstructing vehicular access, consider relocating it to a spot where it will provide equal protection, but will not obstruct vehicles. A triangular filter dike may be preferable to a silt fence at common vehicle access points.
- (5) When construction is complete, the sediment should be disposed of in a manner that will not cause additional siltation and the prior location of the silt fence should be revegetated. The fence itself should be disposed of in an approved landfill.

Concrete Washout Area

The purpose of concrete washout areas is to prevent or reduce the discharge of pollutants to stormwater from concrete waste by conducting washout offsite, performing onsite washout in a designated area, and training employees and subcontractors.

The following steps will help reduce stormwater pollution from concrete wastes:

- Incorporate requirements for concrete waste management into material supplier and subcontractor agreements.
- Avoid mixing excess amounts of fresh concrete.
- Perform washout of concrete trucks in designated areas only.
- Do not wash out concrete trucks into storm drains, open ditches, streets, or streams.
- Do not allow excess concrete to be dumped onsite, except in designated areas.
- For onsite washout:
 - Locate washout area at least 50 feet from sensitive features, storm drains, open ditches, or water bodies. Do not allow runoff from this area by constructing a temporary pit or bermed area large enough for liquid and solid waste.
 - Wash out wastes into the temporary pit where the concrete can set, be broken up, and then disposed properly.

Below grade concrete washout facilities are typical. These consist of a lined excavation sufficiently large to hold expected volume of washout material. Above grade facilities are used if excavation is not practical. Temporary concrete washout facility (type above grade) should be constructed as shown on the details at the end of this section, with sufficient quantity and volume to contain all liquid and concrete waste generated by washout operations. Plastic lining material should be a minimum of 10 mil in polyethylene sheeting and should be free of holes, tears, or other defects that compromise the impermeability of the material.

When temporary concrete washout facilities are no longer required for the work, the hardened concrete should be removed and disposed of. Materials used to construct temporary concrete washout facilities should be removed from the site of the work and disposed of. Holes, depressions or other ground disturbance caused by the removal of the temporary concrete washout facilities should be backfilled and repaired.

Inlet Protection

Storm sewers that are made operational prior to stabilization of the associated drainage areas can convey large amounts of sediment to natural drainage ways. In case of extreme sediment loading, the storm sewer itself may clog and lose a major portion of its capacity. To avoid these problems, it is necessary to prevent sediment from entering the system at the inlets. The following guidelines for inlet protection are based primarily on recommendations by the Virginia Dept. of Conservation and Recreation (1992) and the North Central Texas Council of Governments (NCTCOG, 1993b).

In developments for which drainage is to be conveyed by underground storm sewers (i.e., streets with curbs and gutters), all inlets that may receive storm runoff from disturbed areas should be protected. Temporary inlet protection is a series of different measures that provide protection against silt transport or accumulation in storm sewer systems. This clogging can greatly reduce or completely stop the flow in the pipes. The different measures are used for different site conditions and inlet types.

Care should be taken when choosing a specific type of inlet protection. Field experience has shown that inlet protection that causes excessive ponding in an area of high construction activity may become so inconvenient that it is removed or bypassed, thus transmitting sediment-laden flows unchecked. In such situations, a structure with an adequate overflow mechanism should be utilized.

It should also be noted that inlet protection devices are designed to be installed on construction sites and not on streets and roads open to the public. When used on public streets these devices will cause ponding of runoff, which can cause minor flooding and can present a traffic hazard. An example of appropriate siting would be a new subdivision where the storm drain system is installed before the area is stabilized and the streets open to the general public. When construction occurs adjacent to active streets, the sediment should be controlled on site and not on public thoroughfares. Occasionally, roadwork or utility installation will occur on public roads. In these cases, inlet protection is an appropriate temporary BMP.

The following inlet protection devices are for drainage areas of one acre or less. Runoff from larger disturbed areas should be routed to a temporary sediment trap or basin.

Filter barrier protection using silt fence is appropriate when the drainage area is less than one acre and the basin slope is less than five percent. This type of protection is not applicable in paved areas.

Block and gravel protection is used when flows exceed 0.5 cubic feet per second and it is necessary to allow for overtopping to prevent flooding. This form of protection is also useful for curb type inlets as it works well in paved areas.

Wire mesh and gravel protection is used when flows exceed 0.5 cubic feet per second and construction traffic may occur over the inlet. This form of protection may be used with both curb and drop inlets.

Excavated impoundment protection around a drop inlet may be used for protection against sediment entering a storm drain inlet. With this method, it is necessary to install weep holes to allow the impoundment to drain completely. If this measure is implemented, the impoundment should be sized such that the volume of excavation is 3,600 cubic feet per acre (equivalent to 1 inch of runoff) of disturbed area entering the inlet.

Inspection and Maintenance Guidelines:

- (1) Inspection should be made weekly and after each rainfall. Repair or replacement should be made promptly as needed by the contractor.
- (2) Remove sediment when buildup reaches a depth of 3 inches. Removed sediment should be deposited in a suitable area and in such a manner that it will not erode.
- (3) Check placement of device to prevent gaps between device and curb.
- (4) Inspect filter fabric and patch or replace if torn or missing.

(5) Structures should be removed and the area stabilized only after the remaining drainage area has been properly stabilized.

Drainage Area Map

There are no areas greater than 10 acres within a common drainage area that will be disturbed at one time. An existing and proposed drainage area map is provided in the construction plans sheets C4.3 and C4.4 for reference.

Temporary Sediment Pond(s) Plans and Calculations

The proposed development will not disturb areas over 10 acres. Therefore, a temporary sediment pond is not proposed.

Inspection and Maintenance for BMPs

Personnel Responsible for Inspections

The agent that performs the inspections should be knowledgeable of this general permit, familiar with the construction site, and knowledgeable of the SWPPP for the site. The contractor is to provide an inspector with a CPESC, CESSWI, or CISEC certification. Documentation of the inspector's qualifications is to be included in the attached Inspector Qualifications Log.

Inspection Schedule

The primary operator is required to choose one of the two inspections listed below.

- Option 1:** Once every seven 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.
- Option 2:** Once every 14 calendar days and within 24 hours of the end of a storm event of two inches or greater.

The inspections may occur on either schedule provided that documentation reflects the current schedule and that any changes to the schedule are conducted in accordance with the following provisions: the schedule may 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 must be documented (e.g., end of “dry” season and beginning of “wet” season).

If option 2 is the chosen frequency of inspections a rain gauge must be properly maintained on site or the storm event information from a weather station that is representative of the site location. For any day of rainfall during normal business hours that measures 0.25 inches or greater, proper documentation of the total rainfall measured for that day must be recorded.

Personnel provided by the permittee must inspect:

- disturbed areas of the construction site that have not been finally stabilized;
- areas used for storage of materials that are exposed to precipitation;
- structural controls (for evidence of, or the potential for, pollutants entering the drainage system);
- sediment and erosion control measures identified in the SWP3 (to ensure they are operating correctly); and
- locations where vehicles enter or exit the site (for evidence of off-site sediment tracking).

Reductions in Inspection Frequency

Where sites have been finally or temporarily stabilized or where runoff is unlikely due to winter conditions (e.g. site is covered with snow, ice, or frozen ground exists), inspections must be conducted at least once every month. 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. A record of the total rainfall measured, as well as the approximate beginning and ending dates of winter or drought conditions resulting in monthly frequency of inspections in the attached Rain Gauge Log.

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.

Inspection Report Forms

Use the Inspection Report Forms given as a checklist to ensure that all required areas of the construction site are addressed. There is space to document the inspector's name as well as when the inspections regularly take place. The tables will document that the required area was inspected. (If there were any areas of concern, briefly describe them in this space with a more detailed description in the narrative section. Use the last table to document any discharges found during the inspections).

Describe how effective the installed BMPs are performing. Describe any BMP failures that were noted during the investigation and describe any maintenance required due to the failure. If new BMPs are needed as the construction site changes, the inspector can use the space at the bottom of the section to list BMPs to be implemented before the next inspection.

Describe the inspector's qualifications, how the inspection was conducted, and describe any areas of non-compliance in detail. If an inspection report does not identify any incidents of non-compliance, then it must contain a certifying signature stating that the facility or site is in compliance. The report must be signed by a person and in a manner required by 30 TAC 305.128. There is space at the end of the form to allow for this certifying signature.

Whenever an inspection shows that BMP modifications are needed to better control pollutants in runoff, the changes must be completed within seven calendar days following the inspection. If existing BMPs are modified or if additional BMPs are needed, you must describe your implementation schedule, and wherever possible, make the required BMP changes before the next storm event.

The Inspection Report Form functions as the required report and must be signed in accordance with TCEQ rules at 30 TAC 305.128.

Corrective Action

Personnel Responsible for Corrective Actions

Both Primary and Secondary Operators are responsible for maintaining all necessary Corrective Actions. If an individual is specifically identified as the responsible party for modifying the contact information for that individual should be documented in the attached Inspector Qualifications Log.

Corrective Action Forms

The Temporary BMPs must be modified based on the results of inspections, as necessary, to better control pollutants in runoff. Revisions 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 attached forms 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. Actions taken as a result of inspections must be properly documented by completing the corrective action forms given.

Schedule of Interim and Permanent Soil Stabilization

Construction practices shall disturb the minimal amount of existing ground cover as required for land clearing, grading, and construction activity for the shortest amount of time possible to minimize the potential of erosion and sedimentation from the site. Existing vegetation shall be maintained and left in place until it is necessary to disturb for construction activity. For this project the following stabilization practices will be implemented:

1. Hydraulic Mulch and Seeding: Disturbed areas subject to erosion shall be stabilized with hydraulic mulch and/or seeded and watered to provide interim stabilization. For areas that are not to be sodded as per the project landscaping plan, a minimum of 85% vegetative cover will be established to provide permanent stabilization.
2. Sodding and Wood Mulch: As per the project landscaping plan, Sodding and wood mulch will be applied to landscaped areas to provide permanent stabilization prior to project completion.

Records of the following shall be maintained:

- 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.

Stabilization measures must be initiated as soon as practical in portions of the site where construction activities have temporarily or permanently ceased, and except as provided in the following, must be

initiated no more that fourteen (14) days after the construction activity in that portion of the site has temporarily or permanently ceased:

Where the initiation of stabilization measures by the 14th day after construction activity temporarily or permanently ceased is precluded by snow cover or frozen ground conditions, stabilization measures must be initiated as soon as practical.

Where construction activity on a portion of the site is temporarily ceased and earth disturbing activities will be resumed within twenty-one (21) days, temporary stabilization measures do not have to be initiated on that portion of the site.

In arid areas (areas with an average rainfall of 0-10 inches), semiarid areas (areas with an average annual rainfall of 10 to 20 inches), and areas experiencing droughts where the initiation of stabilization measures by the 14th day after construction activity has temporarily or permanently ceased is precluded by seasonably arid conditions, stabilization measures must be initiated as soon as practical.

Maintenance

Below are some maintenance practices to be used to maintain erosion and sediment controls:

- All measures will be maintained in good working order. The operator should correct any damage or deficiencies as soon as practicable after the inspection, but in no case later than seven (7) calendar days after the inspection.
- BMP Maintenance (as applicable)
- Sediment must be removed from sediment traps and sedimentation ponds no later than the time that design capacity has been reduced by 50%. For perimeter controls such as silt fences, berms, etc., the trapped sediment must be removed before it reaches 50% of the above-ground height.
- Silt fence will be inspected for depth of sediment, tears, to see if the fabric is securely attached to the fence posts, and to see that the fence posts are firmly in the ground.
- Drainage swale will be inspected and repaired as necessary.
- Inlet control will be inspected and repaired as necessary.
- Check dam will be inspected and repaired as necessary.
- Diversion dike will be inspected and any breaches promptly repaired.
- Temporary and permanent seeding and planting will be inspected for bare spots, washouts, and healthy growth.
- If sediment escapes the site, accumulations must be removed at a frequency that minimizes off-site impacts, and prior to the next rain event, if feasible. If the permittee does not own or operate the off-site conveyance, then the permittee must work with the owner or operator of the property to remove the sediment.
- Locations where vehicles enter or exit the site must be inspected for evidence of off-site sediment tracking.

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

- Maintenance and repairs will be conducted before the next anticipated storm event or as necessary to maintain the continued effectiveness of storm water controls. Following an inspection, deficiencies should be corrected no later than seven (7) calendar days after the inspection.

Inspector Qualifications Log*

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

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

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

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

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

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

* The agent that performs the inspections should be knowledgeable of this general permit, familiar with the construction site, and knowledgeable of the SWPPP for the site. The contractor is to provide an inspector with a CPESC, CESSWI, or CISEC certification.

General Information					
Name of Project		Tracking No.		Inspection Date	
Inspector Name, Title & Contact Information					
Present Phase of Construction					
Inspection Location (if multiple inspections are required, specify location where this inspection is being conducted)					
Inspection Frequency Standard Frequency: <input type="checkbox"/> Weekly <input type="checkbox"/> Every 14 days and within 24 hours of a 0.25" rain Increased Frequency: <input type="checkbox"/> Every 7 days and within 24 hours of a 0.25" rain Reduced Frequency: - <input type="checkbox"/> Once per month (for stabilized areas) - <input type="checkbox"/> Once per month and within 24 hours of a 0.25" rain (for arid, semi-arid, or drought-stricken areas during seasonally dry periods or during drought) - <input type="checkbox"/> Once per month (for frozen conditions where earth-disturbing activities are being conducted)					
Was this inspection triggered by a 0.25" storm event? <input type="checkbox"/> Yes <input type="checkbox"/> No If yes, how did you determined whether a 0.25" storm event has occurred? <input type="checkbox"/> Rain gauge on site <input type="checkbox"/> Weather station representative of site. Specify weather station source: Total rainfall amount that triggered the inspection (in inches):					
Unsafe Conditions for Inspection Did you determine that any portion of your site was unsafe for inspection? <input type="checkbox"/> Yes <input type="checkbox"/> No If "yes", complete the following: - Describe the conditions that prevented you from conducting the inspection in this location: - Location(s) where conditions were found:					

Condition and Effectiveness of Erosion and Sediment (E&S) Controls				
Type/Location of E&S Control	Repairs or Other Maintenance Needed?	Corrective Action Required?	Date on Which Maintenance or Corrective Action First Identified?	Notes
1.	<input type="checkbox"/> Yes <input type="checkbox"/> No	<input type="checkbox"/> Yes <input type="checkbox"/> No		
2.	<input type="checkbox"/> Yes <input type="checkbox"/> No	<input type="checkbox"/> Yes <input type="checkbox"/> No		
3.	<input type="checkbox"/> Yes <input type="checkbox"/> No	<input type="checkbox"/> Yes <input type="checkbox"/> No		
4.	<input type="checkbox"/> Yes <input type="checkbox"/> No	<input type="checkbox"/> Yes <input type="checkbox"/> No		
5.	<input type="checkbox"/> Yes <input type="checkbox"/> No	<input type="checkbox"/> Yes <input type="checkbox"/> No		
6.	<input type="checkbox"/> Yes <input type="checkbox"/> No	<input type="checkbox"/> Yes <input type="checkbox"/> No		
7.	<input type="checkbox"/> Yes <input type="checkbox"/> No	<input type="checkbox"/> Yes <input type="checkbox"/> No		
8.	<input type="checkbox"/> Yes <input type="checkbox"/> No	<input type="checkbox"/> Yes <input type="checkbox"/> No		
9.	<input type="checkbox"/> Yes <input type="checkbox"/> No	<input type="checkbox"/> Yes <input type="checkbox"/> No		
10.	<input type="checkbox"/> Yes <input type="checkbox"/> No	<input type="checkbox"/> Yes <input type="checkbox"/> No		

Condition and Effectiveness of Pollution Prevention (P2) Practices				
Type/Location of P2 Practices	Repairs or Other Maintenance Needed?	Corrective Action Required?	Identification Date	Notes
1.	<input type="checkbox"/> Yes <input type="checkbox"/> No	<input type="checkbox"/> Yes <input type="checkbox"/> No		
2.	<input type="checkbox"/> Yes <input type="checkbox"/> No	<input type="checkbox"/> Yes <input type="checkbox"/> No		
3.	<input type="checkbox"/> Yes <input type="checkbox"/> No	<input type="checkbox"/> Yes <input type="checkbox"/> No		
4.	<input type="checkbox"/> Yes <input type="checkbox"/> No	<input type="checkbox"/> Yes <input type="checkbox"/> No		
5.	<input type="checkbox"/> Yes <input type="checkbox"/> No	<input type="checkbox"/> Yes <input type="checkbox"/> No		
6.	<input type="checkbox"/> Yes <input type="checkbox"/> No	<input type="checkbox"/> Yes <input type="checkbox"/> No		
7.	<input type="checkbox"/> Yes <input type="checkbox"/> No	<input type="checkbox"/> Yes <input type="checkbox"/> No		
8.	<input type="checkbox"/> Yes <input type="checkbox"/> No	<input type="checkbox"/> Yes <input type="checkbox"/> No		
9.	<input type="checkbox"/> Yes <input type="checkbox"/> No	<input type="checkbox"/> Yes <input type="checkbox"/> No		
10.	<input type="checkbox"/> Yes <input type="checkbox"/> No	<input type="checkbox"/> Yes <input type="checkbox"/> No		

Stabilization of Exposed Soil			
Stabilization Area	Stabilization Method	Have You Initiated Stabilization?	Notes
1.		<input type="checkbox"/> YES <input type="checkbox"/> NO If yes, provide date:	
2.		<input type="checkbox"/> YES <input type="checkbox"/> NO If yes, provide date:	
3.		<input type="checkbox"/> YES <input type="checkbox"/> NO If yes, provide date:	
4.		<input type="checkbox"/> YES <input type="checkbox"/> NO If yes, provide date:	
5.		<input type="checkbox"/> YES <input type="checkbox"/> NO If yes, provide date:	
Description of Discharges			
Was a stormwater discharge or other discharge occurring from any part of your site at the time of the inspection? <input type="checkbox"/> Yes <input type="checkbox"/> No If “yes”, provide the following information for each point of discharge:			
Discharge Location	Observations		
1.	Describe the discharge: At points of discharge and the channels and banks of surface waters in the immediate vicinity, are there any visible signs of erosion and/or sediment accumulation that can be attributed to your discharge? <input type="checkbox"/> Yes <input type="checkbox"/> No If yes, describe what you see, specify the location(s) where these conditions were found, and indicate whether modification, maintenance, or corrective action is needed to resolve the issue:		
2.	Describe the discharge: At points of discharge and the channels and banks of surface waters in the immediate vicinity, are there any visible signs of erosion and/or sediment accumulation that can be attributed to your discharge? <input type="checkbox"/> Yes <input type="checkbox"/> No If yes, describe what you see, specify the location(s) where these conditions were found, and indicate whether modification, maintenance, or corrective action is needed to resolve the issue:		
3.	Describe the discharge: At points of discharge and the channels and banks of surface waters in the immediate vicinity, are there any visible signs of erosion and/or sediment accumulation that can be attributed to your discharge? <input type="checkbox"/> Yes <input type="checkbox"/> No If yes, describe what you see, specify the location(s) where these conditions were found, and indicate whether modification, maintenance, or corrective action is needed to resolve the issue:		

Contractor or Subcontractor Certification and Signature

“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 gathered and evaluated 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 that there are significant penalties for submitting false information, including the possibility of fine and imprisonment for knowing violations.”

Signature of Contractor or Subcontractor: _____ **Date:** _____

Printed Name and Affiliation: _____

Certification and Signature by Permittee

“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 gathered and evaluated 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 that there are significant penalties for submitting false information, including the possibility of fine and imprisonment for knowing violations.”

**Signature of Permittee or
“Duly Authorized Representative”:** _____ **Date:** _____

Printed Name and Affiliation: _____

Section A – Initial Report				
(Complete this section <u>within 24 hours</u> of discovering the condition that triggered corrective action)				
Name of Project		Tracking No.		Today's Date
Date Problem First Discovered			Time Problem First Discovered	
Name and Contact Information of Individual Completing this Form				
What site conditions triggered the requirement to conduct corrective action: <input type="checkbox"/> A required stormwater control was never installed, was installed incorrectly, or not in accordance with the requirements in Part 2 and/or 3 <input type="checkbox"/> The stormwater controls that have been installed and maintained are not effective enough for the discharge to meet applicable water quality standards <input type="checkbox"/> A prohibited discharge has occurred or is occurring Provide a description of the problem: Deadline for completing corrective action (<i>Enter date that is either: (1) no more than 7 calendar days after the date you discovered the problem, or (2) if it is infeasible to complete work within the first 7 days, enter the date that is as soon as practicable following the 7th day</i>): If your estimated date of completion falls after the 7-day deadline, explain (1) why you believe it is infeasible to complete work within 7 days, and (2) why the date you have established for making the new or modified stormwater control operational is the soonest practicable timeframe:				
Section B – Corrective Action Progress				
(Complete this section <u>no later than 7 calendar days</u> after discovering the condition that triggered corrective action)				
Section B.1 – Why the Problem Occurred				
Cause(s) of Problem (Add an additional sheet if necessary)			How This Was Determined and the Date You Determined the Cause	
1.			1.	
2.			2.	
3.			3.	
Section B.2 – Stormwater Control Modifications to be Implemented to Correct the Problem				
List of Stormwater Control Modification(s) Needed to Correct Problem (Add an additional sheet if necessary)	Completion Date	SWPPP Update Necessary?	Notes	
1.		<input type="checkbox"/> Yes <input type="checkbox"/> No Date:		
2.		<input type="checkbox"/> Yes <input type="checkbox"/> No Date:		
3.		<input type="checkbox"/> Yes <input type="checkbox"/> No Date:		

Section A – Initial Report				
(Complete this section <u>within 24 hours</u> of discovering the condition that triggered corrective action)				
Name of Project		Tracking No.		Today's Date
Date Problem First Discovered			Time Problem First Discovered	
Name and Contact Information of Individual Completing this Form				
What site conditions triggered the requirement to conduct corrective action: <input type="checkbox"/> A required stormwater control was never installed, was installed incorrectly, or not in accordance with the requirements in Part 2 and/or 3 <input type="checkbox"/> The stormwater controls that have been installed and maintained are not effective enough for the discharge to meet applicable water quality standards <input type="checkbox"/> A prohibited discharge has occurred or is occurring Provide a description of the problem: Deadline for completing corrective action (<i>Enter date that is either: (1) no more than 7 calendar days after the date you discovered the problem, or (2) if it is infeasible to complete work within the first 7 days, enter the date that is as soon as practicable following the 7th day</i>): If your estimated date of completion falls after the 7-day deadline, explain (1) why you believe it is infeasible to complete work within 7 days, and (2) why the date you have established for making the new or modified stormwater control operational is the soonest practicable timeframe:				
Section B – Corrective Action Progress				
(Complete this section <u>no later than 7 calendar days</u> after discovering the condition that triggered corrective action)				
Section B.1 – Why the Problem Occurred				
Cause(s) of Problem (Add an additional sheet if necessary)			How This Was Determined and the Date You Determined the Cause	
1.			1.	
2.			2.	
3.			3.	
Section B.2 – Stormwater Control Modifications to be Implemented to Correct the Problem				
List of Stormwater Control Modification(s) Needed to Correct Problem (Add an additional sheet if necessary)	Completion Date	SWPPP Update Necessary?	Notes	
1.		<input type="checkbox"/> Yes <input type="checkbox"/> No Date:		
2.		<input type="checkbox"/> Yes <input type="checkbox"/> No Date:		
3.		<input type="checkbox"/> Yes <input type="checkbox"/> No Date:		

Contractor or Subcontractor Certification and Signature

“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 gathered and evaluated 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 that there are significant penalties for submitting false information, including the possibility of fine and imprisonment for knowing violations.”

Signature of Contractor or Subcontractor: _____ **Date:** _____

Printed Name and Affiliation: _____

Certification and Signature by Permittee

“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 gathered and evaluated 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 that there are significant penalties for submitting false information, including the possibility of fine and imprisonment for knowing violations.”

**Signature of Permittee or
“Duly Authorized Representative”:** _____ **Date:** _____

Printed Name and Affiliation: _____

Personnel Responsible for Inspections

The agent that performs the inspections should be knowledgeable of this general permit, familiar with the construction site, and knowledgeable of the SWPPP for the site. The contractor is to provide an inspector with a CPESC, CESSWI, or CISEC certification. Documentation of the inspector's qualifications is to be included in the attached Inspector Qualifications Log.

Inspection Schedule

The primary operator is required to choose one of the two inspections listed below.

- Option 1: Once every seven 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.
- Option 2: Once every 14 calendar days and within 24 hours of the end of a storm event of two inches or greater.

The inspections may occur on either schedule provided that documentation reflects the current schedule and that any changes to the schedule are conducted in accordance with the following provisions: the schedule may 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 must be documented (e.g., end of "dry" season and beginning of "wet" season).

If option 2 is the chosen frequency of inspections a rain gauge must be properly maintained on site or the storm event information from a weather station that is representative of the site location. For any day of rainfall during normal business hours that measures 0.25 inches or greater, proper documentation of the total rainfall measured for that day must be recorded. Personnel provided by the permittee must inspect:

- disturbed areas of the construction site that have not been finally stabilized;
- areas used for storage of materials that are exposed to precipitation;
- structural controls (for evidence of, or the potential for, pollutants entering the drainage system);
- sediment and erosion control measures identified in the SWP3 (to ensure they are operating correctly); and
- locations where vehicles enter or exit the site (for evidence of off-site sediment tracking).

Reductions in Inspection Frequency

Where sites have been finally or temporarily stabilized or where runoff is unlikely due to winter conditions (e.g. site is covered with snow, ice, or frozen ground exists), inspections must be conducted at least once every month. 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. A record of the total rainfall measured, as well as the approximate beginning and ending dates of winter or drought conditions resulting in monthly frequency of inspections in the attached Rain Gauge Log.

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.

Inspection Report Forms

Use the Inspection Report Forms given as a checklist to ensure that all required areas of the construction site are addressed. There is space to document the inspector's name as well as when the inspections regularly take place. The tables will document that the required area was inspected. (If there were any areas of concern, briefly describe them in this space with a more detailed description in the narrative section. Use the last table to document any discharges found during the inspections).

Describe how effective the installed BMPs are performing. Describe any BMP failures that were noted during the investigation and describe any maintenance required due to the failure. If new BMPs are needed as the construction site changes, the inspector can use the space at the bottom of the section to list BMPs to be implemented before the next inspection.

Describe the inspector's qualifications, how the inspection was conducted, and describe any areas of non-compliance in detail. If an inspection report does not identify any incidents of non-compliance, then it must contain a certifying signature stating that the facility or site is in compliance. The report must be signed by a person and in a manner required by 30 TAC 305.128. There is space at the end of the form to allow for this certifying signature.

Whenever an inspection shows that BMP modifications are needed to better control pollutants in runoff, the changes must be completed within seven calendar days following the inspection. If existing BMPs are modified or if additional BMPs are needed, you must describe your implementation schedule, and wherever possible, make the required BMP changes before the next storm event.

The Inspection Report Form functions as the required report and must be signed in accordance with TCEQ rules at 30 TAC 305.128.

Corrective Action

Personnel Responsible for Corrective Actions

Both Primary and Secondary Operators are responsible for maintaining all necessary Corrective Actions. If an individual is specifically identified as the responsible party for modifying the contact information for that individual should be documented in the attached Inspector Qualifications Log.

Corrective Action Forms

The Temporary BMPs must be modified based on the results of inspections, as necessary, to better control pollutants in runoff. Revisions 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 attached forms 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. Actions taken as a result of inspections must be properly documented by completing the corrective action forms given.

Schedule of Interim and Permanent Soil Stabilization

Construction practices shall disturb the minimal amount of existing ground cover as required for land clearing, grading, and construction activity for the shortest amount of time possible to minimize the potential of erosion and sedimentation from the site. Existing vegetation shall be maintained and left in place until it is necessary to disturb for construction activity. For this project the following stabilization practices will be implemented:

1. Hydraulic Mulch and Seeding: Disturbed areas subject to erosion shall be stabilized with hydraulic mulch and/or seeded and watered to provide interim stabilization. For areas that are not to be sodded as per the project landscaping plan, a minimum of 85% vegetative cover will be established to provide permanent stabilization.

Records of the following shall be maintained:

- 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.

Stabilization measures must be initiated as soon as practical in portions of the site where construction activities have temporarily or permanently ceased, and except as provided in the following, must be initiated no more than fourteen (14) days after the construction activity in that portion of the site has temporarily or permanently ceased:

Where the initiation of stabilization measures by the 14th day after construction activity temporarily or permanently ceased is precluded by snow cover or frozen ground conditions, stabilization measures must be initiated as soon as practical.

Where construction activity on a portion of the site is temporarily ceased and earth disturbing activities will be resumed within twenty-one (21) days, temporary stabilization measures do not have to be initiated on that portion of the site.

In arid areas (areas with an average rainfall of 0-10 inches), semiarid areas (areas with an average annual rainfall of 10 to 20 inches), and areas experiencing droughts where the initiation of stabilization measures by the 14th day after construction activity has temporarily or permanently ceased is precluded by seasonably arid conditions, stabilization measures must be initiated as soon as practical.

Maintenance

Below are some maintenance practices to be used to maintain erosion and sediment controls:

- All measures will be maintained in good working order. The operator should correct any damage or deficiencies as soon as practicable after the inspection, but in no case later than seven (7) calendar days after the inspection.
- BMP Maintenance (as applicable)

- Sediment must be removed from sediment traps and sedimentation ponds no later than the time that design capacity has been reduced by 50%. For perimeter controls such as silt fences, berms, etc., the trapped sediment must be removed before it reaches 50% of the above-ground height.
- Silt fence will be inspected for depth of sediment, tears, to see if the fabric is securely attached to the fence posts, and to see that the fence posts are firmly in the ground.
- Drainage swale will be inspected and repaired as necessary.
- Inlet control will be inspected and repaired as necessary.
- Check dam will be inspected and repaired as necessary.
- Straw bale dike will be inspected and repaired as necessary.
- Diversion dike will be inspected and any breaches promptly repaired.
- Temporary and permanent seeding and planting will be inspected for bare spots, washouts, and healthy growth.
- If sediment escapes the site, accumulations must be removed at a frequency that minimizes off-site impacts, and prior to the next rain event, if feasible. If the permittee does not own or operate the off-site conveyance, then the permittee must work with the owner or operator of the property to remove the sediment.
- Locations where vehicles enter or exit the site must be inspected for evidence of off-site sediment tracking.

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

- Maintenance and repairs will be conducted before the next anticipated storm event or as necessary to maintain the continued effectiveness of storm water controls. Following an inspection, deficiencies should be corrected no later than seven (7) calendar days after the inspection.

Inspector Qualifications Log*

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

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

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

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

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

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

* The agent that performs the inspections should be knowledgeable of this general permit, familiar with the construction site, and knowledgeable of the SWPPP for the site. The contractor is to provide an inspector with a CPESC, CESSWI, or CISEC certification.

General Information					
Name of Project		Tracking No.		Inspection Date	
Inspector Name, Title & Contact Information					
Present Phase of Construction					
Inspection Location (if multiple inspections are required, specify location where this inspection is being conducted)					
Inspection Frequency Standard Frequency: <input type="checkbox"/> Weekly <input type="checkbox"/> Every 14 days and within 24 hours of a 0.25" rain Increased Frequency: <input type="checkbox"/> Every 7 days and within 24 hours of a 0.25" rain Reduced Frequency: - <input type="checkbox"/> Once per month (for stabilized areas) - <input type="checkbox"/> Once per month and within 24 hours of a 0.25" rain (for arid, semi-arid, or drought-stricken areas during seasonally dry periods or during drought) - <input type="checkbox"/> Once per month (for frozen conditions where earth-disturbing activities are being conducted)					
Was this inspection triggered by a 0.25" storm event? <input type="checkbox"/> Yes <input type="checkbox"/> No If yes, how did you determined whether a 0.25" storm event has occurred? <input type="checkbox"/> Rain gauge on site <input type="checkbox"/> Weather station representative of site. Specify weather station source: Total rainfall amount that triggered the inspection (in inches):					
Unsafe Conditions for Inspection Did you determine that any portion of your site was unsafe for inspection? <input type="checkbox"/> Yes <input type="checkbox"/> No If "yes", complete the following: - Describe the conditions that prevented you from conducting the inspection in this location: - Location(s) where conditions were found:					

Condition and Effectiveness of Erosion and Sediment (E&S) Controls				
Type/Location of E&S Control	Repairs or Other Maintenance Needed?	Corrective Action Required?	Date on Which Maintenance or Corrective Action First Identified?	Notes
1.	<input type="checkbox"/> Yes <input type="checkbox"/> No	<input type="checkbox"/> Yes <input type="checkbox"/> No		
2.	<input type="checkbox"/> Yes <input type="checkbox"/> No	<input type="checkbox"/> Yes <input type="checkbox"/> No		
3.	<input type="checkbox"/> Yes <input type="checkbox"/> No	<input type="checkbox"/> Yes <input type="checkbox"/> No		
4.	<input type="checkbox"/> Yes <input type="checkbox"/> No	<input type="checkbox"/> Yes <input type="checkbox"/> No		
5.	<input type="checkbox"/> Yes <input type="checkbox"/> No	<input type="checkbox"/> Yes <input type="checkbox"/> No		
6.	<input type="checkbox"/> Yes <input type="checkbox"/> No	<input type="checkbox"/> Yes <input type="checkbox"/> No		
7.	<input type="checkbox"/> Yes <input type="checkbox"/> No	<input type="checkbox"/> Yes <input type="checkbox"/> No		
8.	<input type="checkbox"/> Yes <input type="checkbox"/> No	<input type="checkbox"/> Yes <input type="checkbox"/> No		
9.	<input type="checkbox"/> Yes <input type="checkbox"/> No	<input type="checkbox"/> Yes <input type="checkbox"/> No		
10.	<input type="checkbox"/> Yes <input type="checkbox"/> No	<input type="checkbox"/> Yes <input type="checkbox"/> No		

Condition and Effectiveness of Pollution Prevention (P2) Practices				
Type/Location of P2 Practices	Repairs or Other Maintenance Needed?	Corrective Action Required?	Identification Date	Notes
1.	<input type="checkbox"/> Yes <input type="checkbox"/> No	<input type="checkbox"/> Yes <input type="checkbox"/> No		
2.	<input type="checkbox"/> Yes <input type="checkbox"/> No	<input type="checkbox"/> Yes <input type="checkbox"/> No		
3.	<input type="checkbox"/> Yes <input type="checkbox"/> No	<input type="checkbox"/> Yes <input type="checkbox"/> No		
4.	<input type="checkbox"/> Yes <input type="checkbox"/> No	<input type="checkbox"/> Yes <input type="checkbox"/> No		
5.	<input type="checkbox"/> Yes <input type="checkbox"/> No	<input type="checkbox"/> Yes <input type="checkbox"/> No		
6.	<input type="checkbox"/> Yes <input type="checkbox"/> No	<input type="checkbox"/> Yes <input type="checkbox"/> No		
7.	<input type="checkbox"/> Yes <input type="checkbox"/> No	<input type="checkbox"/> Yes <input type="checkbox"/> No		
8.	<input type="checkbox"/> Yes <input type="checkbox"/> No	<input type="checkbox"/> Yes <input type="checkbox"/> No		
9.	<input type="checkbox"/> Yes <input type="checkbox"/> No	<input type="checkbox"/> Yes <input type="checkbox"/> No		
10.	<input type="checkbox"/> Yes <input type="checkbox"/> No	<input type="checkbox"/> Yes <input type="checkbox"/> No		

Stabilization of Exposed Soil			
Stabilization Area	Stabilization Method	Have You Initiated Stabilization?	Notes
1.		<input type="checkbox"/> YES <input type="checkbox"/> NO If yes, provide date:	
2.		<input type="checkbox"/> YES <input type="checkbox"/> NO If yes, provide date:	
3.		<input type="checkbox"/> YES <input type="checkbox"/> NO If yes, provide date:	
4.		<input type="checkbox"/> YES <input type="checkbox"/> NO If yes, provide date:	
5.		<input type="checkbox"/> YES <input type="checkbox"/> NO If yes, provide date:	
Description of Discharges			
Was a stormwater discharge or other discharge occurring from any part of your site at the time of the inspection? <input type="checkbox"/> Yes <input type="checkbox"/> No If "yes", provide the following information for each point of discharge:			
Discharge Location	Observations		
1.	Describe the discharge: At points of discharge and the channels and banks of surface waters in the immediate vicinity, are there any visible signs of erosion and/or sediment accumulation that can be attributed to your discharge? <input type="checkbox"/> Yes <input type="checkbox"/> No If yes, describe what you see, specify the location(s) where these conditions were found, and indicate whether modification, maintenance, or corrective action is needed to resolve the issue:		
2.	Describe the discharge: At points of discharge and the channels and banks of surface waters in the immediate vicinity, are there any visible signs of erosion and/or sediment accumulation that can be attributed to your discharge? <input type="checkbox"/> Yes <input type="checkbox"/> No If yes, describe what you see, specify the location(s) where these conditions were found, and indicate whether modification, maintenance, or corrective action is needed to resolve the issue:		
3.	Describe the discharge: At points of discharge and the channels and banks of surface waters in the immediate vicinity, are there any visible signs of erosion and/or sediment accumulation that can be attributed to your discharge? <input type="checkbox"/> Yes <input type="checkbox"/> No If yes, describe what you see, specify the location(s) where these conditions were found, and indicate whether modification, maintenance, or corrective action is needed to resolve the issue:		

Contractor or Subcontractor Certification and Signature

"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 gathered and evaluated 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 that there are significant penalties for submitting false information, including the possibility of fine and imprisonment for knowing violations."

Signature of Contractor or Subcontractor: _____ **Date:** _____

Printed Name and Affiliation: _____

Certification and Signature by Permittee

"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 gathered and evaluated 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 that there are significant penalties for submitting false information, including the possibility of fine and imprisonment for knowing violations."

**Signature of Permittee or
"Duly Authorized Representative":** _____ **Date:** _____

Printed Name and Affiliation: _____

Section A – Initial Report			
(Complete this section <u>within 24 hours</u> of discovering the condition that triggered corrective action)			
Name of Project		Tracking No.	Today's Date
Date Problem First Discovered		Time Problem First Discovered	
Name and Contact Information of Individual Completing this Form			
<p>What site conditions triggered the requirement to conduct corrective action:</p> <p><input type="checkbox"/> A required stormwater control was never installed, was installed incorrectly, or not in accordance with the requirements in Part 2 and/or 3</p> <p><input type="checkbox"/> The stormwater controls that have been installed and maintained are not effective enough for the discharge to meet applicable water quality standards</p> <p><input type="checkbox"/> A prohibited discharge has occurred or is occurring</p> <p>Provide a description of the problem:</p> <p>Deadline for completing corrective action (<i>Enter date that is either: (1) no more than 7 calendar days after the date you discovered the problem, or (2) if it is infeasible to complete work within the first 7 days, enter the date that is as soon as practicable following the 7th day</i>):</p> <p>If your estimated date of completion falls after the 7-day deadline, explain (1) why you believe it is infeasible to complete work within 7 days, and (2) why the date you have established for making the new or modified stormwater control operational is the soonest practicable timeframe:</p>			
Section B – Corrective Action Progress			
(Complete this section <u>no later than 7 calendar days</u> after discovering the condition that triggered corrective action)			
Section B.1 – Why the Problem Occurred			
Cause(s) of Problem (Add an additional sheet if necessary)		How This Was Determined and the Date You Determined the Cause	
1.		1.	
2.		2.	
3.		3.	
Section B.2 – Stormwater Control Modifications to be Implemented to Correct the Problem			
List of Stormwater Control Modification(s) Needed to Correct Problem (Add an additional sheet if necessary)	Completion Date	SWPPP Update Necessary?	Notes
1.		<input type="checkbox"/> Yes <input type="checkbox"/> No Date:	
2.		<input type="checkbox"/> Yes <input type="checkbox"/> No Date:	
3.		<input type="checkbox"/> Yes <input type="checkbox"/> No Date:	

Section A – Initial Report
 (Complete this section within 24 hours of discovering the condition that triggered corrective action)

Name of Project		Tracking No.		Today's Date	
Date Problem First Discovered			Time Problem First Discovered		
Name and Contact Information of Individual Completing this Form					
<p>What site conditions triggered the requirement to conduct corrective action:</p> <input type="checkbox"/> A required stormwater control was never installed, was installed incorrectly, or not in accordance with the requirements in Part 2 and/or 3 <input type="checkbox"/> The stormwater controls that have been installed and maintained are not effective enough for the discharge to meet applicable water quality standards <input type="checkbox"/> A prohibited discharge has occurred or is occurring					
Provide a description of the problem:					
Deadline for completing corrective action (<i>Enter date that is either: (1) no more than 7 calendar days after the date you discovered the problem, or (2) if it is infeasible to complete work within the first 7 days, enter the date that is as soon as practicable following the 7th day</i>):					
If your estimated date of completion falls after the 7-day deadline, explain (1) why you believe it is infeasible to complete work within 7 days, and (2) why the date you have established for making the new or modified stormwater control operational is the soonest practicable timeframe:					

Section B – Corrective Action Progress
 (Complete this section no later than 7 calendar days after discovering the condition that triggered corrective action)

Section B.1 – Why the Problem Occurred	
Cause(s) of Problem (Add an additional sheet if necessary)	How This Was Determined and the Date You Determined the Cause
1.	1.
2.	2.
3.	3.

Section B.2 – Stormwater Control Modifications to be Implemented to Correct the Problem			
List of Stormwater Control Modification(s) Needed to Correct Problem (Add an additional sheet if necessary)	Completion Date	SWPPP Update Necessary?	Notes
1.		<input type="checkbox"/> Yes <input type="checkbox"/> No Date:	
2.		<input type="checkbox"/> Yes <input type="checkbox"/> No Date:	
3.		<input type="checkbox"/> Yes <input type="checkbox"/> No Date:	

Contractor or Subcontractor Certification and Signature

"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 gathered and evaluated 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 that there are significant penalties for submitting false information, including the possibility of fine and imprisonment for knowing violations."

Signature of Contractor or Subcontractor: _____ **Date:** _____

Printed Name and Affiliation: _____

Certification and Signature by Permittee

"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 gathered and evaluated 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 that there are significant penalties for submitting false information, including the possibility of fine and imprisonment for knowing violations."

**Signature of Permittee or
"Duly Authorized Representative":** _____ **Date:** _____

Printed Name and Affiliation: _____

***SECTION 4:
PERMANENT STORMWATER SECTION***

Permanent Stormwater Section

Texas Commission on Environmental Quality

for Regulated Activities on the Edwards Aquifer Recharge Zone and Relating to 30 TAC §213.5(b)(4)(C), (D)(li), (E), and (5), 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 **Permanent Stormwater Section** is hereby submitted for TCEQ review and executive director approval. The application was prepared by:

Print Name of Customer/Agent: Jason Link, P.E.

Date: 9/26/2023

Signature of Customer/Agent



Regulated Entity Name: Schumacher - UTSA Blvd./IH-10 114.2 Acre Tract

Permanent Best Management Practices (BMPs)

Permanent best management practices and measures that will be used during and after construction is completed.

- Permanent BMPs and measures must be implemented to control the discharge of pollution from regulated activities after the completion of construction.
 N/A
- 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

3. 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

4. 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.

5. 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 A - 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.

6. **Attachment B - 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.
7. **Attachment C - 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.
8. **Attachment D - BMPs for Surface Streams.** A description of the BMPs and measures that prevent pollutants from entering surface streams, sensitive features, or the aquifer is attached. Each feature identified in the Geologic Assessment as sensitive has been addressed.
- N/A
9. The applicant understands that to the extent practicable, BMPs and measures must maintain flow to naturally occurring sensitive features identified in either the geologic assessment, executive director review, or during excavation, blasting, or construction.
- The permanent sealing of or diversion of flow from a naturally-occurring sensitive feature that accepts recharge to the Edwards Aquifer as a permanent pollution abatement measure has not been proposed.
 - Attachment E - Request to Seal Features.** A request to seal a naturally-occurring sensitive feature, that includes, for each feature, a justification as to why no reasonable and practicable alternative exists, is attached.
10. **Attachment F - Construction Plans.** All construction plans and design calculations for the proposed permanent BMP(s) and measures have been prepared by or under the direct supervision of a Texas Licensed Professional Engineer, and are signed, sealed, and dated. The plans are attached and, if applicable include:
- Design calculations (TSS removal calculations)
 - TCEQ construction notes
 - All geologic features
 - All proposed structural BMP(s) plans and specifications
- N/A

11. **Attachment G - Inspection, Maintenance, Repair and Retrofit Plan.** A plan for the inspection, maintenance, repairs, and, if necessary, retrofit of the permanent BMPs and measures is attached. The plan includes all of the following:
- Prepared and certified by the engineer designing the permanent BMPs and measures
 - Signed by the owner or responsible party
 - Procedures for documenting inspections, maintenance, repairs, and, if necessary retrofit
 - A discussion of record keeping procedures
- N/A
12. **Attachment H - 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
13. **Attachment I - 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 results in water quality degradation.
- N/A

Responsibility for Maintenance of Permanent BMP(s)

Responsibility for maintenance of best management practices and measures after construction is complete.

14. 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.
- N/A
15. 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.
- N/A

**068729010 – TOMMY'S EXPRESS CAR WASH
CONTRIBUTING ZONE PLAN**

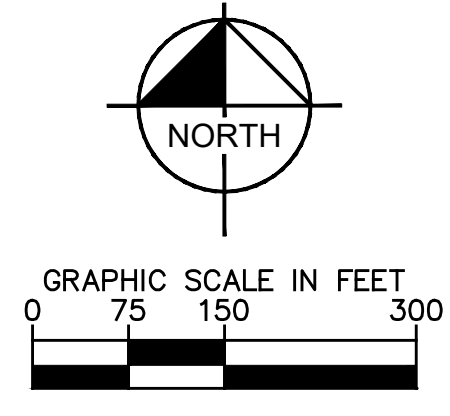
**20% OR LESS IMPERVIOUS COVER WAIVER
(NOT APPLICABLE)**

BMPs FOR UPGRADIENT STORMWATER

The majority of upgradient stormwater originates north-east of the site, most of which will be collected by the proposed storm system and be treated by the existing water quality pond system. Please refer to the TCEQ Site Plan that is provided.

BMPs FOR ON-SITE STORMWATER

The proposed Tommy’s project will construct a total of 0.74 acres of impervious cover – 0.74 acres of which will be treated with the existing water quality pond. The “TSS Removal Calculations” spreadsheet has been included to reflect the proposed development. Refer to the following sheets for the water quality calculations and TCEQ Site Plan.



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 = **Bexar**
 Total project area included in plan * = **116.70** acres
 Predevelopment impervious area within the limits of the plan * = **0.00** acres
 Total post-development impervious area within the limits of the plan * = **15.56** acres
 Total post-development impervious cover fraction * = **0.13**
 P = **30** inches

14.82 ACRES OF MASTER PLANNED DEVELOPMENT COMPLETED SO FAR
 +0.74 ACRES OF PROPOSED IMPERVIOUS TOMMY'S CAR WASH
 =15.56 ACRES IMPERVIOUS

$L_{M \text{ TOTAL PROJECT}}$ = **12697** 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 = **52.35** acres
 Predevelopment impervious area within drainage basin/outfall area = **0.00** acres
 Post-development impervious area within drainage basin/outfall area = **15.56** acres
 Post-development impervious fraction within drainage basin/outfall area = **0.30**
 $L_{M \text{ THIS BASIN}}$ = **12697** lbs.

3. Indicate the proposed BMP Code for this basin.

BATCH
 Proposed BMP = **Extended Detention**
 Removal efficiency = **91** 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 = **52.35** acres
 A_i = **15.56** acres
 A_p = **36.79** acres
 L_R = **15240** lbs

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

Desired $L_{M \text{ THIS BASIN}}$ = **12697** lbs.
 F = **0.83**

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 = 1.20 inches
Post Development Runoff Coefficient = 0.26
On-site Water Quality Volume = 58541 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 = 11708

Total Capture Volume (required water quality volume(s) x 1.20) = 70249 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

BATCH

8. Extended Detention Basin System

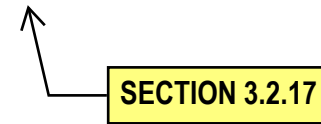
Designed as Required in RG-348

Pages 3-46 to 3-51

Required Water Quality Volume for extended detention basin = 70249 cubic feet

Designed as Required in RG-348

Pages 3-58 to 3-63



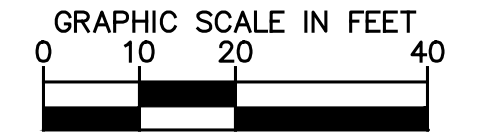
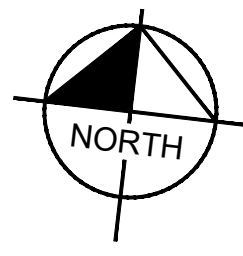
BMPs FOR SURFACE STREAMS

There are no existing streams or sensitive features on site. All permanent BMPs have been designed to remove 80% or more of the increase in Total Suspended Solids as per current TCEQ requirements before the flows are conveyed to the public storm drain system and into the Leon Creek Watershed.

**REQUEST TO SEAL FEATURES
(NOT APPLICABLE)**

**068729010 – TOMMY’S EXPRESS CAR WASH
CONTRIBUTING ZONE PLAN**

CONSTRUCTION PLANS



LEGEND

	PROPERTY BOUNDARY
	LIMITS OF DISTURBANCE
	EXISTING EDGE OF ASPHALT
	EXISTING OVERHEAD ELECTRIC TO REMAIN
	EXISTING SANITARY LINE TO REMAIN
	EXISTING WATER LINE TO REMAIN
	EXISTING GAS LINE TO REMAIN
	OVERHEAD ELECTRIC TO BE REMOVED
	WATER LINE TO BE REMOVED
	GAS LINE TO BE REMOVED
	UNDERGROUND ELECTRIC TO BE REMOVED
	EXISTING CONCRETE SIDEWALK TO BE REMOVED
	EXISTING ASPHALT PAVEMENT TO BE REMOVED
	EXISTING CONCRETE PAVEMENT TO BE REMOVED
	BENCHMARK
	PROPERTY CORNER
	EXISTING SIGN
	EXISTING SANITARY SEWER MANHOLE
	EXISTING WATER VALVE
	EXISTING FIRE HYDRANT
	EXISTING CABLE PEDESTAL
	EXISTING GUY WIRE
	EXISTING POWER POLE

CONTRACTOR SHALL BE RESPONSIBLE TO CLEAR, GRUB, AND STRIP ALL EXISTING IMPROVEMENTS, TREES, VEGETATION, AND TOP SOIL WITHIN THE LIMITS OF DISTURBANCE UNLESS OTHERWISE NOTED.

CAUTION!!!
EXISTING SEWER LINE IN THE AREA

DEMOLITION NOTES

- THE CONTRACTOR SHALL COORDINATE WITH THE CITY OF SAN ANTONIO AND FRANCHISED UTILITY COMPANIES TO MAINTAIN SERVICES AT ALL TIMES TO NEIGHBORING PROPERTIES. THE CONTRACTOR SHALL MAINTAIN COMPLETE RECORDS INDICATING HOW THE WASTE FROM THE SITE HAS BEEN HANDLED. ALL FACILITIES TO BE REMOVED SHALL BE UNDERCUT TO SUITABLE MATERIAL AND BROUGHT TO GRADE WITH SUITABLE COMPACTED FILL MATERIAL PER THE SPECIFICATIONS IN THE GEOTECHNICAL REPORT. THE SITE, AFTER DEMOLITION SHALL BE GRADED TO ELIMINATE DEPRESSIONS, HOLES, BERMS, DIRT PILES, ETC. THE SITE IS TO BE GRADED UNTIL RELATIVELY SMOOTH AND ATTRACTIVE IN APPEARANCE PRIOR TO STABILIZATION OF EARTH. ANY FILL MATERIAL/FILL AREAS SHALL BE COMPACTED TO 95% OF STANDARD PROCTOR DENSITY AT A MOISTURE AT, OR ABOVE, OPTIMUM MOISTURE CONTENT IN MAXIMUM 8" LIFTS. CONTRACTOR SHALL PROVIDE PROOF IN THE FORM OF LAB TEST KITS THAT THIS HAS BEEN ACHIEVED.
- THE CONTRACTOR IS RESPONSIBLE FOR REMOVING ALL DEBRIS FROM THE SITE AND DISPOSING THE DEBRIS IN A LAWFUL MANNER. THE CONTRACTOR IS RESPONSIBLE FOR OBTAINING ALL PERMITS REQUIRED FOR DEMOLITION AND DISPOSAL. CONTRACTOR SHALL BE RESPONSIBLE FOR REVIEWING THE PHASE I ENVIRONMENTAL SITE ASSESSMENT.
- LOCATIONS OF PUBLIC AND PRIVATE UTILITIES SHOWN ARE APPROXIMATE AND MAY NOT BE COMPLETE. CONTRACTOR SHALL CALL 811 AT LEAST 48 HOURS PRIOR TO COMMENCING DEMOLITION OR CONSTRUCTION ACTIVITIES. CONTRACTOR SHALL CONTACT ANY OTHER UTILITY COMPANIES WHO DO NOT SUBSCRIBE TO THE TESS PROGRAM FOR LINE MARKINGS. THE CONTRACTOR BEARS SOLE RESPONSIBILITY FOR VERIFYING LOCATIONS OF EXISTING UTILITIES, SHOWN OR NOT SHOWN, AND FOR ANY DAMAGE DONE TO THESE FACILITIES.
- ALL EXISTING UTILITIES SHOWN ARE LOCATED ACCORDING TO THE INFORMATION AVAILABLE TO THE ENGINEER AT THE TIME THE DRAWINGS WERE PREPARED AND HAVE NOT BEEN INDEPENDENTLY VERIFIED BY THE OWNER OR THE ENGINEER. GUARANTEE IS NOT MADE THAT ALL EXISTING UNDERGROUND UTILITIES ARE SHOWN OR THAT THE LOCATION OF THOSE SHOWN ARE ACCURATE. FINDING THE ACTUAL LOCATION OF ANY EXISTING UTILITIES IS THE CONTRACTOR'S RESPONSIBILITY AND SHALL BE DONE BEFORE THEY COMMENCE ANY WORK IN THE VICINITY. FURTHERMORE, THE CONTRACTOR SHALL BE SOLELY RESPONSIBLE FOR ANY AND ALL DAMAGE DUE TO THE CONTRACTOR'S FAILURE TO EXACTLY LOCATE AND PRESERVE ANY AND ALL UNDERGROUND UTILITIES. THE OWNER OR ENGINEER WILL ASSUME NO LIABILITY FOR ANY DAMAGES SUSTAINED OR COST INCURRED BECAUSE OF THE OPERATIONS IN THE VICINITY OF EXISTING UTILITIES OR STRUCTURES, NOR FOR TEMPORARY BRACING AND SHORING OF SAME. IF IT IS NECESSARY TO SHORE, BRACE, SWING OR RELOCATE A UTILITY, THE UTILITY COMPANY OR DEPARTMENT AFFECTED SHALL BE CONTACTED BY THE CONTRACTOR AND THEIR PERMISSION OBTAINED REGARDING THE METHOD TO USE FOR SUCH WORK.
- IT IS THE CONTRACTOR'S RESPONSIBILITY TO CONTACT THE VARIOUS UTILITY COMPANIES WHICH MAY HAVE BURIED OR AERIAL UTILITIES WITHIN OR NEAR THE CONSTRUCTION AREA BEFORE COMMENCING WORK. THE CONTRACTOR SHALL PROVIDE 72 HOURS MINIMUM NOTICE TO ALL UTILITY COMPANIES PRIOR TO BEGINNING CONSTRUCTION.
- THE CONTRACTOR SHALL HAVE AVAILABLE AT THE JOB SITE AT ALL TIMES ONE COPY OF THE CONTRACT DOCUMENTS INCLUDING PLANS, SPECIFICATIONS AND SPECIAL CONDITIONS, COPIES OF ANY REQUIRED CONSTRUCTION PERMITS, AND EROSION CONTROL PLANS.
- ANY DISCREPANCIES ON THE DRAWINGS SHALL BE IMMEDIATELY BROUGHT TO THE ATTENTION OF THE OWNER BEFORE COMMENCING WORK. NO FIELD CHANGES OR DEVIATIONS FROM DESIGN ARE TO BE MADE WITHOUT PRIOR APPROVAL OF THE OWNER AND NOTIFICATION TO THE ENGINEER. NO CONSIDERATION WILL BE GIVEN TO CHANGE ORDERS FOR WHICH THE OWNER WAS NOT CONTACTED PRIOR TO CONSTRUCTION OF THE AFFECTED ITEM.
- CONTRACTOR IS RESPONSIBLE FOR TRAFFIC CONTROL DEVICES FOR ANY STREET WORK.
- THE CONTRACTOR SHALL COORDINATE WITH RESPECTIVE UTILITY COMPANIES PRIOR TO THE REMOVAL AND/OR RELOCATION OF UTILITIES. THE CONTRACTOR SHALL COORDINATE WITH THE UTILITY COMPANY CONCERNING PORTIONS OF WORK WHICH MAY BE PERFORMED BY THE UTILITY COMPANY'S FORCES AND ANY FEES WHICH ARE TO BE PAID TO THE UTILITY COMPANY FOR THEIR SERVICES. THE DEVELOPER IS RESPONSIBLE FOR PAYING ALL FEES AND CHARGES.

DEMOLITION NOTES (CONT.)

- CONTRACTOR MUST PROTECT THE PUBLIC AT ALL TIMES WITH FENCING, BARRICADES, ENCLOSURES, ETC., ACCORDING TO STANDARD BEST PRACTICES.
- PRIOR TO DEMOLITION OCCURRING, ALL EROSION CONTROL DEVICES AROUND THE SITE PERIMETER ARE TO BE INSTALLED.
- DAMAGE TO ALL EXISTING CONDITIONS TO REMAIN WILL BE REPLACED AT CONTRACTOR'S EXPENSE.
- CONTRACTOR SHALL COMPLY TO THE FULLEST EXTENT WITH ALL REGULATIONS GOVERNING THE DEMOLITION, REMOVAL, TRANSPORTATION AND DISPOSAL OF ALL DEMOLITION DEBRIS.
- CONTRACTOR SHALL COMPLY TO THE FULLEST EXTENT WITH THE LATEST OSHA STANDARDS FOR EXCAVATION AND TRENCHING PROCEDURES. CONTRACTOR SHALL USE SUPPORT SYSTEMS, SLOPING, BENCHING, ETC. AS NECESSARY FOR THESE OPERATIONS, AND SHALL COMPLY WITH ALL OSHA PERFORMANCE CRITERIA.
- ANY RECYCLED MATERIAL TO BE STOCKPILED ON THE SITE SHALL BE STORED IN AS SMALL AN AREA AS PRACTICABLE AND THE LOCATION MUST BE PRE-APPROVED BY THE OWNER PRIOR TO STOCKPILING.
- FILL MATERIAL SHALL BE PLACED IN ACCORDANCE WITH THE GEOTECH REPORT.

ADVISORY NOTES

- KIMLEY-HORN AND ASSOCIATES, INC. IS NOT RESPONSIBLE FOR THE MEANS AND METHODS EMPLOYED BY THE CONTRACTOR TO IMPLEMENT THIS DEMOLITION PLAN. THIS DEMOLITION PLAN SIMPLY INDICATES THE KNOWN OBJECTS ON THE SUBJECT TRACTS THAT ARE TO BE DEMOLISHED AND REMOVED FROM THE SITE. KIMLEY-HORN AND ASSOCIATES, INC. DOES NOT WARRANT OR REPRESENT THAT THE PLAN, WHICH WAS PREPARED BASED ON SURVEY AND UTILITY INFORMATION PROVIDED BY OTHERS, SHOWS ALL IMPROVEMENTS AND UTILITIES, THAT THE IMPROVEMENTS AND UTILITIES ARE SHOWN ACCURATELY OR THAT THE UTILITIES SHOWN CAN BE REMOVED. THE CONTRACTOR IS RESPONSIBLE FOR PERFORMING HIS OWN SITE RECONNAISSANCE TO SCOPE HIS WORK AND TO CONFIRM WITH THE OWNERS OF IMPROVEMENTS AND UTILITIES THE ABILITY AND PROCESS FOR THE REMOVAL OF THEIR FACILITIES. THIS PLAN IS INTENDED TO GIVE A GENERAL GUIDE TO THE CONTRACTOR, NOTHING MORE. THE GOAL OF THE DEMOLITION IS TO LEAVE THE SITE IN A STATE SUITABLE FOR THE CONSTRUCTION OF THE PROPOSED DEVELOPMENT. REMOVAL OR PRESERVATION OF IMPROVEMENTS, UTILITIES, ETC. TO ACCOMPLISH THIS GOAL ARE THE RESPONSIBILITY OF THE CONTRACTOR.
- THE CONTRACTOR IS STRONGLY CAUTIONED TO REVIEW ANY AVAILABLE REPORTS DESCRIBING SITE CONDITIONS PRIOR TO BIDDING AND IMPLEMENTING THE DEMOLITION PLAN.
- CONTRACTOR SHALL COMPLY WITH ALL LOCAL, STATE, AND FEDERAL REGULATIONS REGARDING THE DEMOLITION OF OBJECTS ON THE SITE AND THE DISPOSAL OF THE DEMOLISHED MATERIALS OFF-SITE. IT IS THE CONTRACTOR'S RESPONSIBILITY TO REVIEW THE SITE, DETERMINE THE APPLICABLE REGULATIONS, RECEIVE THE REQUIRED PERMITS AND AUTHORIZATIONS, AND COMPLY.
- KIMLEY-HORN AND ASSOCIATES, INC. DOES NOT WARRANT OR REPRESENT THAT THE REPORTS AND SURVEYS REFERENCED ABOVE ARE ACCURATE, COMPLETE, OR COMPREHENSIVE.

BENCHMARK LIST

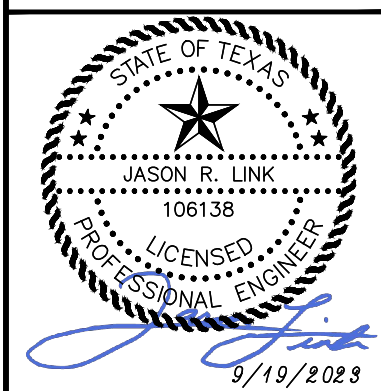
BM#50 - BENCHMARK MAG NAIL	ELEV: 1011.11
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CAUTION!!!
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10101 REUNION PLACE SUITE 400, SAN ANTONIO, TX 78216
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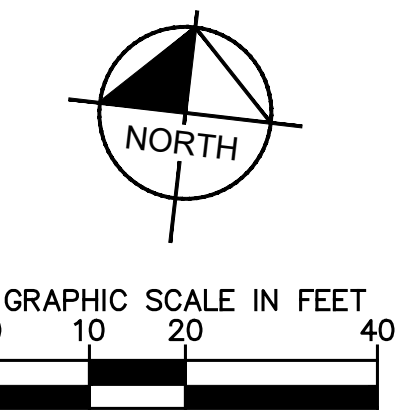
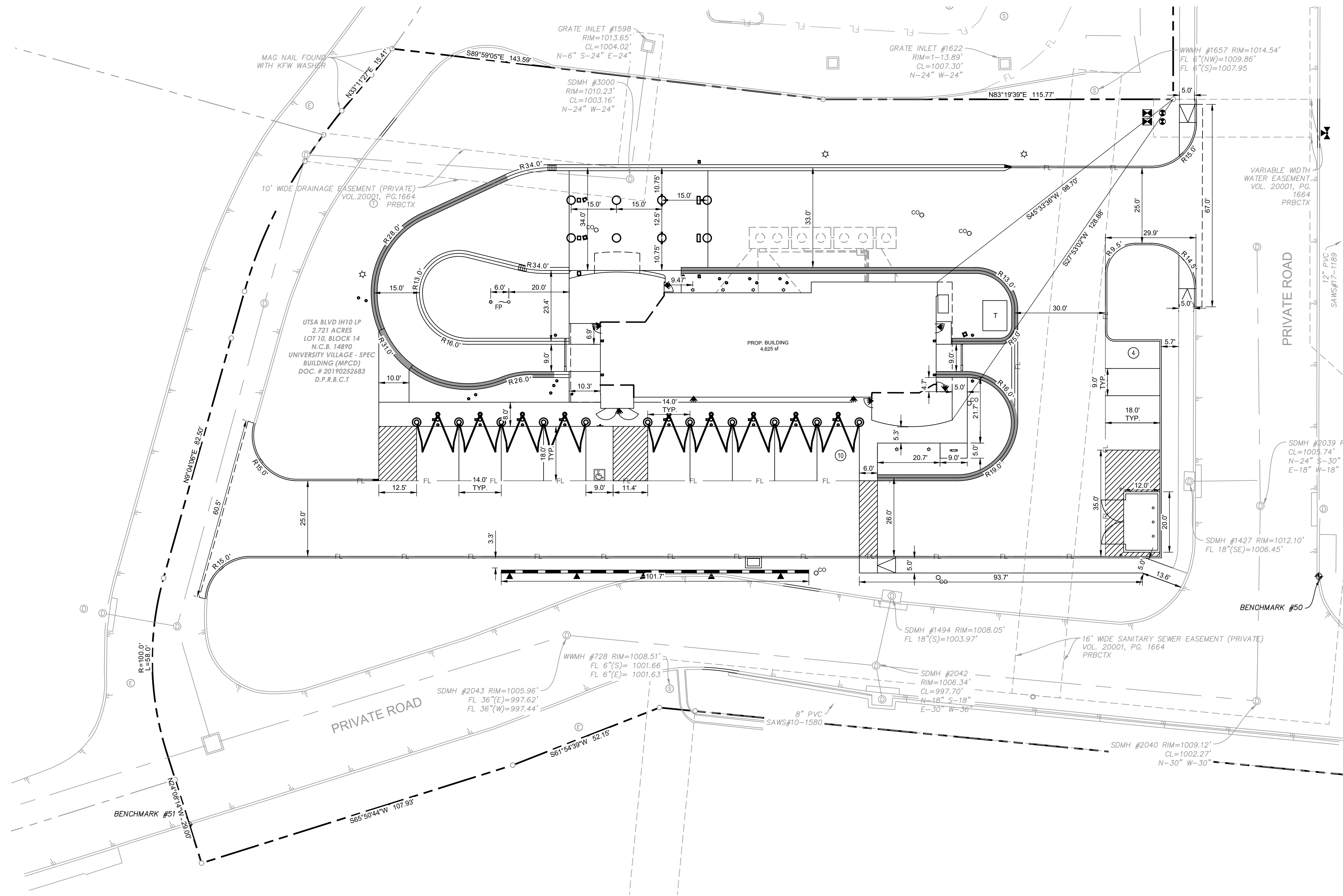


KHA PROJECT	068729010
DATE	9/19/2023
SCALE	AS SHOWN
DESIGNED BY	NW
DRAWN BY	NW
CHECKED BY	JL

DEMOLITION PLAN

TOMMY'S EXPRESS
CAR WASH
UTSA BLVD
SAN ANTONIO, TX

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LEGEND

- PROPERTY BOUNDARY
- PROPOSED SAWCUT LINE
- PROPOSED FIRE LANE
- PROPOSED GUARD RAIL
- PROPOSED RETAINING WALL (TRIANGLE INDICATE FACE OF WALL)
- PROPOSED PARKING COUNT
- PROPOSED ACCESSIBLE PARKING SPACE
- PROPOSED BARRIER FREE RAMP
- PROPOSED SANITARY SEWER MANHOLE
- PROPOSED CURB INLET
- PROPOSED FIRE HYDRANT
- EXISTING SANITARY SEWER MANHOLE
- EXISTING FIRE HYDRANT
- EXISTING POWER POLE

NOTES

1. ALL DIMENSIONS ARE TO FACE OF CURB UNLESS OTHERWISE NOTED.
2. REFER TO ARCHITECTURAL CONSTRUCTION DRAWINGS FOR EXACT BUILDING DIMENSIONS. REFER TO LANDSCAPE ARCHITECT'S PLANS FOR DIMENSIONS AND DETAIL OF HARDSCAPE.
3. ALL CURB RADI ARE 3 FEET UNLESS DIMENSIONED OTHERWISE.
4. BUILDING, MECHANICAL EQUIPMENT AND SIGNS ARE SHOWN HEREON FOR REFERENCE ONLY. REFER TO CONSTRUCTION PLANS OF THOSE ITEMS FOR LOCATIONS AND DIMENSIONS.
5. ALL CONSTRUCTION SPECIFICATIONS WITHIN CITY RIGHT-OF-WAY AND EASEMENTS SHALL COMPLY WITH CITY OF SAN ANTONIO STANDARDS. PRIOR APPROVAL TO USE ANY NON-STANDARD MATERIAL IS REQUIRED.

SITE DATA TABLE

GENERAL SITE DATA	
LEGAL DESCRIPTION	NCB 14890 BLK 14 LOT 10 (UNIVERSITY VILLAGE-SPEC BUILDING)
ZONING	MPCD
SITE ACREAGE	2.7210
ADDRESS	5614 UTSA BLVD SAN ANTONIO, TEXAS 78249
BUILDING DATA	
BUILDING SQUARE FOOTAGE	4,625
BUILDING HEIGHT	28'-0"
PARKING DATA	
REQUIRED PARKING SPACES	10
STANDARD SPACES PROVIDED	15
ACCESSIBLE SPACES PROVIDED	1
TOTAL SPACES PROVIDED	16

BENCHMARK LIST

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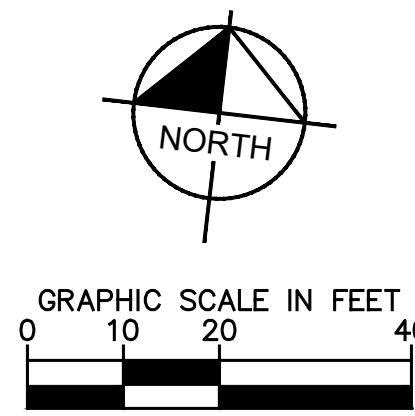
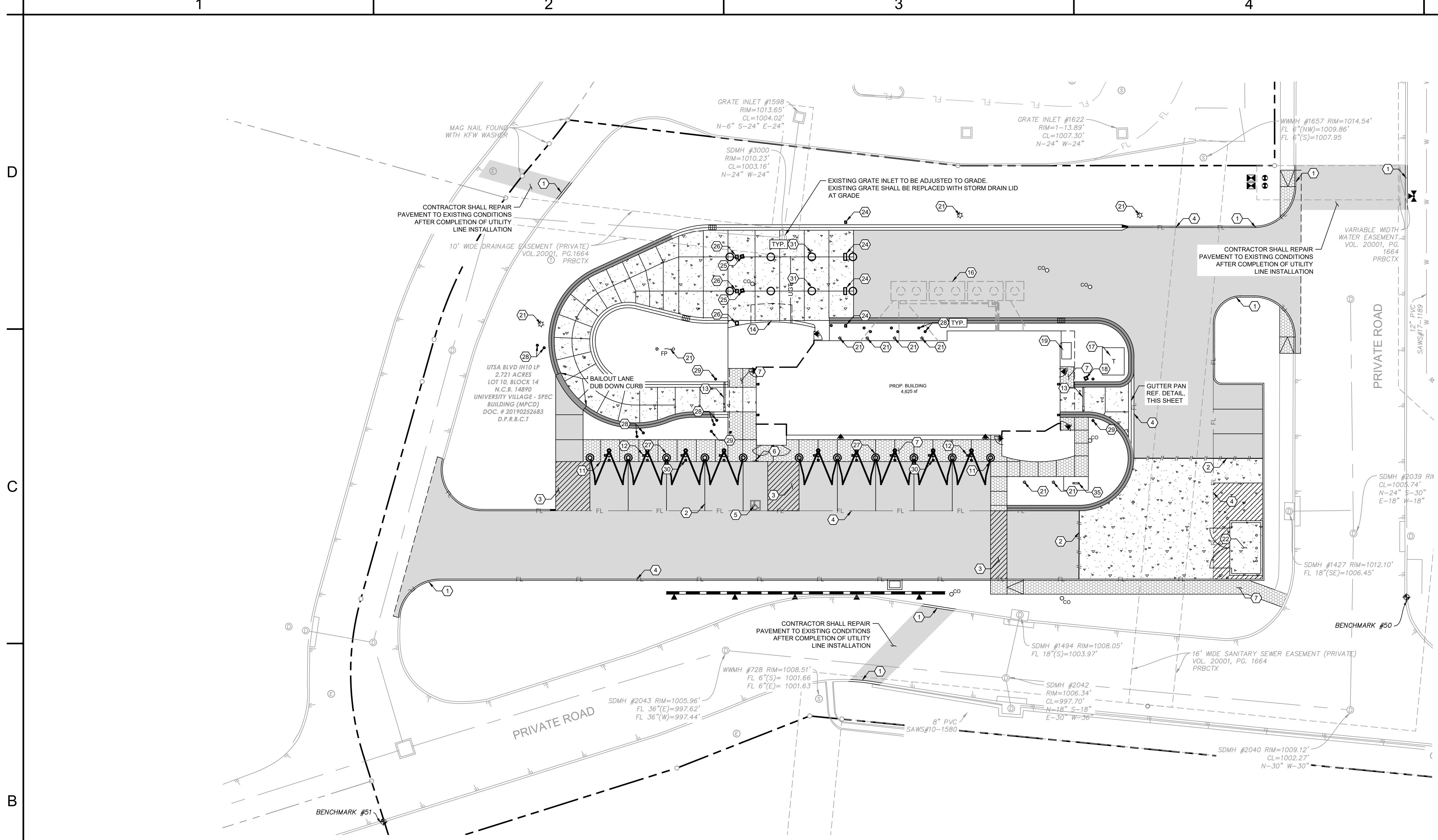


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DIMENSION CONTROL PLAN

TOMMY'S EXPRESS CAR WASH UTSA BLVD

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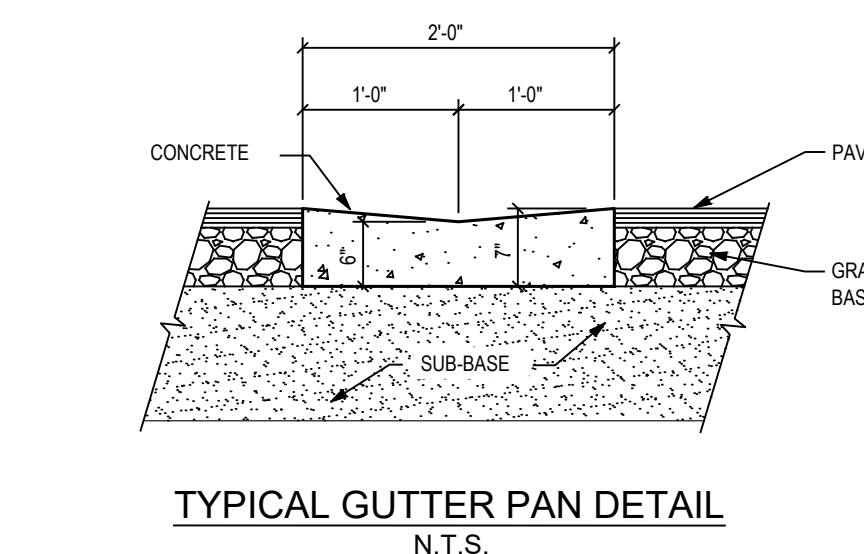
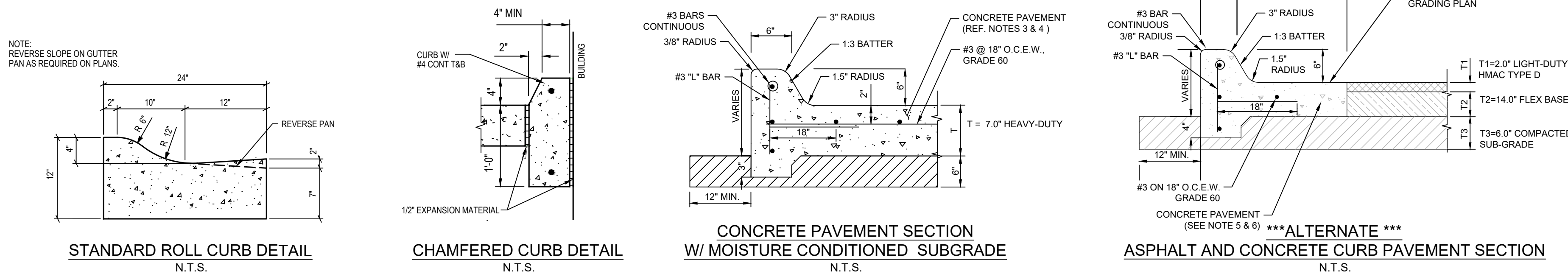


LEGEND	
①	PROPOSED 6" CONCRETE CURB (REF. DETAIL, THIS SHEET)
②	4" PAINTED STRIPE (TYP.)
③	4" PAINTED STRIPING, 2' O.C. @ 45°
④	PROPOSED FIRE LANE STRIPING
⑤	ACCESSIBLE PARKING SYMBOL (REF. DETAIL, SHEET C6.1)
⑥	ACCESSIBLE PARKING SIGN (REF. DETAIL, SHEET C6.1)
⑦	CONSTRUCT ON-SITE CONCRETE SIDEWALK (REF. DETAIL, SHEET C6.1)
⑧	PROPOSED CURB TRANSITION (4" HIGH X 12" WIDE TO 6" HIGH X 6" WIDE)
⑨	PROPOSED CURB TRANSITION (4" HIGH X 12" WIDE TO FLUSH)
⑩	PROPOSED CURB TRANSITION (6" HIGH X 6" WIDE TO FLUSH)
⑪	PROPOSED SIDEWALK FLUSH WITH PAVEMENT (REF. SHEET C4.1 FOR DETAILS)
⑫	VACUUM STANCHION CANOPY AND CANISTER (REF. ARCH. PLANS)
⑬	PROPOSED TRENCH DRAIN (REF. SHEET C6.4 FOR DETAILS)
⑭	CHAMFERED CURB FACE 6" MIN. FROM CENTER POINT OF TOWER (REF. DETAIL HEREON)
⑮	ROLLED CURB AND GUTTER (REF. DETAIL HEREON)
⑯	WATER RECLAMATION SYSTEM - 6" LINE (REF. MEP PLANS FOR DETAILS)
⑰	PROPOSED PAD MOUNTED TRANSFORMER (REF. MEP PLANS FOR DETAILS)
⑱	SONITUBE WITH CONDUIT FOR RELAX / GO LIGHT (REF. ARCH PLANS FOR DETAILS)
⑲	AC UNIT ON 6'-0" X 3'-6" CONCRETE PAD (REF. MEP PLANS FOR DETAILS)
⑳	LIGHT POLE (REF. MEP PLANS FOR DETAILS)
㉑	FLOOD LIGHTS (REF. MEP PLANS FOR DETAILS)
㉒	TRASH ENCLOSURE (REF. ARCH PLANS FOR DETAILS)
㉓	NOT USED
㉔	LICENSE PLATE READER (REF. ARCH PLANS FOR DETAILS)
㉕	APPROVE/GO LIGHT (REF. ARCH PLANS FOR DETAILS)
㉖	ACCESS GATE (REF. ARCH PLANS FOR DETAILS)
㉗	TOMMY PROVIDED RED BALL VACUUM HOSE HOLDER (REF. ARCH PLANS FOR DETAILS)
㉘	U-SHAPED SNAP SIGN (REF. ARCH. PLANS FOR DETAILS)
㉙	CAMERA POLE (REF. MEP PLANS FOR DETAILS)
㉚	STAINLESS STEEL BOLLARD (AT VACUUM STATIONS) (REF. DETAIL, SHEET C6.2)
㉛	33" DIAMETER TOMMY BALL (REF. ARCH PLANS)
㉜	DOWNSPOUT (ALL DOWNSPOUT DISCHARGE LOCATIONS SHALL BE BELOW GRADE AND TIED INTO STORM NETWORK)
㉝	COLUMN (REF. ARCH PLANS)
㉞	PROPOSED CONTECH JELLYFISH FILTER
㉟	PROPOSED BIKE RACK
㊱	PROPOSED ASPHALT CONCRETE PAVEMENT (REF. ALPHA TESTING REPORT NO. A222517 FOR MORE INFORMATION)
㊲	PROPOSED CONCRETE PAVEMENT (REF. ALPHA TESTING REPORT NO. A222517 FOR MORE INFORMATION)
㊳	PROPOSED ON-SITE (PRIVATE) SIDEWALK
㊴	STANDARD ROLLED CURB (REF. DETAIL HEREON)
㊵	ASPHALT/CONCRETE PAVEMENT HEADER (REF. DETAIL, SHEET C6.1)
㊶	REVERSE PAN ROLLED CURB (REF. DETAIL HEREON)
㊷	PROPOSED SAWCUT LINE
㊸	PROPOSED RETAINING WALL (TRIANGLE INDICATE FACE OF WALL)

TAS NOTE

GROUND AND FLOOR SURFACES ALONG ACCESSIBLE ROUTES AND IN ACCESSIBLE ROOMS AND SPACES INCLUDING FLOORS, WALKS, RAMPS, STAIRS, AND CURB RAMPS, SHALL BE STABLE, FIRM, SLIP-RESISTANT, AND SHALL COMPLY WITH SECTION 302 OF THE TEXAS ACCESSIBILITY STANDARDS.

- NOTES**
- REFERENCE GEOTECHNICAL REPORT FOR ADDITIONAL PAVING AND SOIL PREPARATION NOTES.
 - REFERENCE DIMENSION CONTROL PLAN ON SHEET C3.0 FOR CURB RADII AND LAYOUT INFORMATION.
 - REFERENCE IRRIGATION AND MEP PLANS FOR CONDUIT SIZES AND LOCATIONS UNLESS OTHERWISE NOTED ON THIS SHEET.
 - EXPANSION JOINTS SHOULD BE USED WHEREVER THE PAVEMENT WILL ABUT A STRUCTURAL ELEMENT SUBJECT TO DIFFERENT MAGNITUDE OF MOVEMENT, E.G., LIGHT POLES, RETAINING WALLS, EXISTING PAVEMENT, STAIRWAYS, ENTRYWAY PIERS, BUILDING WALLS, OR MANHOLES.
 - EXISTING MANHOLE TOPS, VALVE BOXES, ETC. ARE TO BE ADJUSTED AS REQUIRED TO MATCH PROPOSED GRADES. IF NECESSARY, ADJUSTMENTS SHALL BE PERFORMED UPON COMPLETION OF PAVING AND FINE GRADING TO ENSURE A SMOOTH TRANSITION.
 - PAVEMENT WITHIN THE DRIVE-THRU MUST BE CONSTRUCTED WITH HEAVY-DUTY CONCRETE PAVEMENT



BENCHMARK LIST

BM#50 - BENCHMARK MAG NAIL	ELEV: 1011.11
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	DATE
	REVISIONS
	BY

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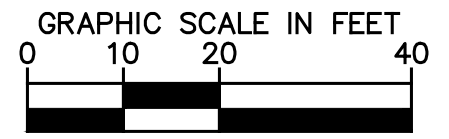
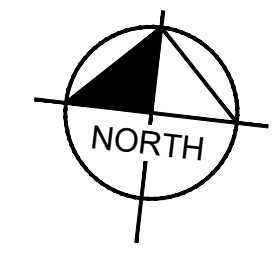
JASON R. LINK
 106138
 LICENSED PROFESSIONAL ENGINEER
 9/19/2023

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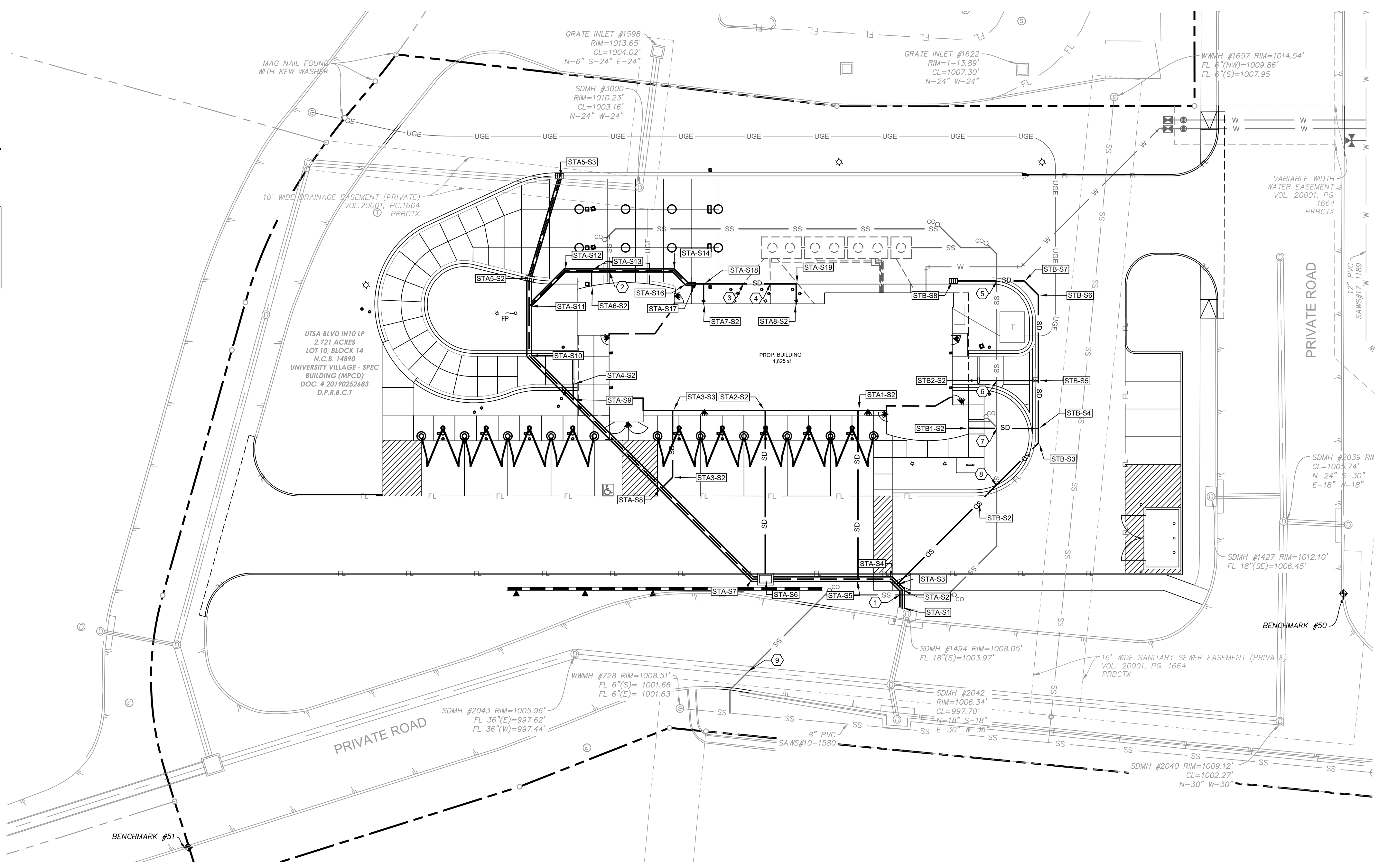
PAVING PLAN

TOMMY'S EXPRESS CAR WASH UTSA BLVD

SHEET NUMBER
C3.2



BENCHMARK LIST	
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LEGEND	
	PROPOSED PROPERTY BOUNDARY
	EXISTING PROPERTY LINE
	PROPOSED EASEMENT
	EXISTING EASEMENT
	PROPOSED RETAINING WALL
	PROPOSED FENCE
	PROPOSED OVERHEAD ELECTRIC
	PROPOSED FIRE WATER LINE
	PROPOSED DOMESTIC WATER LINE
	PROPOSED COMBINATION WATER LINE
	PROPOSED SANITARY SEWER LINE
	PROPOSED STORM DRAIN ($\le 12\text{\"}$)
	PROPOSED STORM DRAIN (> 12\text{\"}</math>)
	EXISTING WATERLINE
	EXISTING SANITARY SEWER LINE
	EXISTING GAS LINE
	EXISTING EDGE OF ASPHALT
	EXISTING OVERHEAD ELECTRIC
	PROPOSED CONCRETE RIPRAP
	PROPOSED ROCK RIPRAP
	PROPOSED LIGHT POLE
	PROPOSED SEWER CLEANOUT
	PROPOSED SEWER MANHOLE
	PROPOSED CURB INLET/GRATE INLET
	PROPOSED MANHOLE/JUNCTION BOX
	PROPOSED HEADWALL
	PROPOSED GAS METER
	PROPOSED POWER POLE
	PROPOSED BACKFLOW PREVENTER
	PROPOSED FIRE HYDRANT
	PROPOSED DOMESTIC WATER LINE
	PROPOSED ELECTRIC TRANSFORMER
	EXISTING LIGHT POLE
	EXISTING SIGN
	EXISTING SEWER MANHOLE
	EXISTING POWER POLE
	EXISTING TREE
	EXISTING FIRE HYDRANT

UTILITY CROSSING TABLE			
CROSSING ID	HIGHER UTILITY SIZE, TYPE, AND INVERT ELEVATION	LOWER UTILITY SIZE, TYPE, AND TOP OF PIPE ELEVATION	SPACING BETWEEN PIPES (FT)
①	18" STORM = 1004.96	6" SEWER = 1004.3	0.66
②	6" SEWER = 1008.08	12" STORM = 1007.51	0.57
③	6" STORM = 1008.33	6" SEWER = 1007.18	1.15
④	6" STORM = 1008.41	6" SEWER = 1007.22	1.19
⑤	12" STORM = 1006.23	6" SEWER = 1005.84	0.39
⑥	4" STORM = 1007.52	6" SEWER = 1005.40	2.12
⑦	6" STORM = 1006.54	6" SEWER = 1005.19	1.35
⑧	12" STORM = 1005.44	6" SEWER = 1004.95	0.49
⑨	6" SEWER = 1003.49	36" STORM = 1000.75	2.74

STORM NOTES	
1.	ALL DIMENSIONS ARE TO CENTERLINE OF PIPE UNLESS NOTED OTHERWISE.
2.	REFERENCE STORM SEWER NOTES ON SHEET C1.1 FOR PIPE MATERIAL REQUIREMENTS.
3.	REFERENCE SHEET C6.4 FOR STORM SEWER DETAILS.
4.	CONTRACTOR TO FIELD VERIFY LOCATION OF ALL UTILITIES PRIOR TO CONSTRUCTION. CONTACT ENGINEER IF FIELD CONDITIONS VARY.

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STRUCTURE TABLE	
NAME	DETAILS
23	STA. ??? ??? OTHER FL 36"(E) 997.62
24	STA. ??? ??? OTHER FL 36"(W) 997.70
STA-S1	STA. 0+00.00 ST LINE A INSTALL 18"X45" BEND FL 18"(N) 1005.00
STA-S2	STA. 0+05.78 ST LINE A INSTALL 18"X45" BEND FL 18"(NW) 1005.03 FL 18"(S) 1005.03
STA-S3	STA. 0+08.28 ST LINE A INSTALL 18"X12" INSERTA-TEE FL 18"(NW) 1005.04 FL 12"(NE) 1005.04 FL 18"(SE) 1005.04
STA-S4	STA. 0+10.78 ST LINE A INSTALL 18"X45" BEND FL 18"(W) 1005.05 FL 18"(SE) 1005.05
STA-S5	STA. 0+21.56 ST LINE A INSTALL 18"X45" BEND FL 18"(W) 1005.11 FL 6"(N) 1005.11 FL 18"(E) 1005.11

STRUCTURE TABLE	
NAME	DETAILS
STA-S6	STA. 0+51.58 ST LINE A INSTALL TYPE BS CURB INLET REF. SHEET C6.4 FOR DETAILS FL 18"(W) 1005.26 FL 6"(N) 1005.26 FL 18"(E) 1005.26
STA-S7	STA. 0+55.66 ST LINE A INSTALL 18"X45" BEND FL 18"(NW) 1005.28 FL 18"(E) 1005.28
STA-S8	STA. 0+97.29 ST LINE A INSTALL 18"X45" BEND FL 18"(E) 1005.28
STA-S9	STA. 1+37.78 ST LINE A INSTALL 18"X4" REDUCING WYE FL 18"(NW) 1005.69 FL 4"(N) 1005.69 FL 18"(SE) 1005.69
STA-S10	STA. 1+57.96 ST LINE A INSTALL 18"X45" BEND FL 18"(N) 1005.79 FL 18"(SE) 1005.79
STA-S11	STA. 1+73.98 ST LINE A INSTALL 18"X12" 45" REDUCING WYE FL 12"(NE) 1005.87 FL 18"(N) 1005.87 FL 18"(S) 1005.87
STA-S12	STA. 1+90.35 ST LINE A INSTALL 18"X45" BEND FL 12"(E) 1005.95

STRUCTURE TABLE	
NAME	DETAILS
STA-S13	STA. 1+98.88 ST LINE A INSTALL 18"X45" BEND FL 12"(E) 1005.99 FL 6"(S) 1006.00 FL 12"(W) 1005.99
STA-S14	STA. 2+25.49 ST LINE A INSTALL 18"X45" BEND FL 12"(SE) 1008.12 FL 12"(W) 1008.12
STA-S16	STA. 2+31.68 ST LINE A INSTALL 18"X45" BEND FL 12"(E) 1008.18 FL 12"(NW) 1008.18
STA-S17	STA. 2+34.36 ST LINE A INSTALL 12"X6" REDUCER FL 6"(E) 1008.21 FL 12"(W) 1008.21
STA-S18	STA. 2+37.04 ST LINE A INSTALL 6" TEE FL 6"(E) 1008.24 FL 6"(W) 1008.24
STA-S19	STA. 2+67.04 ST LINE A INSTALL 6" 90" BEND FL 6"(S) 1008.54 FL 6"(W) 1008.54
STA-S2	STA. 0+54.59 ST LAT. A1 CONNECT TO BUILDING DRAINAGE REF. MEP PLANS FOR DETAILS FL 6"(S) 1007.60

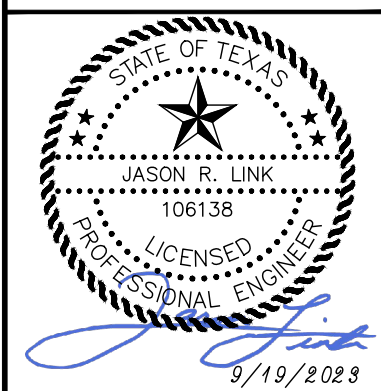
STRUCTURE TABLE	
NAME	DETAILS
STA2-S2	STA. 0+84.59 ST LAT. A2 CONNECT TO BUILDING DRAINAGE REF. MEP PLANS FOR DETAILS FL 6"(S) 1007.60
STA3-S2	STA. 0+05.00 ST LAT. A3 CONNECT TO BUILDING DRAINAGE REF. MEP PLANS FOR DETAILS FL 6"(S) 1007.60
STA3-S3	STA. 0+26.81 ST LAT. A3 CONNECT TO BUILDING DRAINAGE REF. MEP PLANS FOR DETAILS FL 6"(S) 1007.60
STA4-S2	STA. 0+05.00 ST LAT. A4 CONNECT TO TRENCH DRAIN FL 4"(S) 1009.26
STA5-S2	STA. 0+08.97 ST LAT. A5 INSTALL MOUNTABLE CURB GRATE INLET REF. SHEET C6.4 FOR DETAILS FL 12"(N) 1006.20 FL 18"(S) 1006.20
STA5-S3	STA. 0+42.75 ST LAT. A5 INSTALL MOUNTABLE CURB GRATE INLET REF. SHEET C6.4 FOR DETAILS FL 12"(S) 1007.43
STA6-S2	STA. 0+05.00 ST LAT. A6 CONNECT TO BUILDING DRAINAGE REF. MEP PLANS FOR DETAILS FL 6"(N) 1007.82

STRUCTURE TABLE	
NAME	DETAILS
STA7-S2	STA. 0+06.43 ST LAT. A8 CONNECT TO BUILDING DRAINAGE REF. MEP PLANS FOR DETAILS FL 6"(N) 1006.60
STA8-S2	STA. 2+73.47 ST LINE A INSTALL 6" 45" BEND FL 6"(S) 1005.88
STB-S2	STA. 0+37.40 ST LINE B INSTALL 6" 45" BEND FL 12"(NE) 1005.40 FL 12"(SW) 1005.40
STB-S3	STA. 0+64.81 ST LINE B INSTALL 6"X4" INSERTA-TEE FL 12"(N) 1005.67 FL 12"(SW) 1005.67
STB-S4	STA. 0+89.50 ST LINE B CONNECT TO TRENCH DRAIN FL 6"(W) 1005.72 FL 12"(N) 1005.72 FL 12"(S) 1005.72
STB-S5	STA. 0+85.02 ST LINE B INSTALL 12"X4" INSERTA-TEE FL 12"(N) 1005.87 FL 4"(W) 1005.87 FL 12"(S) 1005.87
STB-S6	STA. 1+12.84 ST LINE B INSTALL 12" 45" BEND FL 12"(NW) 1006.14 FL 12"(S) 1006.14

STRUCTURE TABLE	
NAME	DETAILS
STB-S7	STA. 1+19.17 ST LINE B INSTALL 12" 45" BEND FL 12"(W) 1006.20 FL 12"(SE) 1006.20
STB-S8	STA. 1+42.04 ST LINE B INSTALL MOUNTABLE CURB GRATE INLET REF. SHEET C6.4 FOR DETAILS FL 6"(E) 1008.42
STB1-S2	STA. 0+22.51 ST LAT. B1 CONNECT TO BUILDING DRAINAGE REF. MEP PLANS FOR DETAILS FL 6"(E) 1007.15
STB2-S2	STA. 0+19.10 ST LAT. B2 CONNECT TO TRENCH DRAIN FL 4"(E) 1008.26

NO.	REVISIONS	DATE	BY

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WWW.KIMLEY-HORN.COM | TBE FIRM NO. 928



KHA PROJECT	068729010
DATE	9/19/2023
SCALE	AS SHOWN
DESIGNED BY	NW
DRAWN BY	NW
CHECKED BY	JL

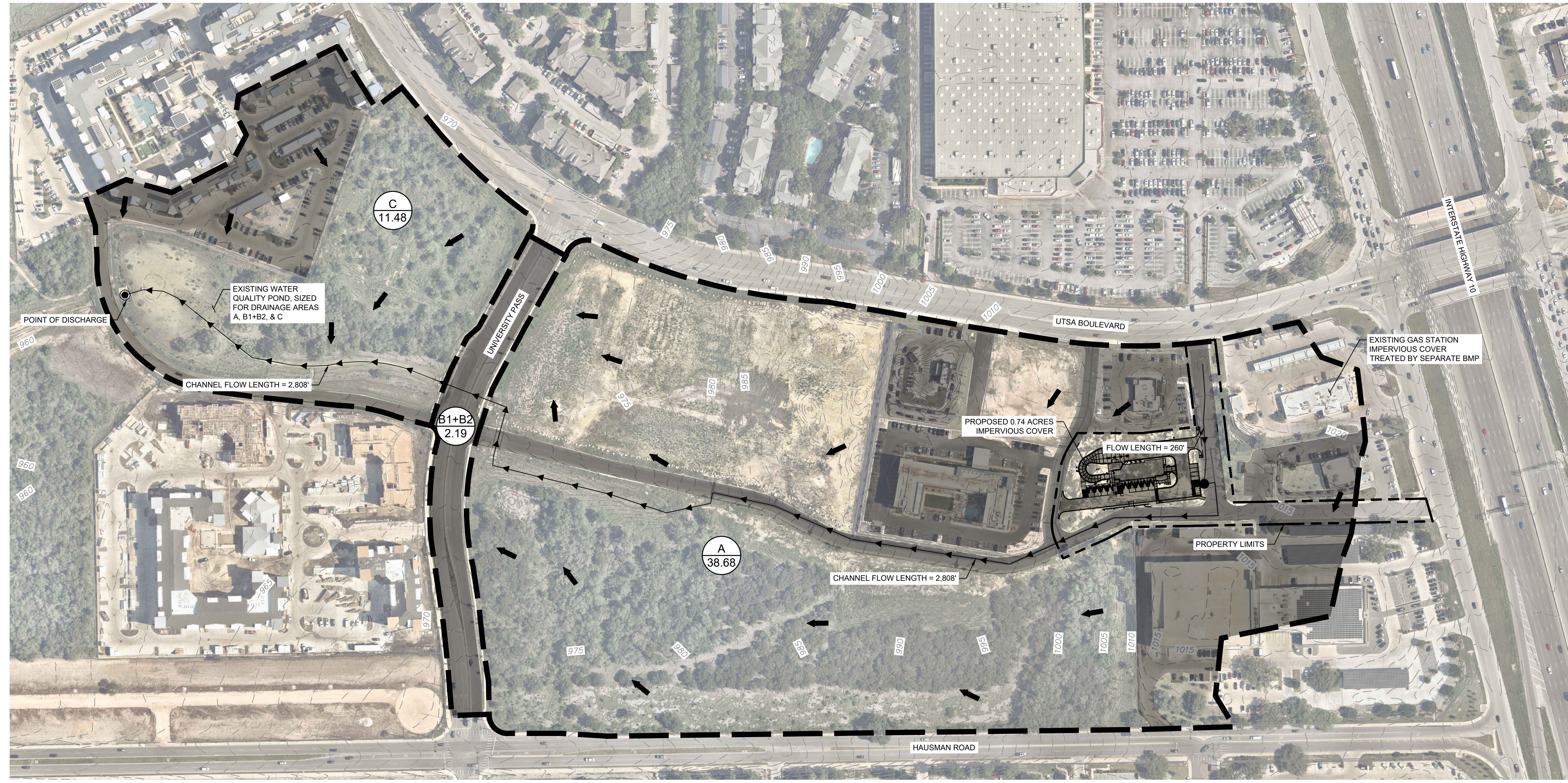
STORM SEWER PLAN

TOMMY'S EXPRESS
CAR WASH
UTSA BLVD

Plotted: D:\Works\Notes - September 19, 2023 10:21:37 AM
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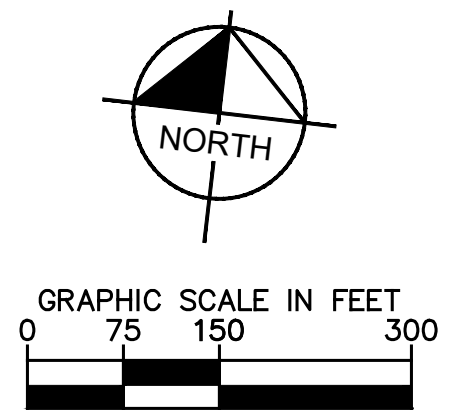
D
C
B
A



PROPOSED IMPERVIOUS COVERAGE

PROPOSED IMPERVIOUS COVERAGE = 677,794 SF (15.56 ACRES)

IMPERVIOUS COVER



LEGEND	
--- 970 ---	EXISTING CONTOURS
---	DRAINAGE BOUNDARY
---	PROPERTY BOUNDARY
EX-A 1.22	DRAINAGE AREA NAME DRAINAGE AREA ACREAGE
→	FLOW PATH
●	SHEET FLOW LIMITS
●	DISCHARGE POINT
→	FLOW DIRECTION

DRAINAGE AREA NOTE:
 DRAINAGE AREAS DERIVED FROM PREVIOUSLY APPROVED SCHUMACHER CONNECTOR ROAD STORM WATER MANAGEMENT PLAN, DATED MAY 2017.

Basin	Tc (min)	PEAK FLOW CALCULATIONS										Collection Point
		A (ac)	C (ac)	I-5 (in/hr)	I-10 (in/hr)	I-25 (in/hr)	I-100 (in/hr)	Q-5 (cfs)	Q-10 (cfs)	Q-25 (cfs)	Q-100 (cfs)	
A + B1 + B2 + C EX	10.0	52.35	0.79	6.30	7.38	8.82	11.05	259.87	304.42	363.81	455.93	ACCESS ROAD
A + B1 + B2 + C PR	10.0	52.35	0.79	6.30	7.38	8.82	11.05	260.99	305.73	365.38	457.89	ACCESS ROAD

Basin Comparison Table			
Basin	Q-10 (cfs)	Q-25 (cfs)	Q-100 (cfs)
EX	304.42	363.81	455.93
PR	305.73	365.38	457.89
Δ	1.31	1.57	1.96

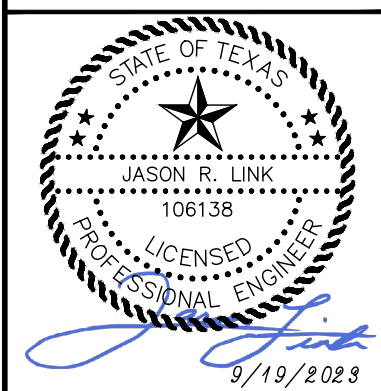
BENCHMARK LIST	
BMM50 - BENCHMARK MAG NAIL	ELEV: 1011.11
BMM51 - BENCHMARK MAG NAIL	ELEV: 1003.83

CAUTION!!
 EXISTING UNDERGROUND UTILITIES IN THE AREA CONTRACTOR IS RESPONSIBLE FOR DETERMINING THE HORIZONTAL AND VERTICAL LOCATION OF ALL UTILITIES PRIOR TO CONSTRUCTION. CONTRACTOR SHALL BE RESPONSIBLE FOR ANY REPAIRS TO EXISTING UTILITIES DUE TO DAMAGE INCURRED DURING CONSTRUCTION. CONTRACTOR SHALL NOTIFY THE ENGINEER OF ANY DISCREPANCIES ON THE PLANS.



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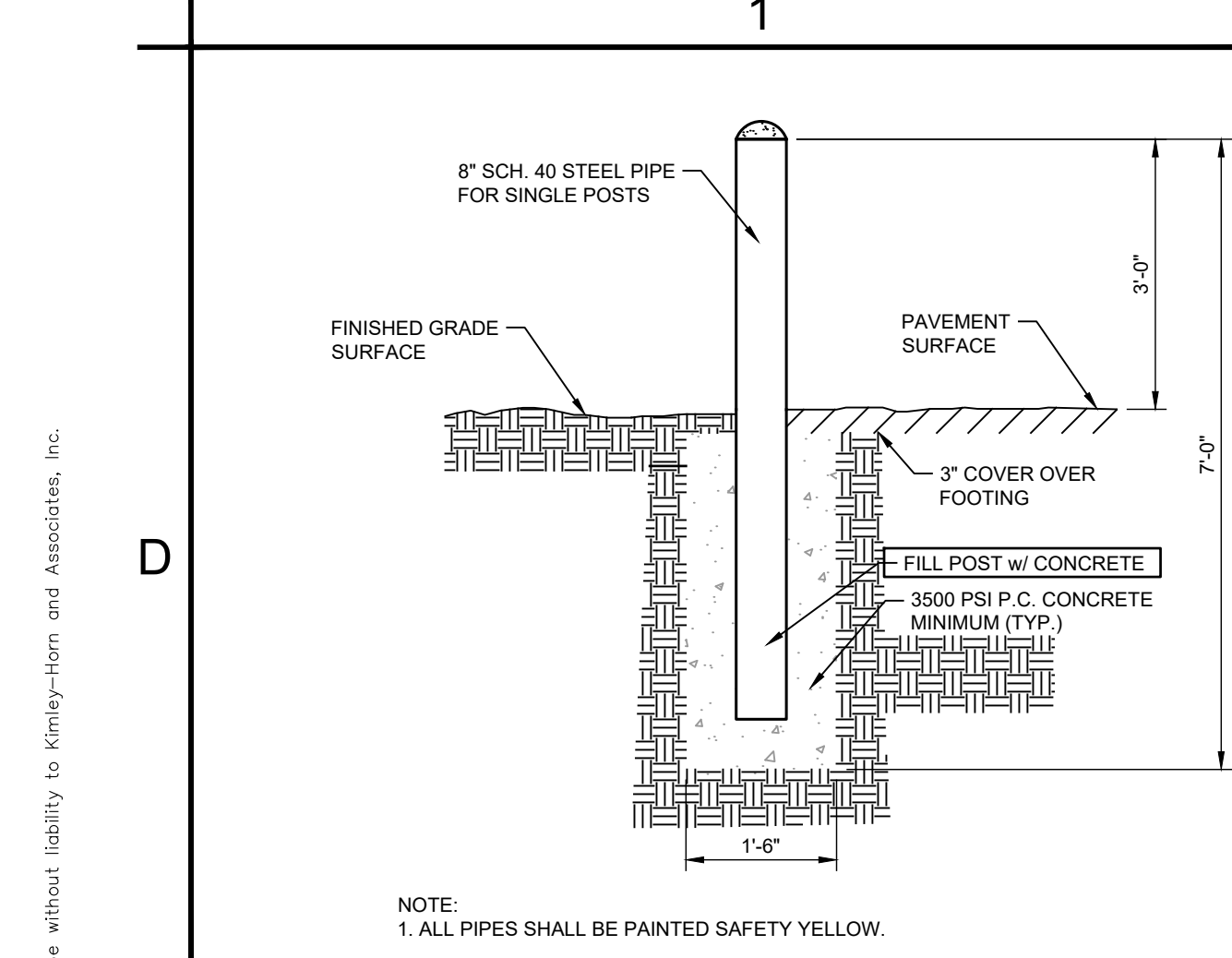
KHA PROJECT	068729010
DATE	9/19/2023
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DESIGNED BY	NW
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**DRAINAGE AREA
 MAP (PROPOSED)**

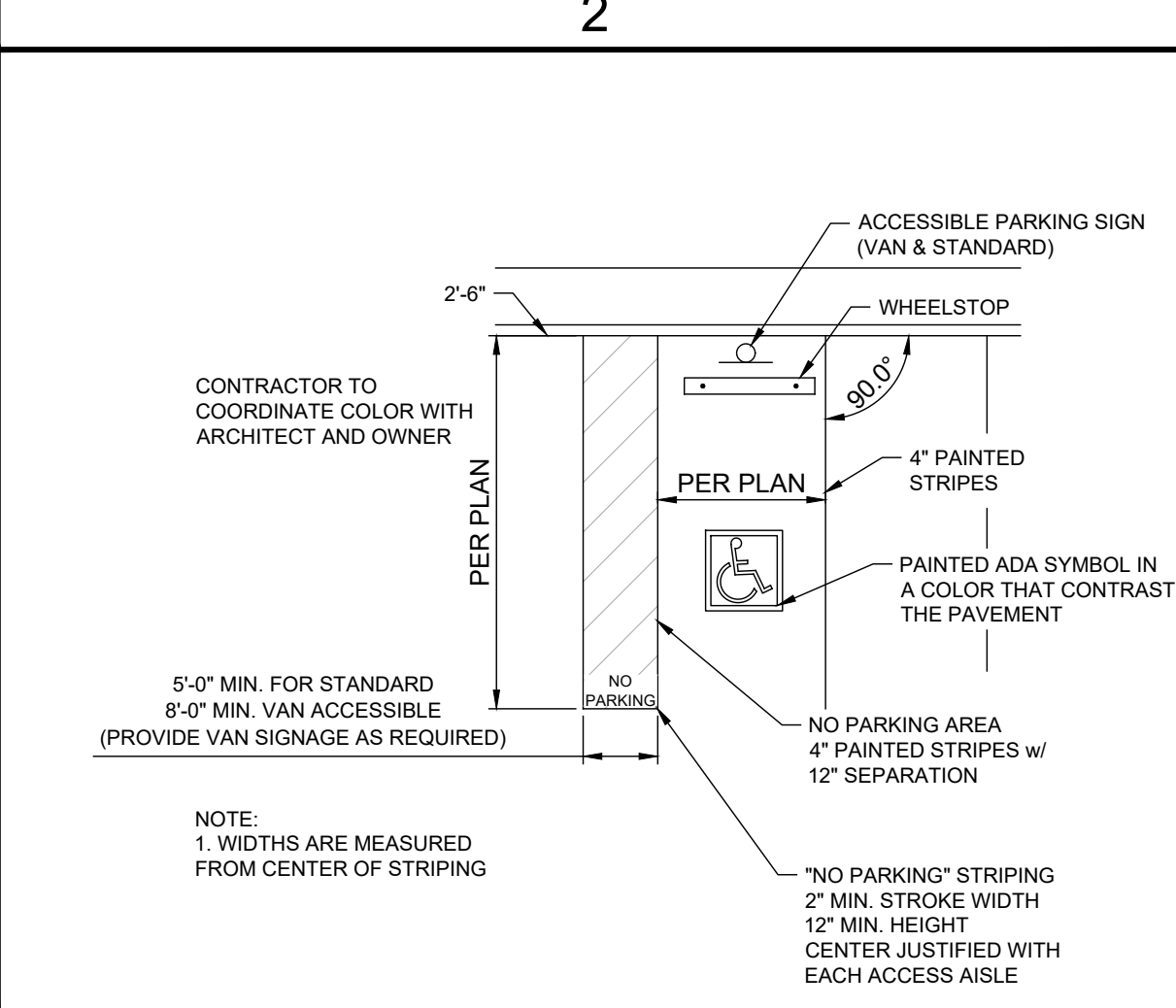
**TOMMY'S EXPRESS
 CAR WASH
 UTSA BLVD**

TX

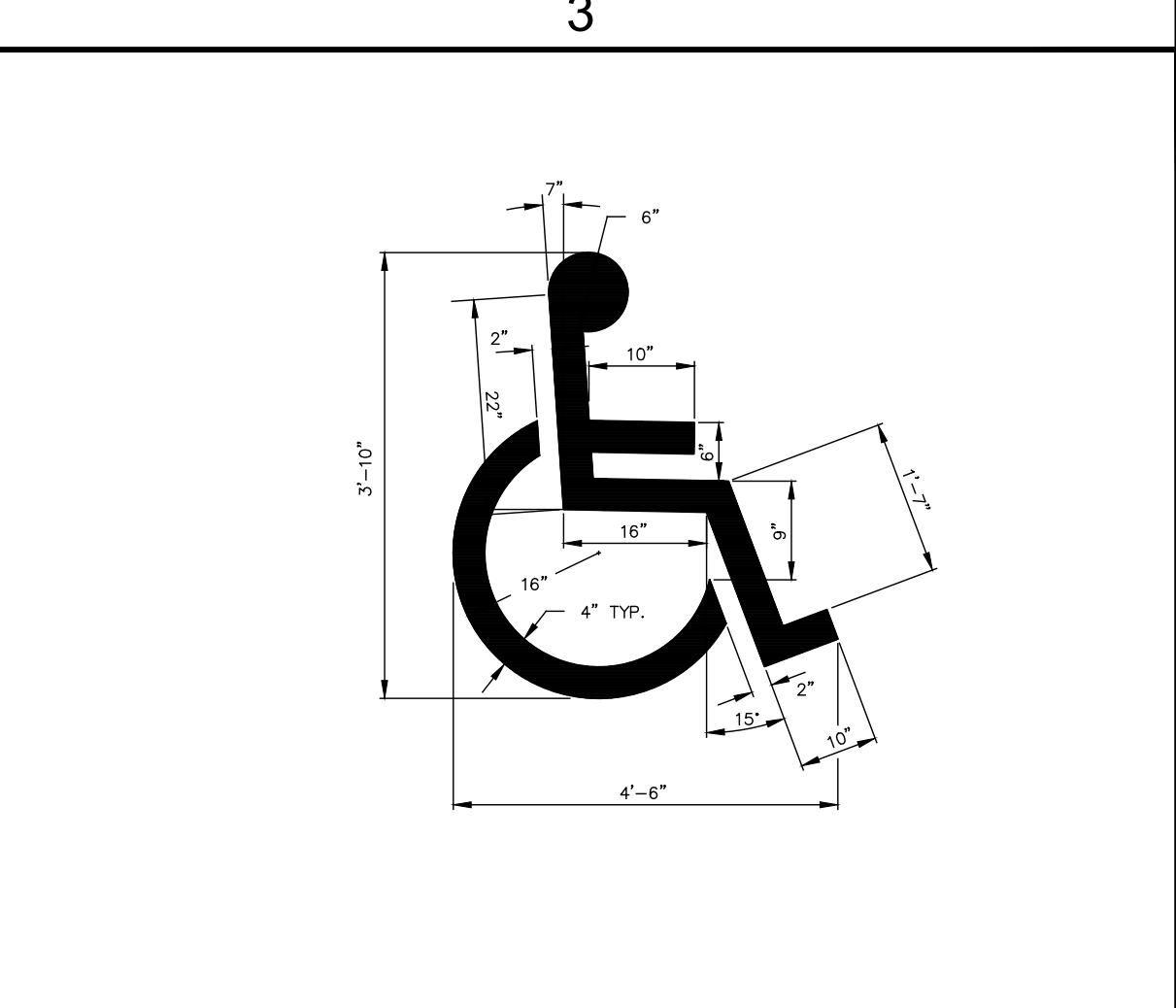
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C4.4



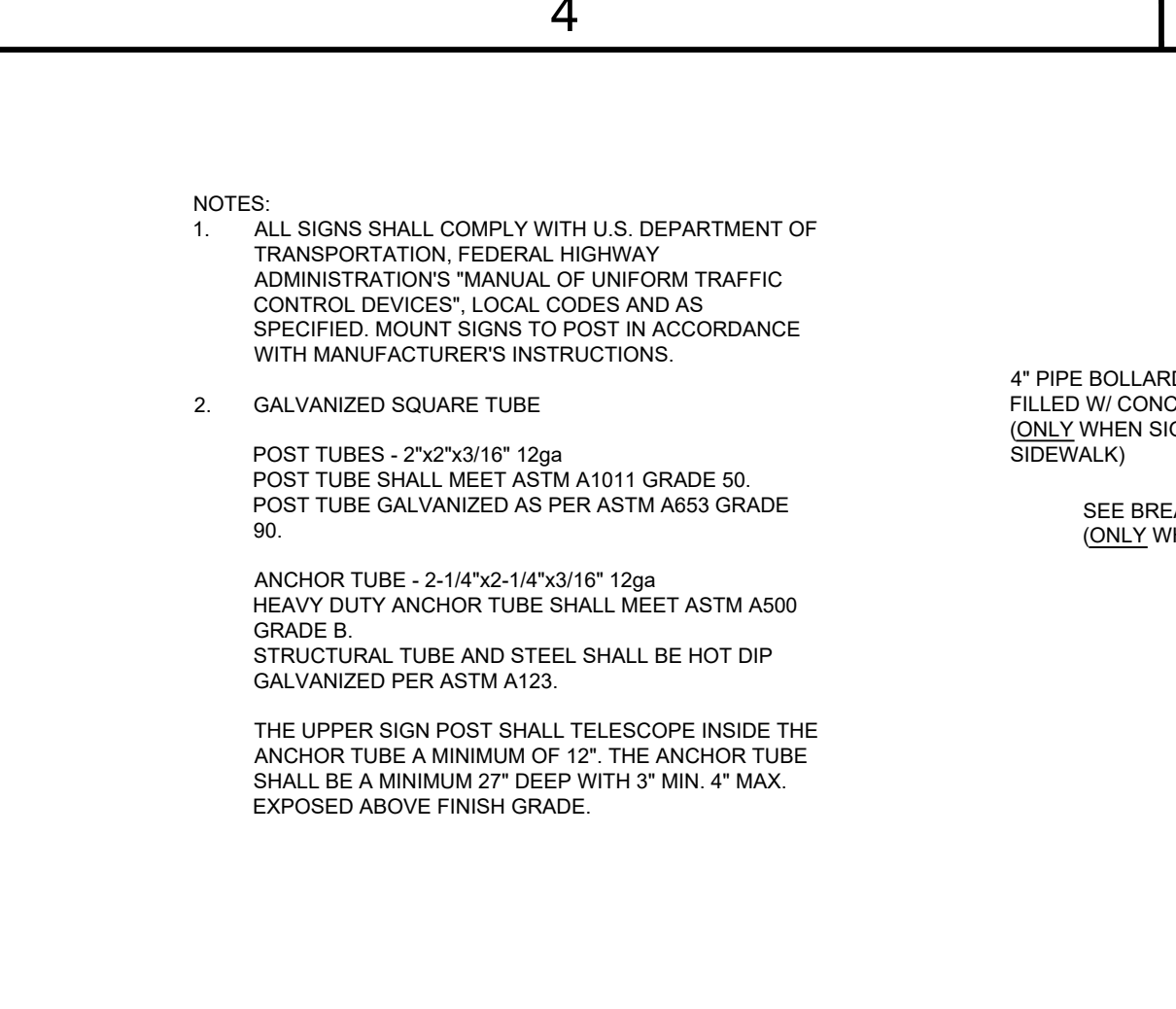
D1 BOLLARD DETAIL
N.T.S.



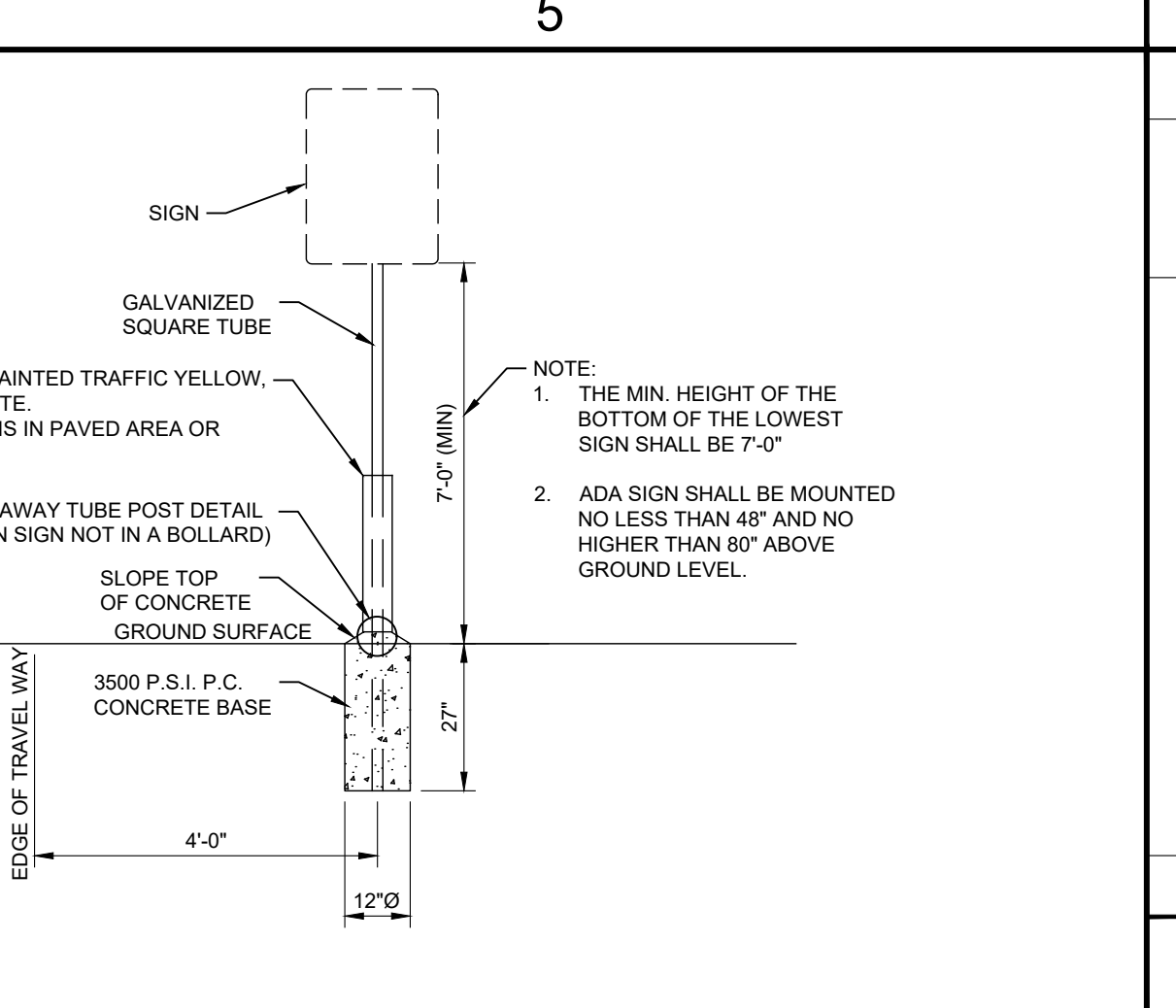
D2 90° HANDICAP PARKING
N.T.S.



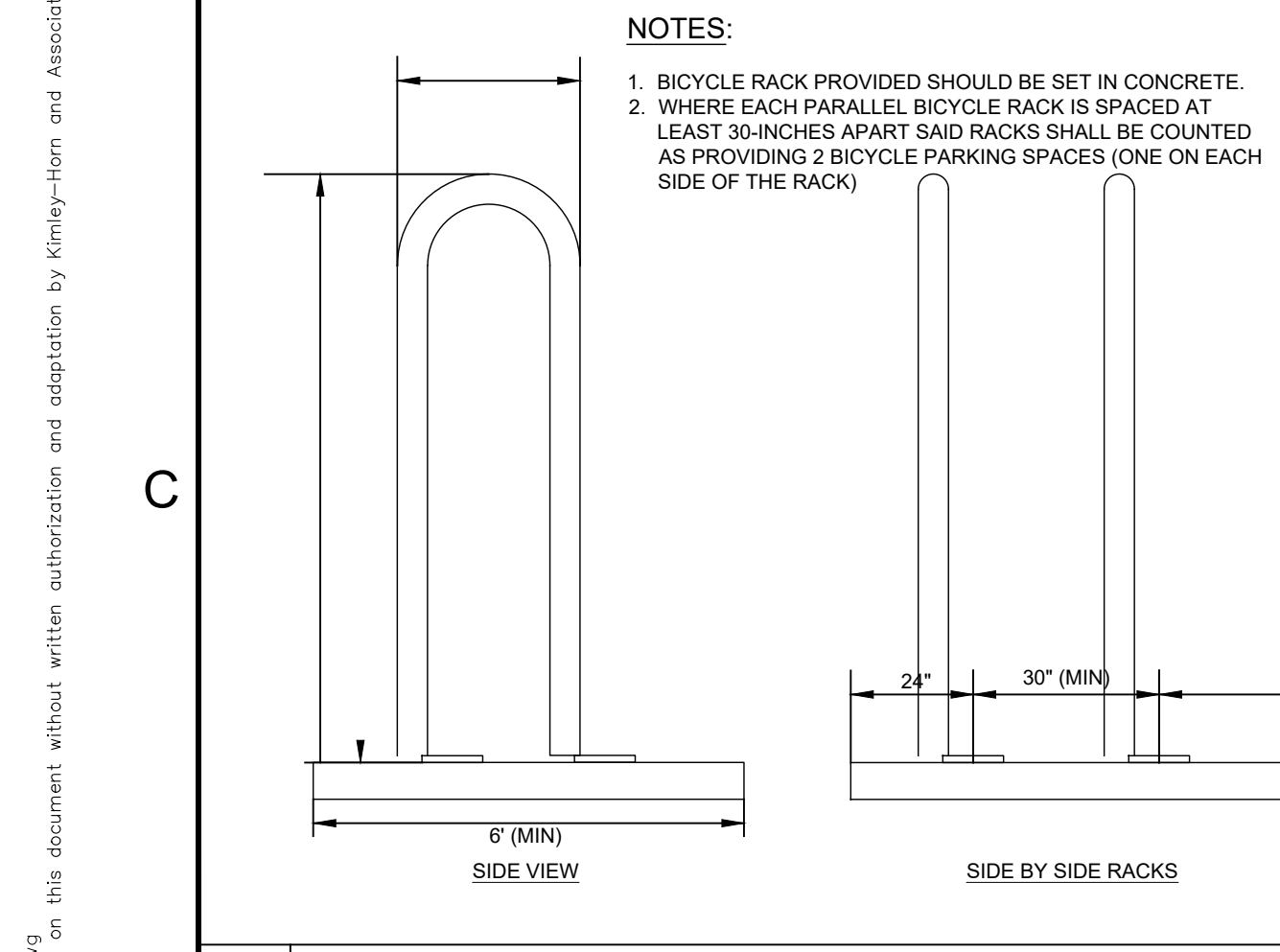
D3 ACCESSIBLE PARKING STRIPING SYMBOL
N.T.S.



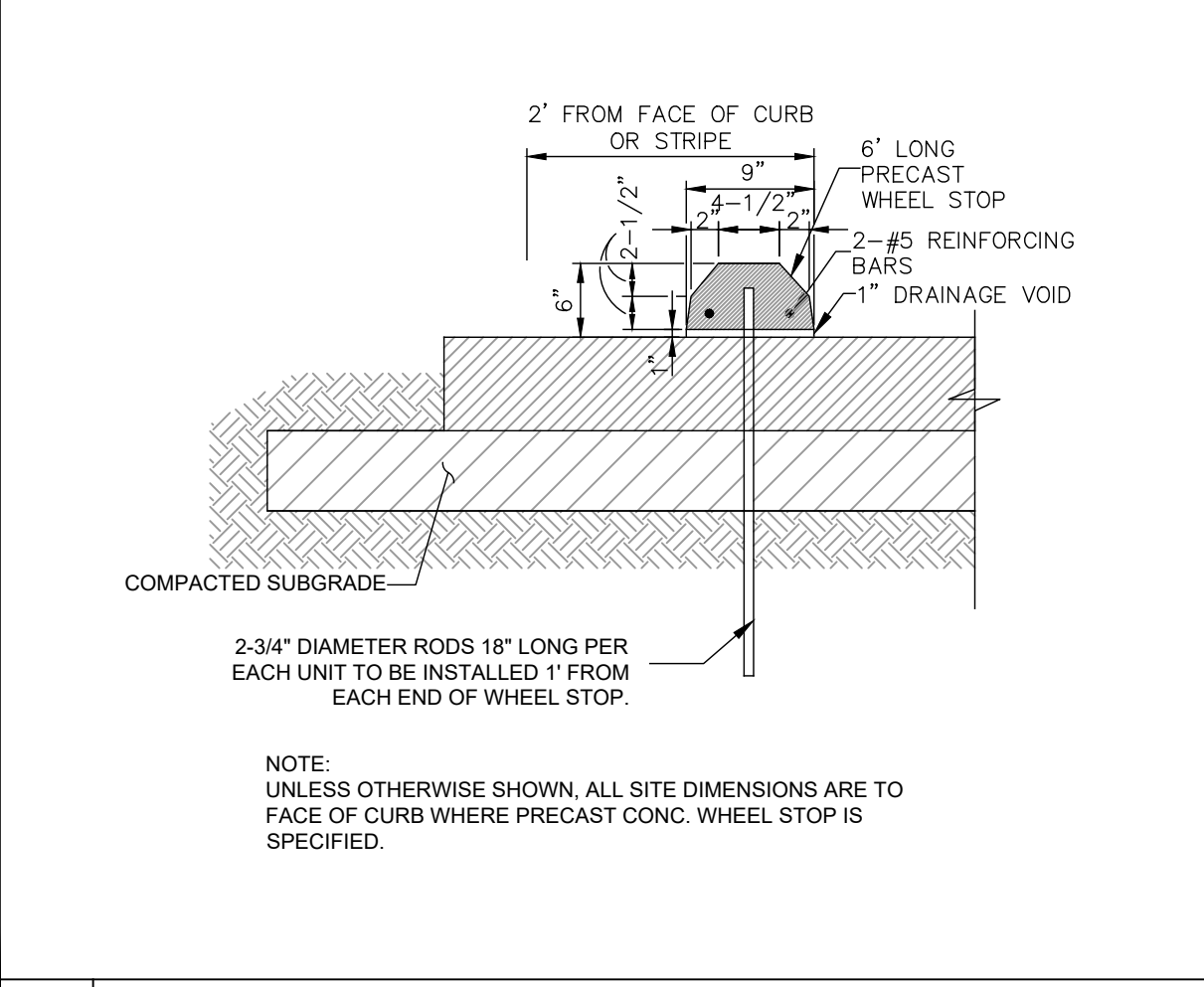
D4 SINGLE POST SIGNAGE
N.T.S.



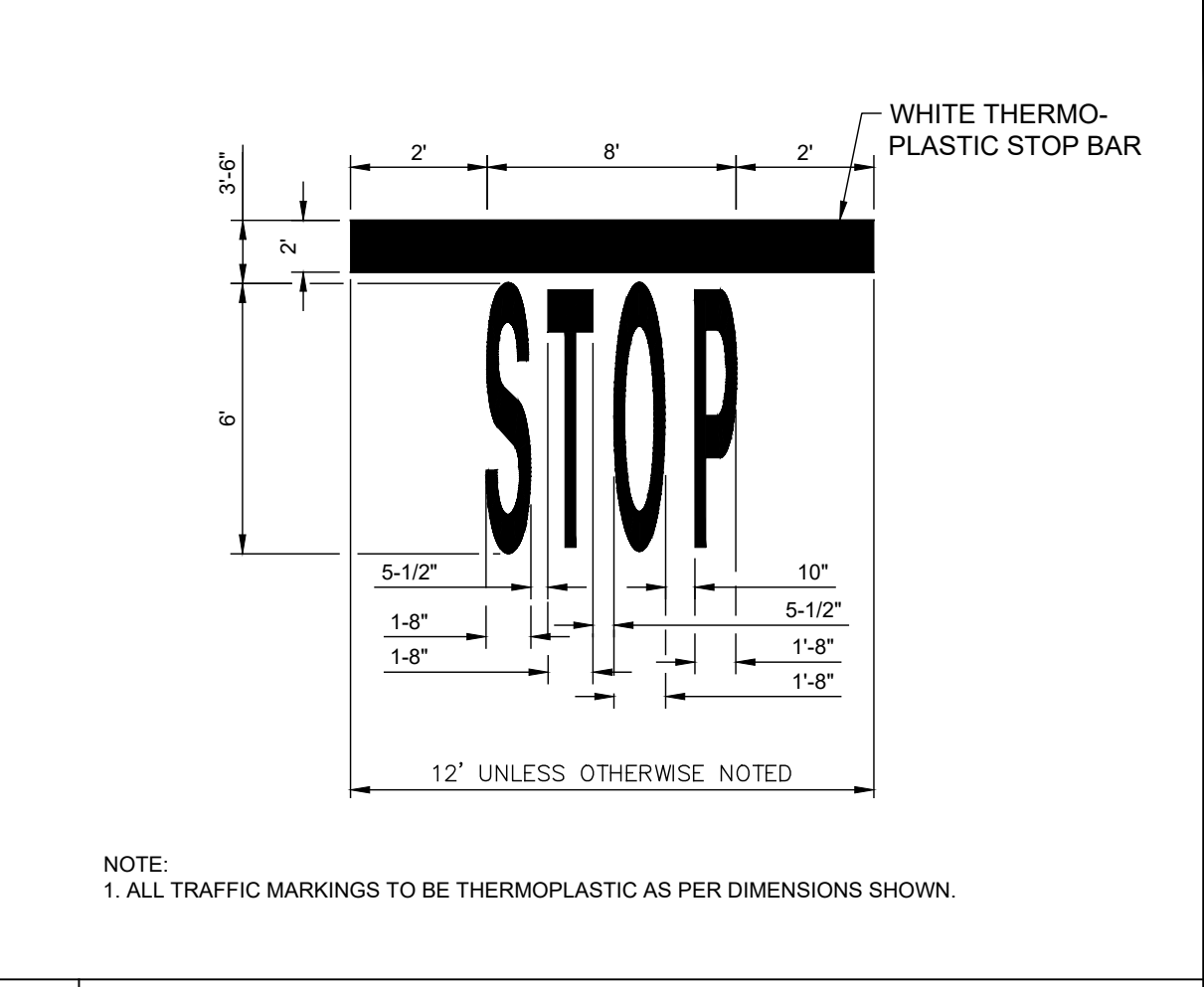
D5 ACCESSIBLE PARKING STRIPING SYMBOL
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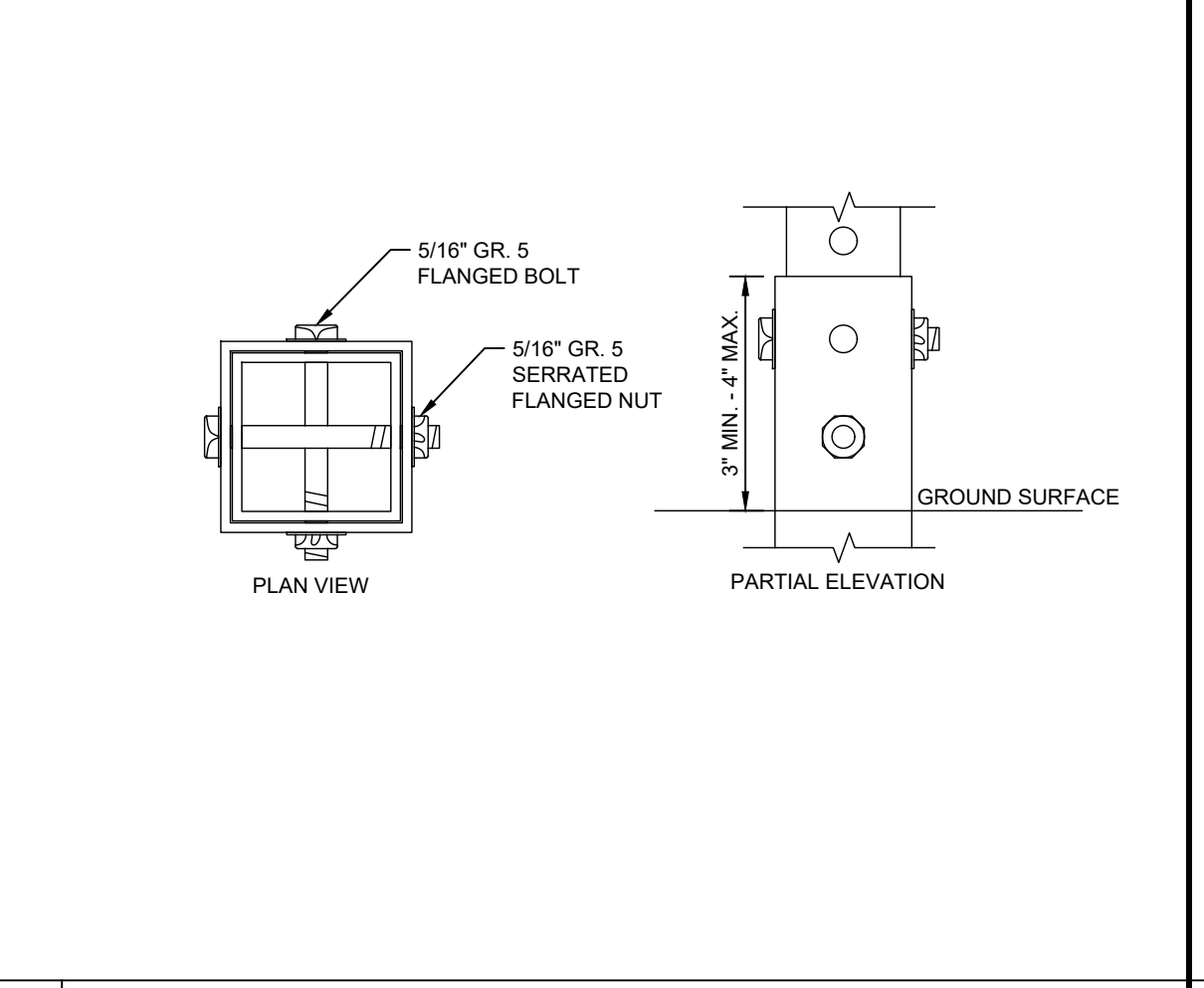
C1 BIKE RACK
N.T.S.



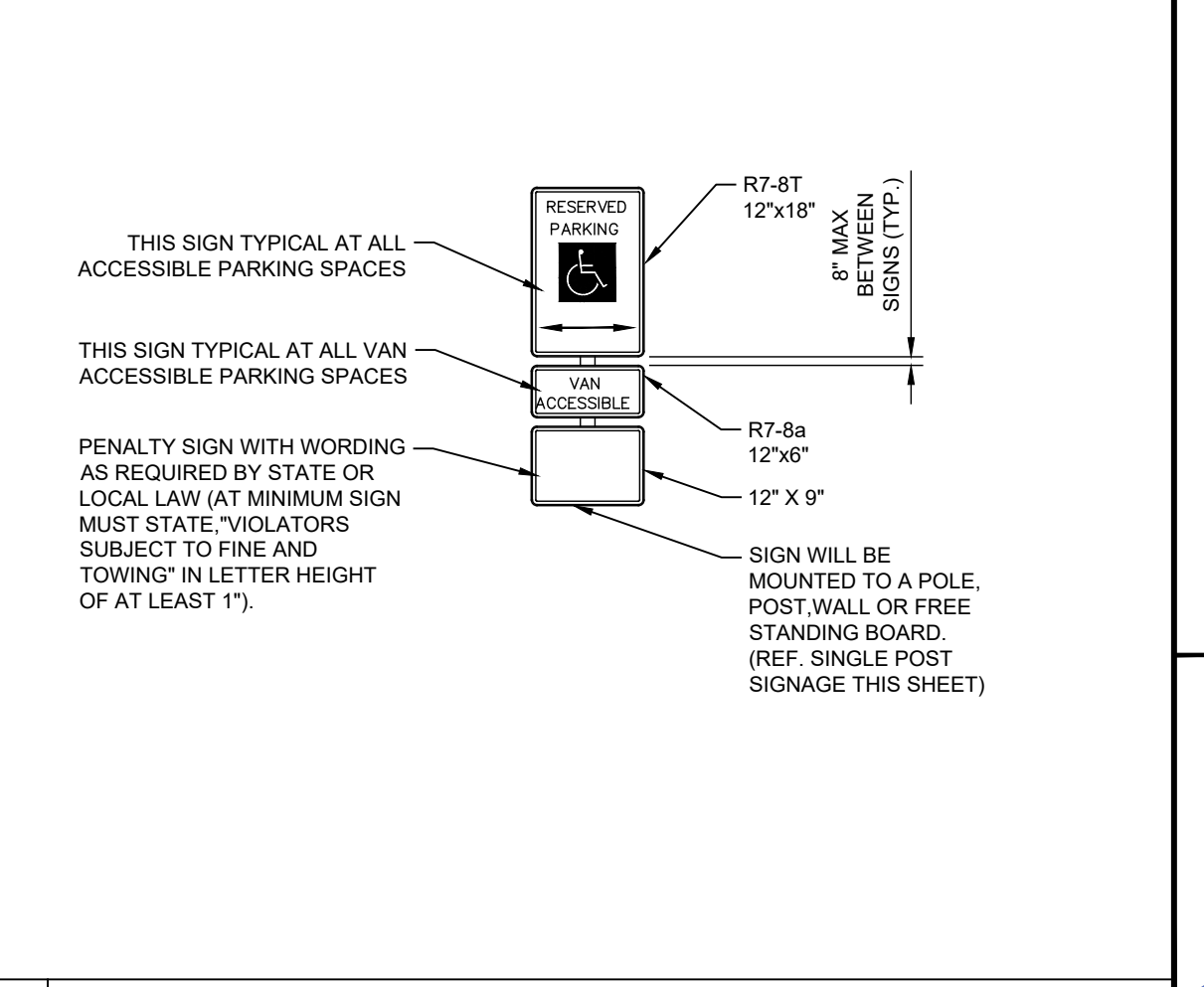
C2 CONCRETE WHEEL STOP
N.T.S.



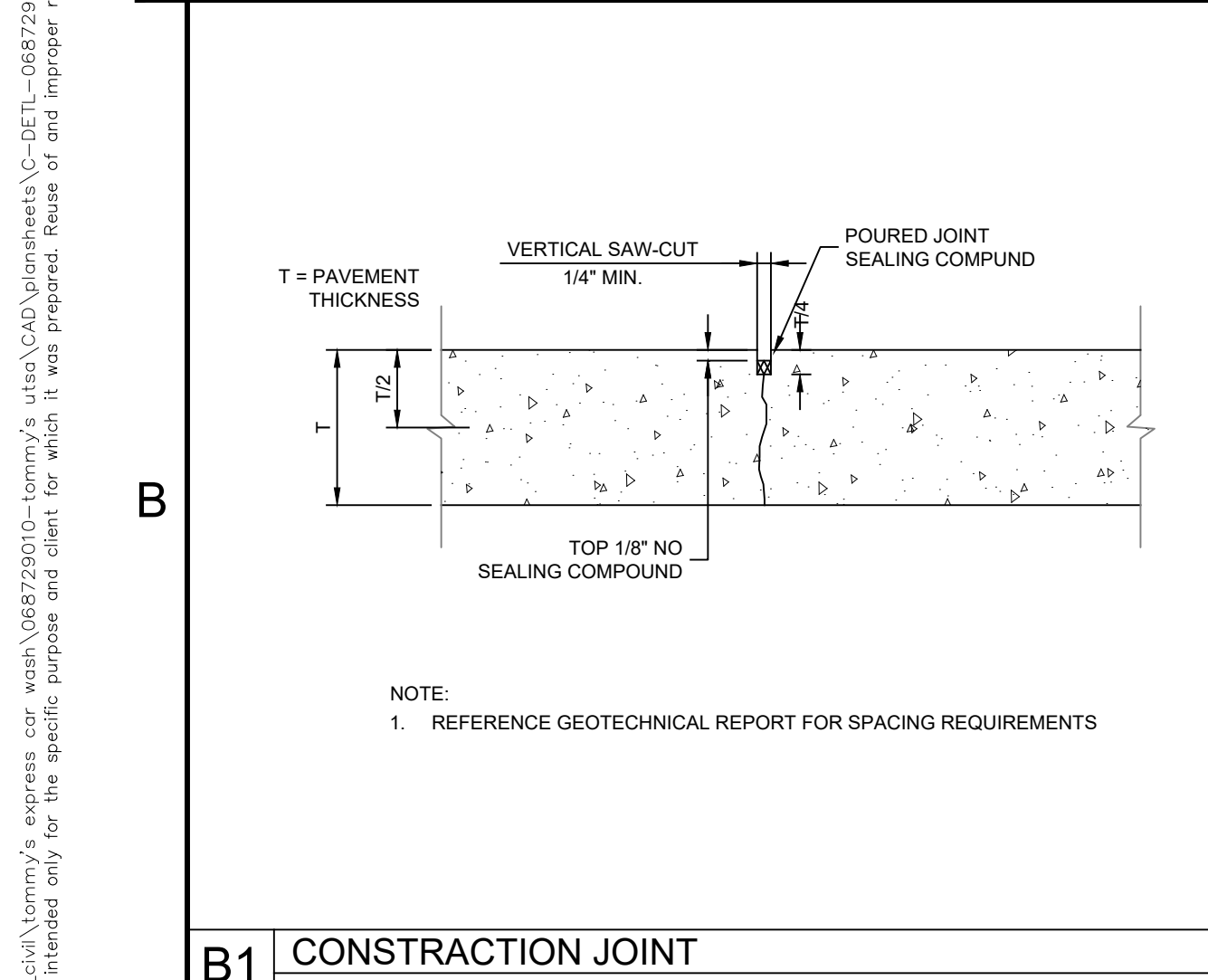
C3 STOP BAR
N.T.S.



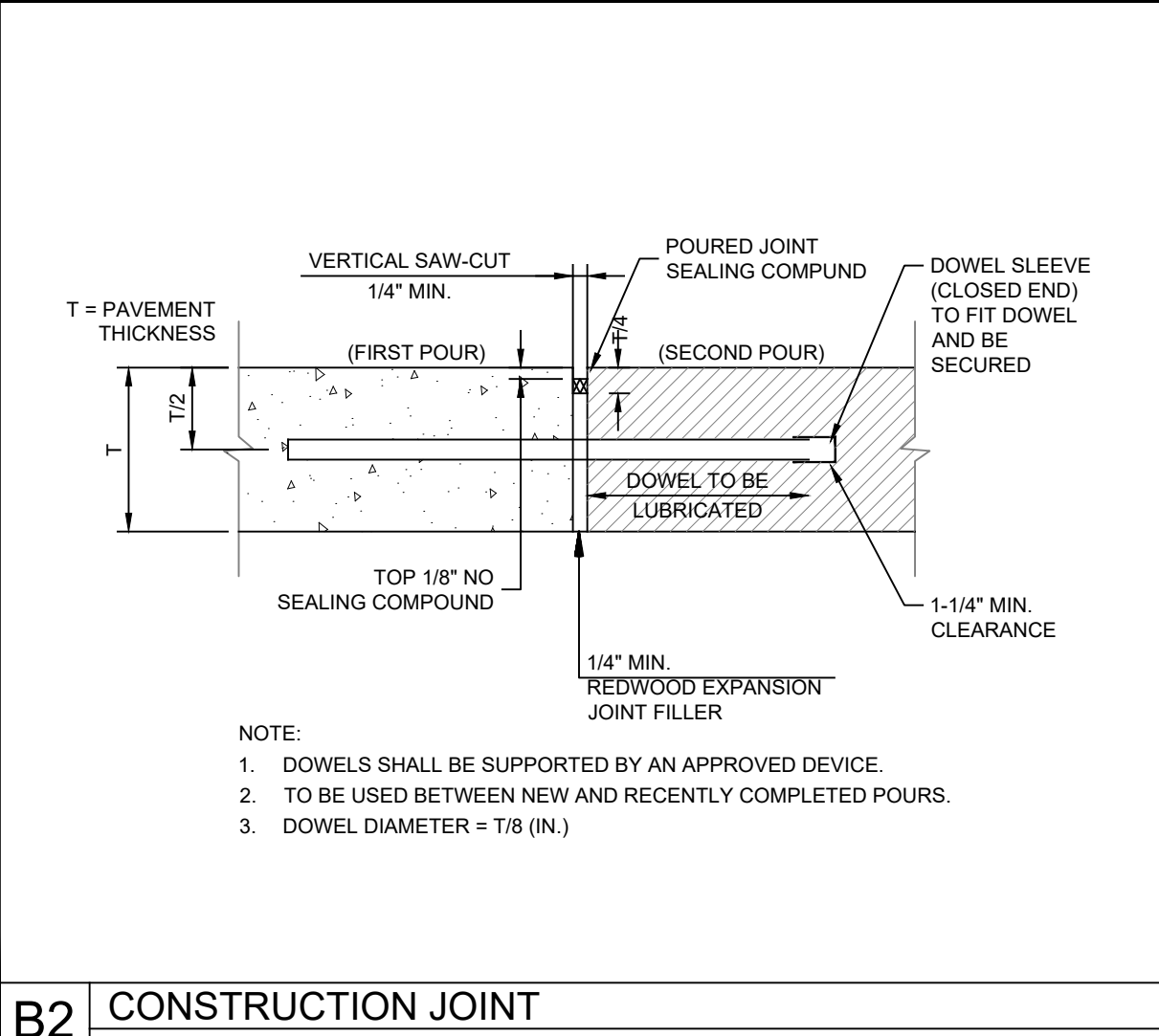
C4 SQUARE TUBE BREAK AWAY POST
N.T.S.



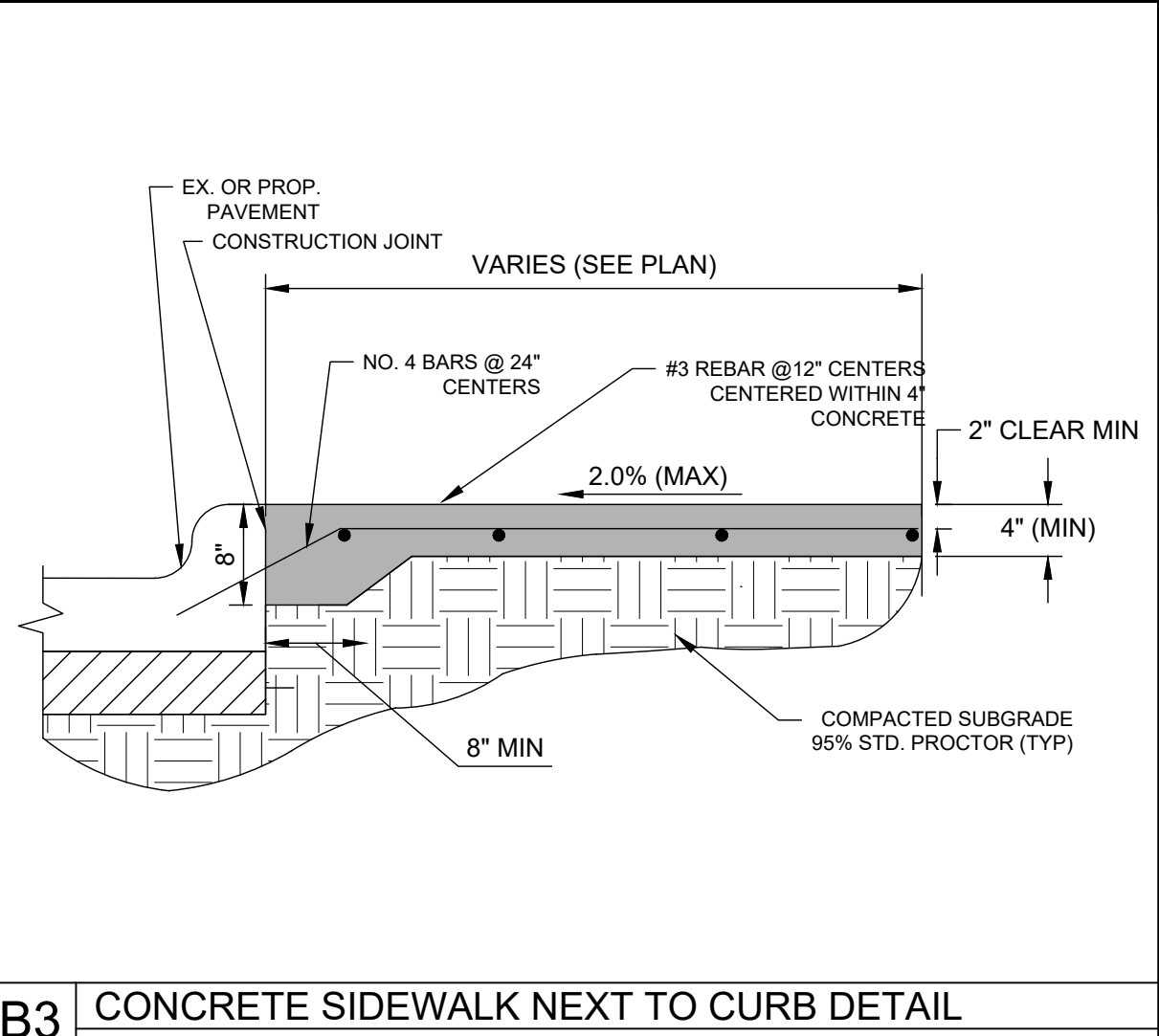
C5 ACCESSIBLE PARKING STRIPING SYMBOL
N.T.S.



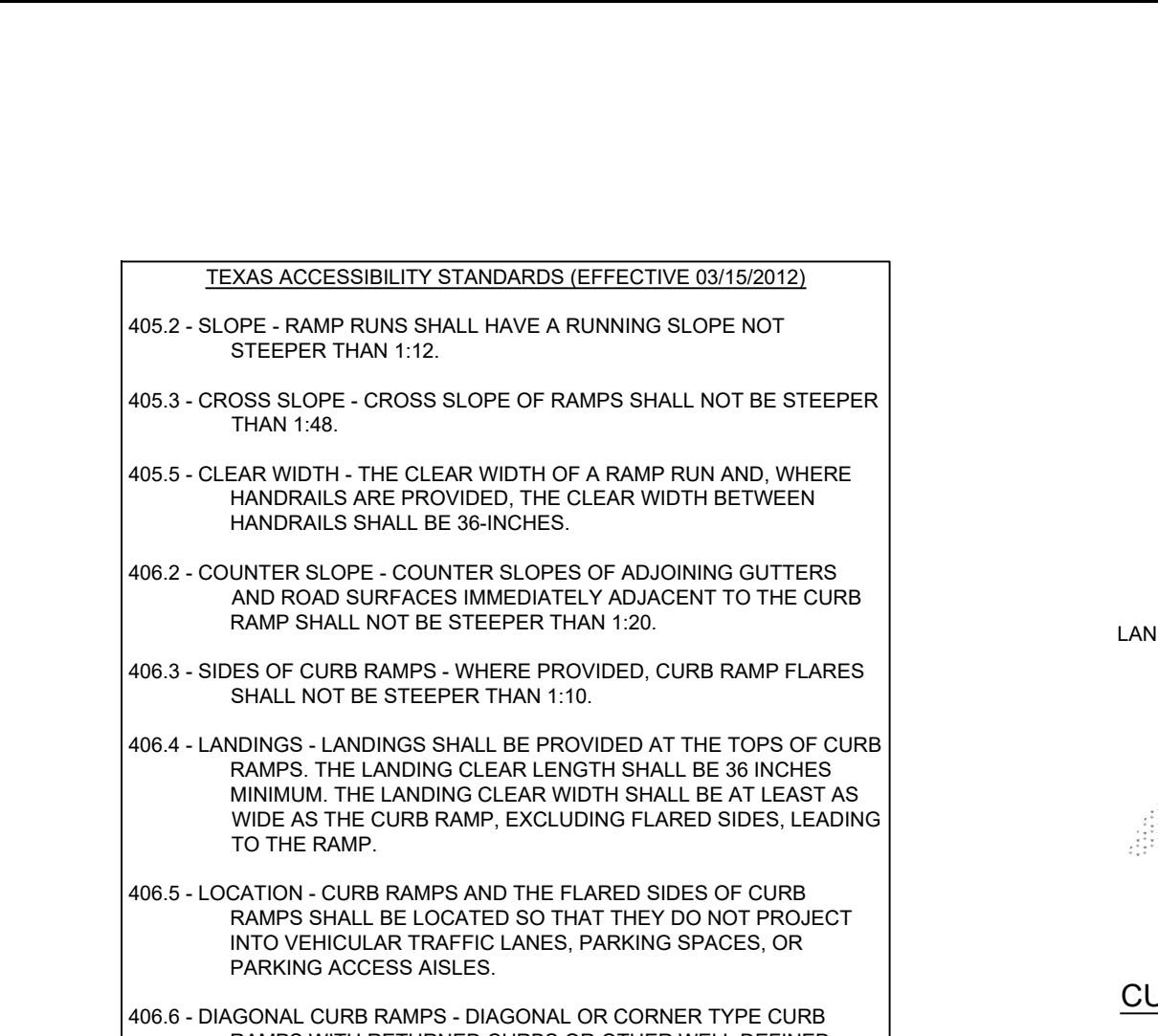
B1 CONSTRUCTION JOINT
N.T.S.



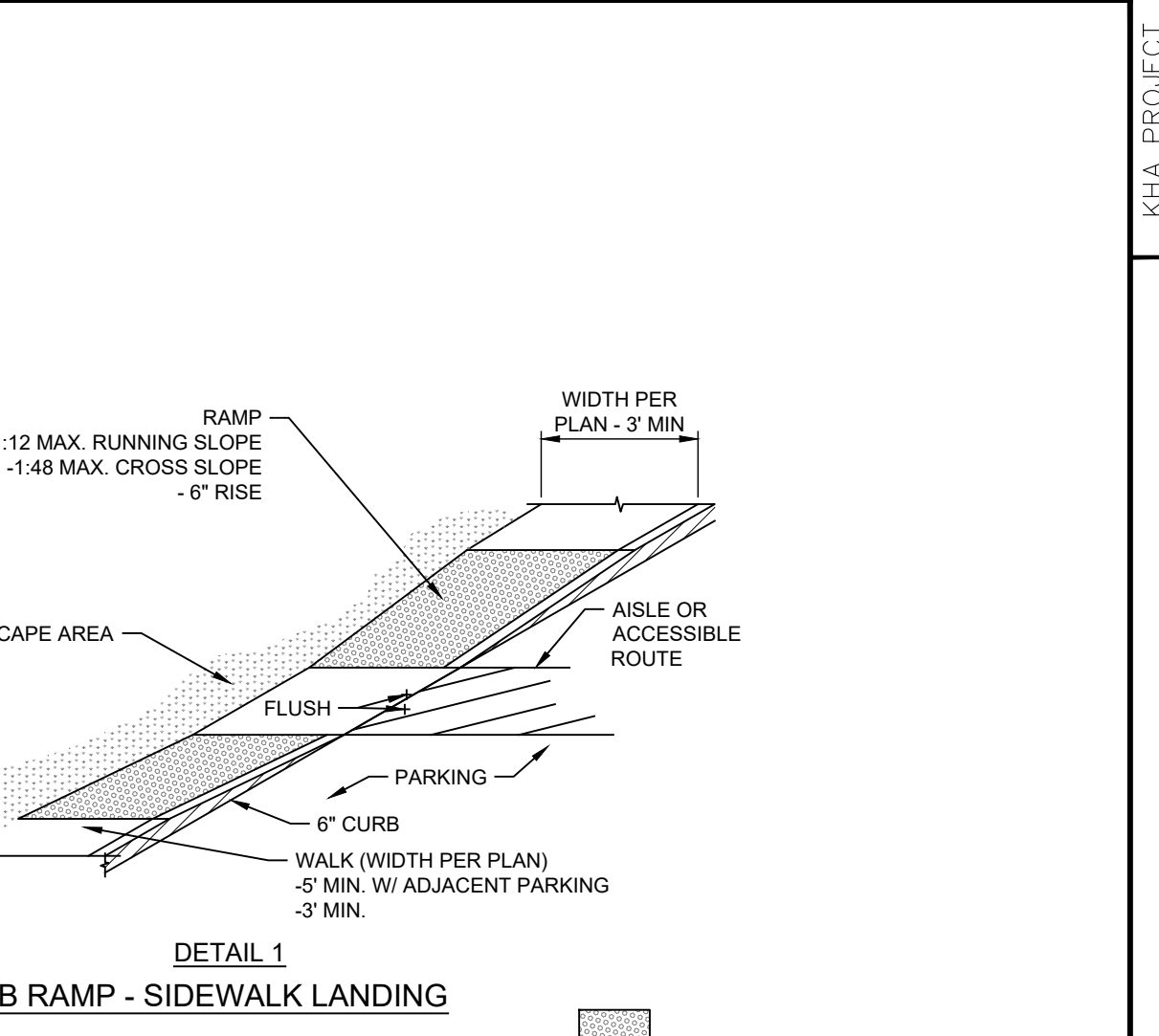
B2 CONSTRUCTION JOINT
N.T.S.



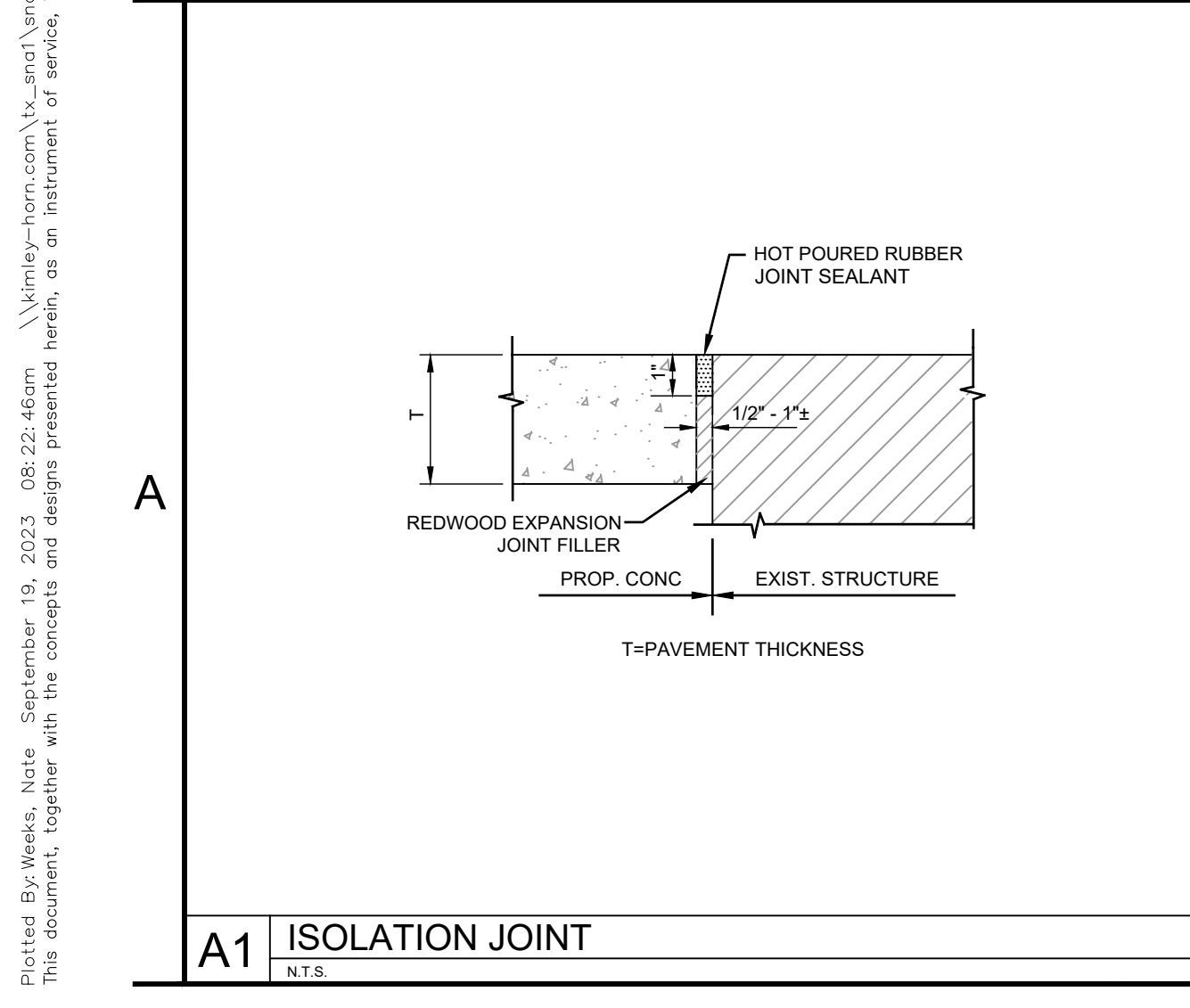
B3 CONCRETE SIDEWALK NEXT TO CURB DETAIL
N.T.S.



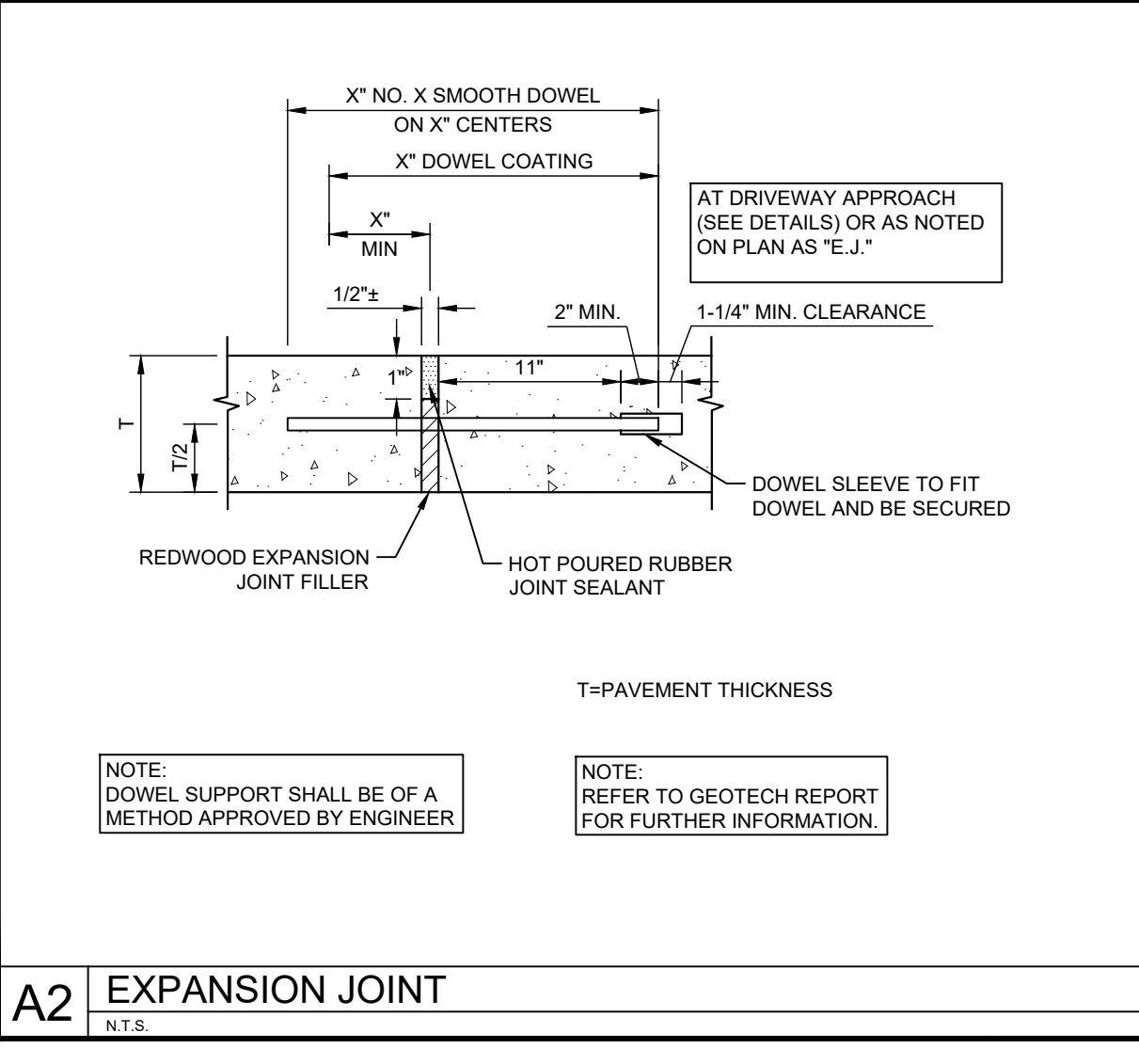
B4 ACCESSIBLE RAMP
N.T.S.



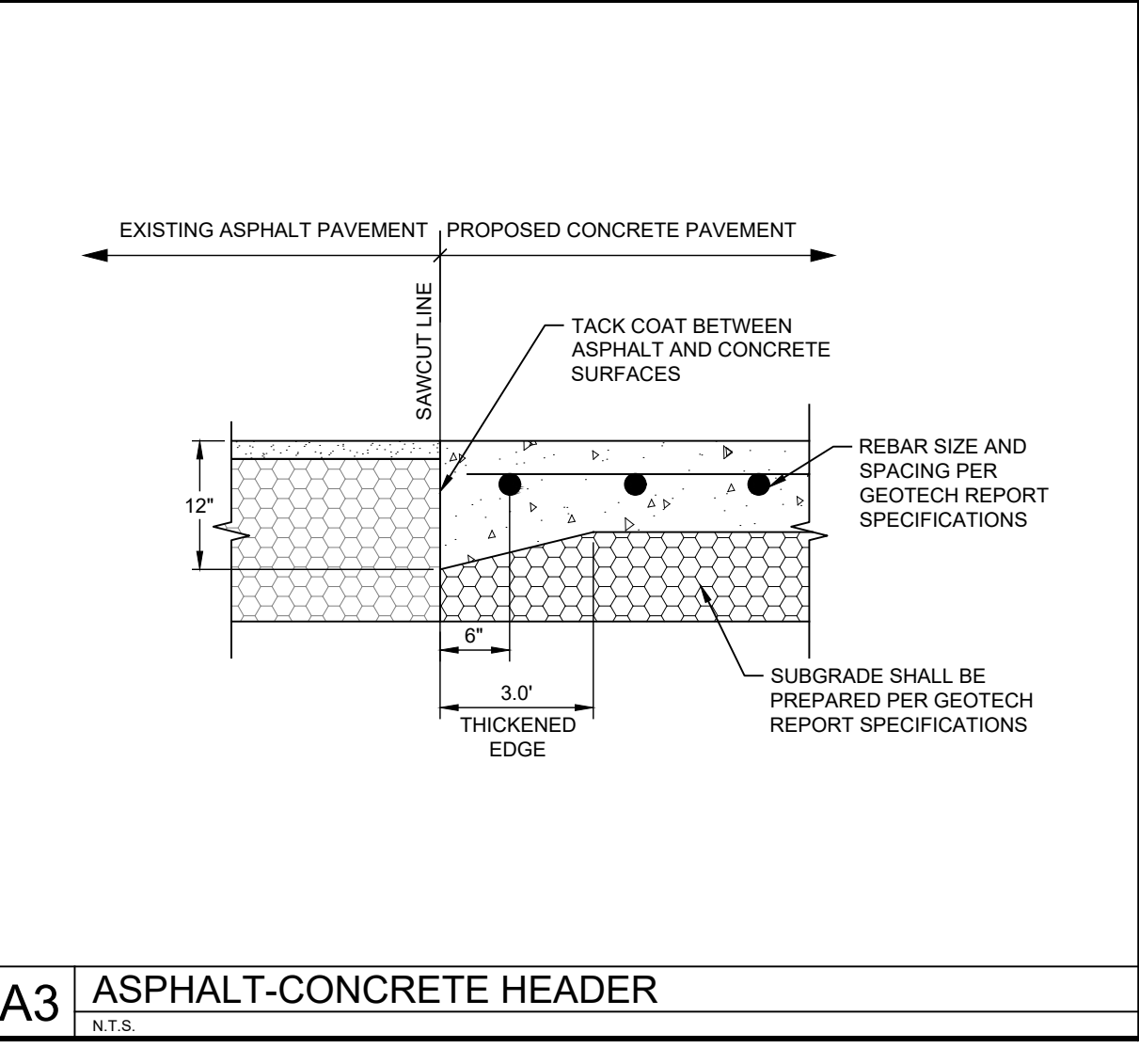
B5 TYPICAL RAMP UP CURB OPENING
N.T.S.



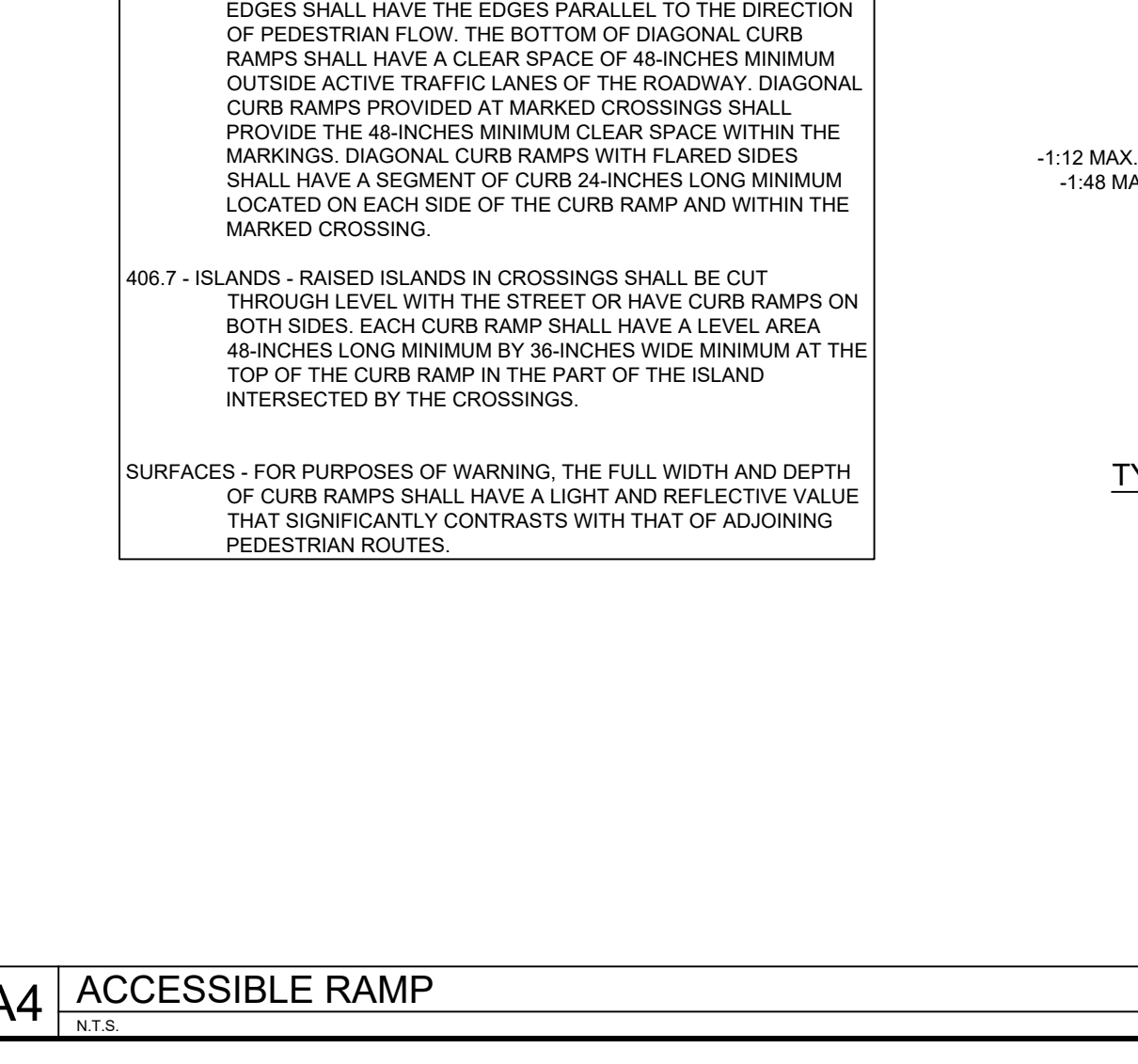
A1 ISOLATION JOINT
N.T.S.



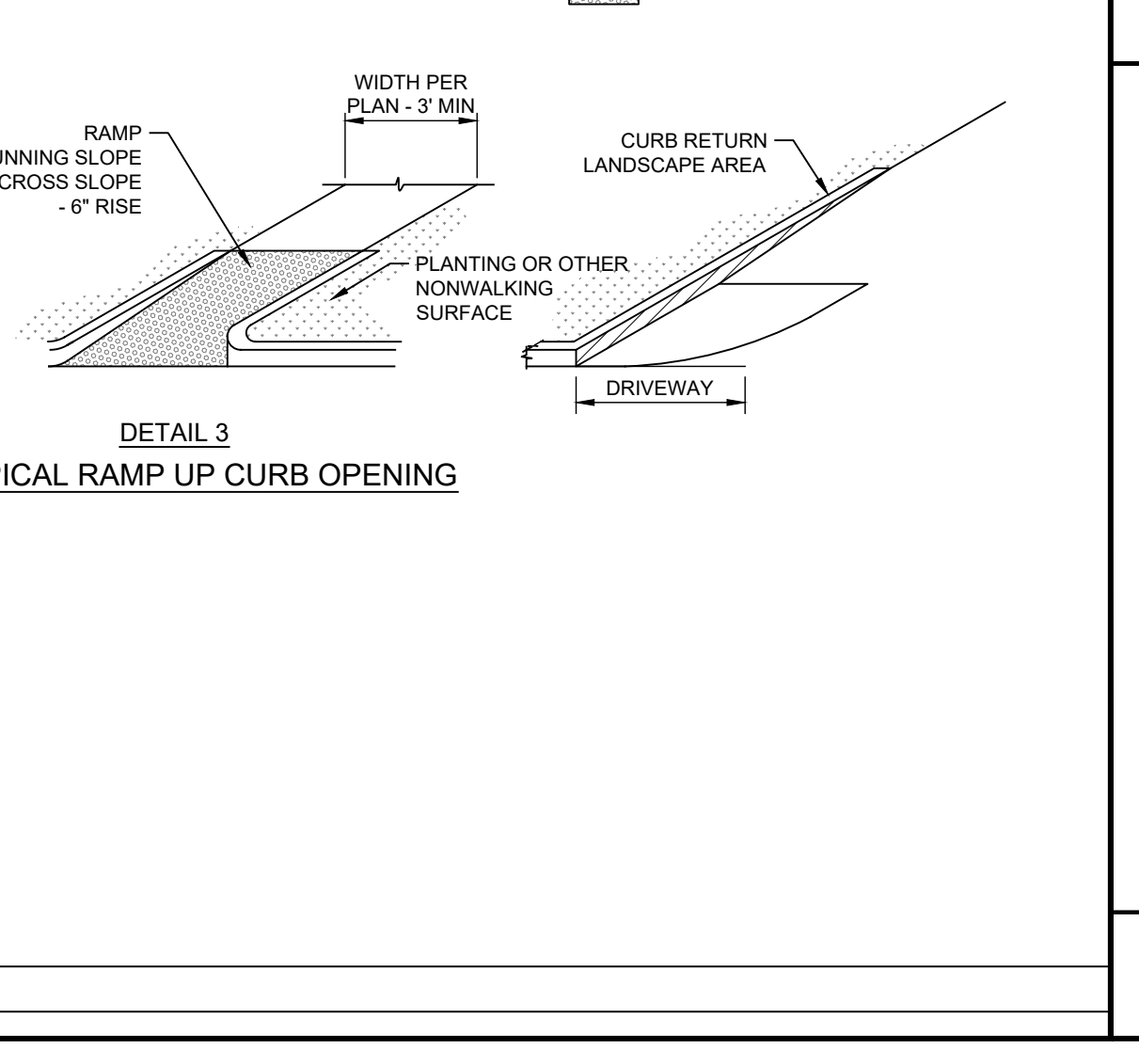
A2 EXPANSION JOINT
N.T.S.



A3 ASPHALT-CONCRETE HEADER
N.T.S.



A4 ACCESSIBLE RAMP
N.T.S.



A5 TYPICAL RAMP UP CURB OPENING
N.T.S.

Project: Tommy's Express - September 19, 2023 - 08:27:46 AM
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JASON R. LINK
 LICENSED PROFESSIONAL ENGINEER
 106138
 9/19/2023

MISC. CONSTRUCTION DETAILS (1 OF 2)

TOMMY'S EXPRESS CAR WASH UTSA BLVD

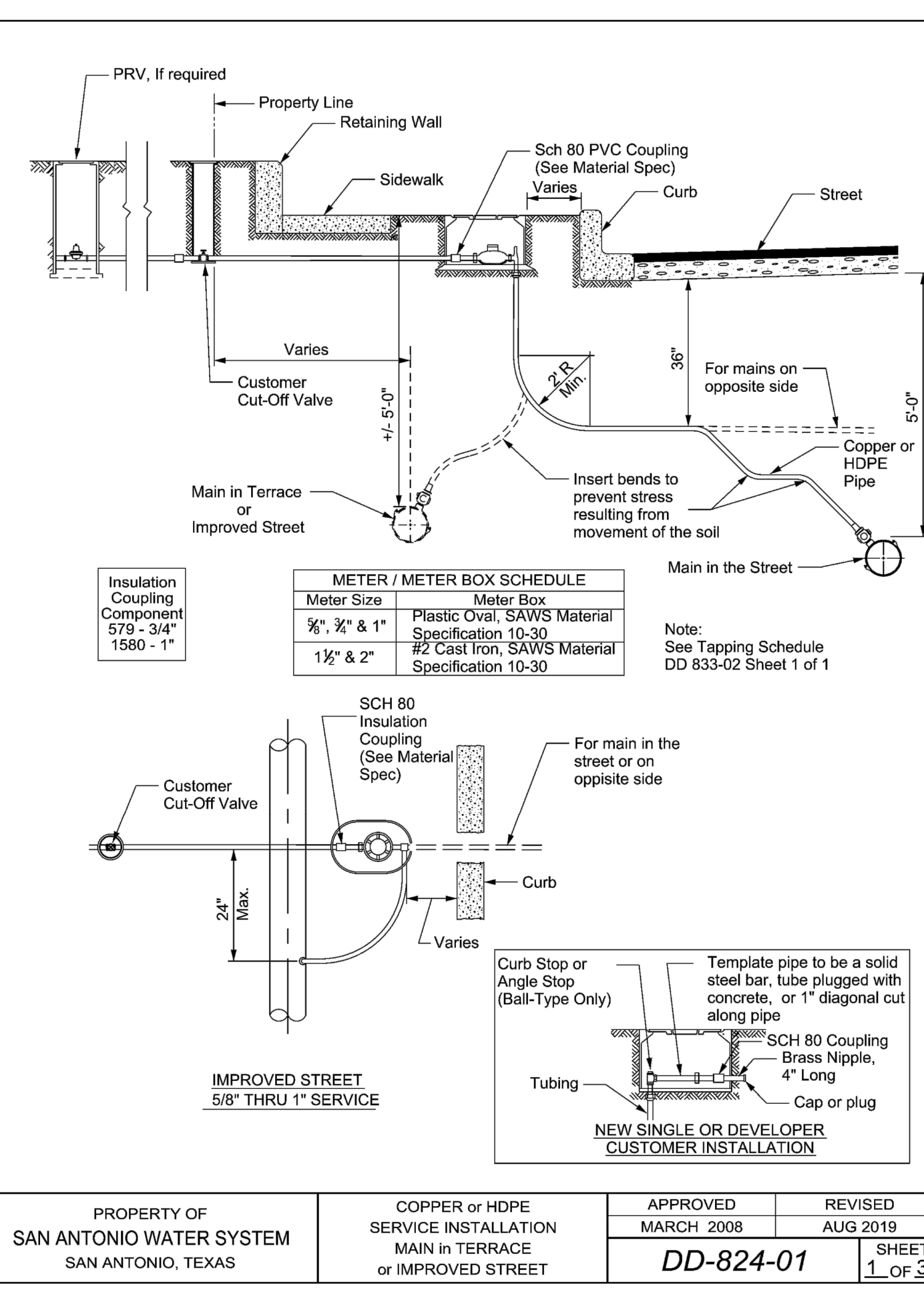
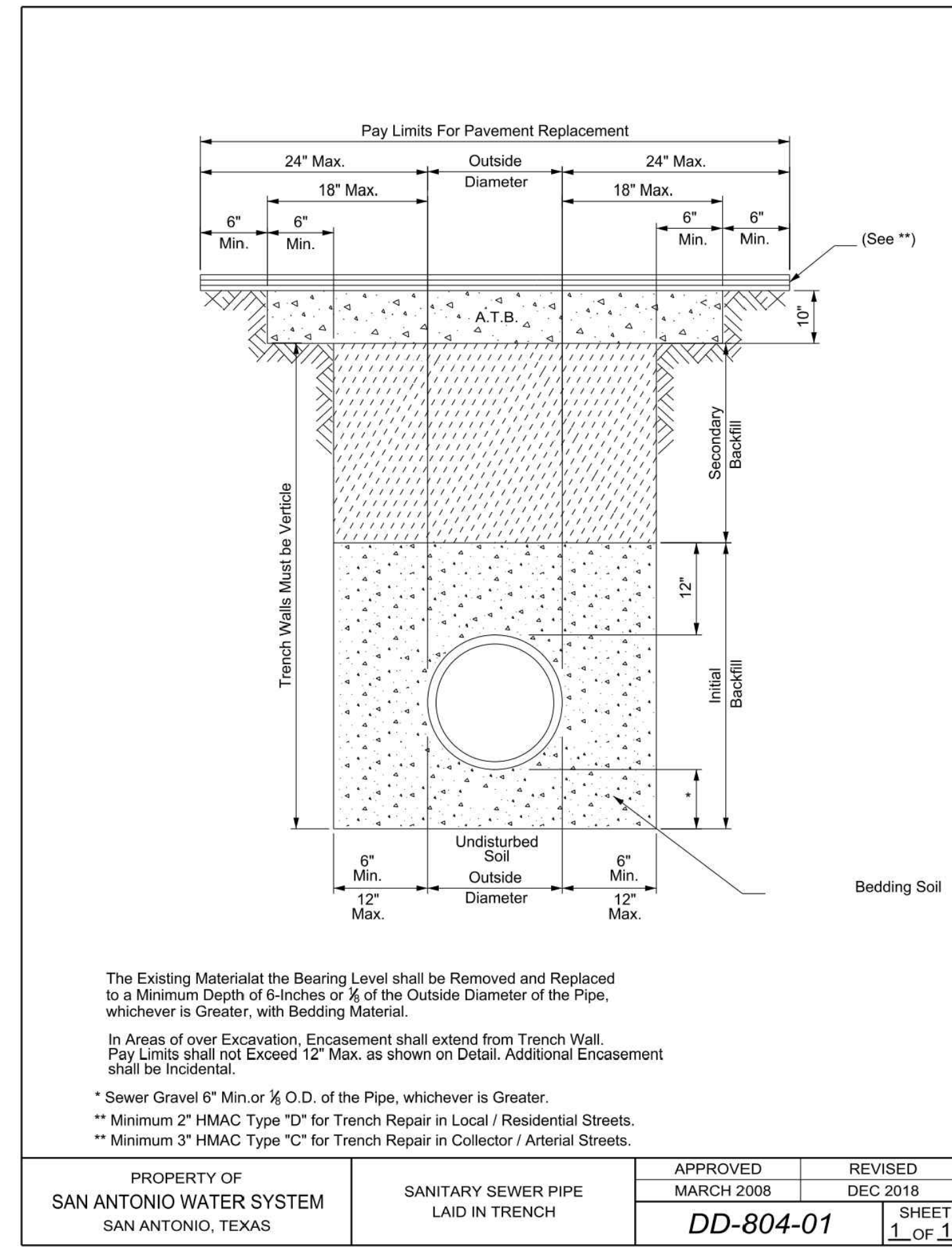
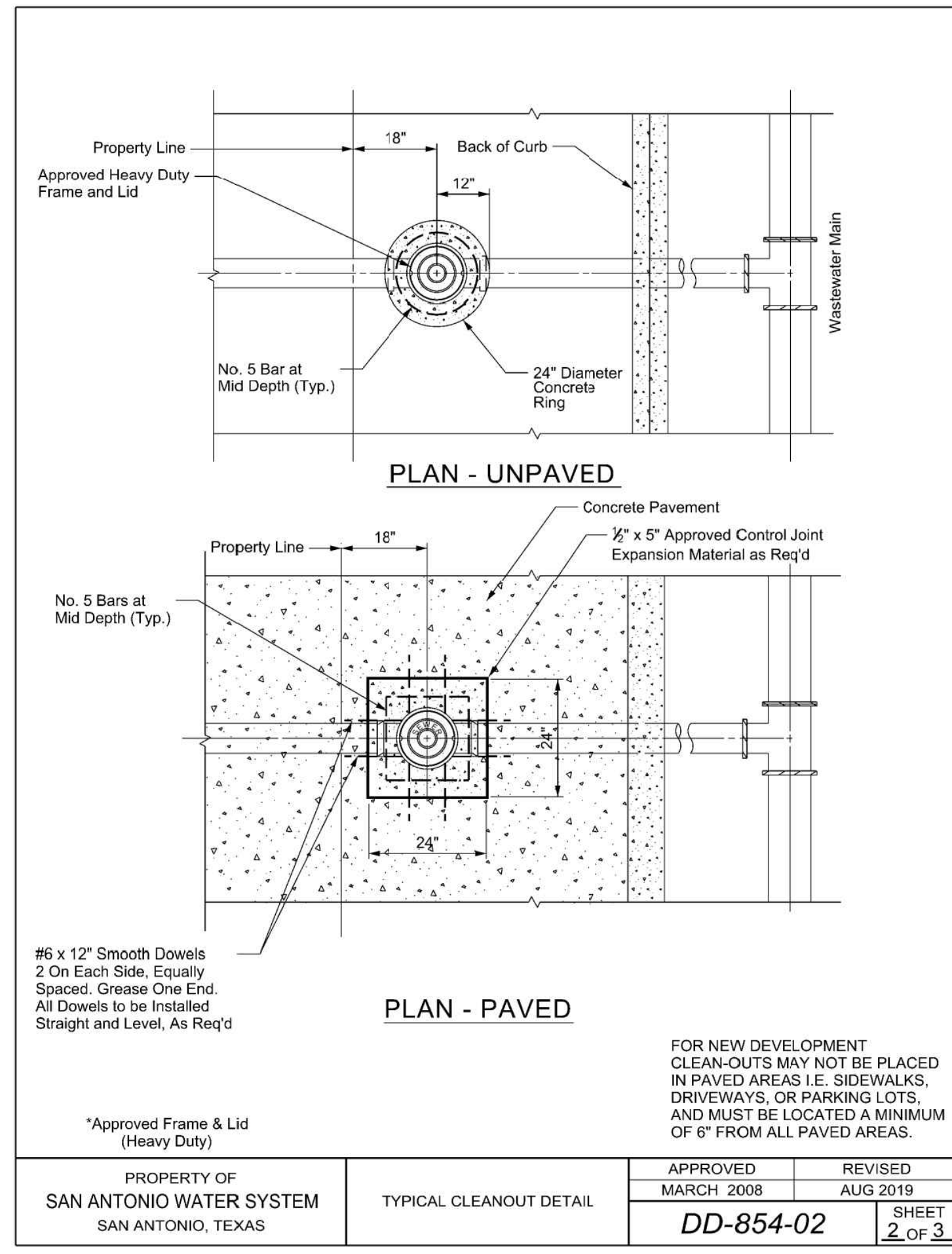
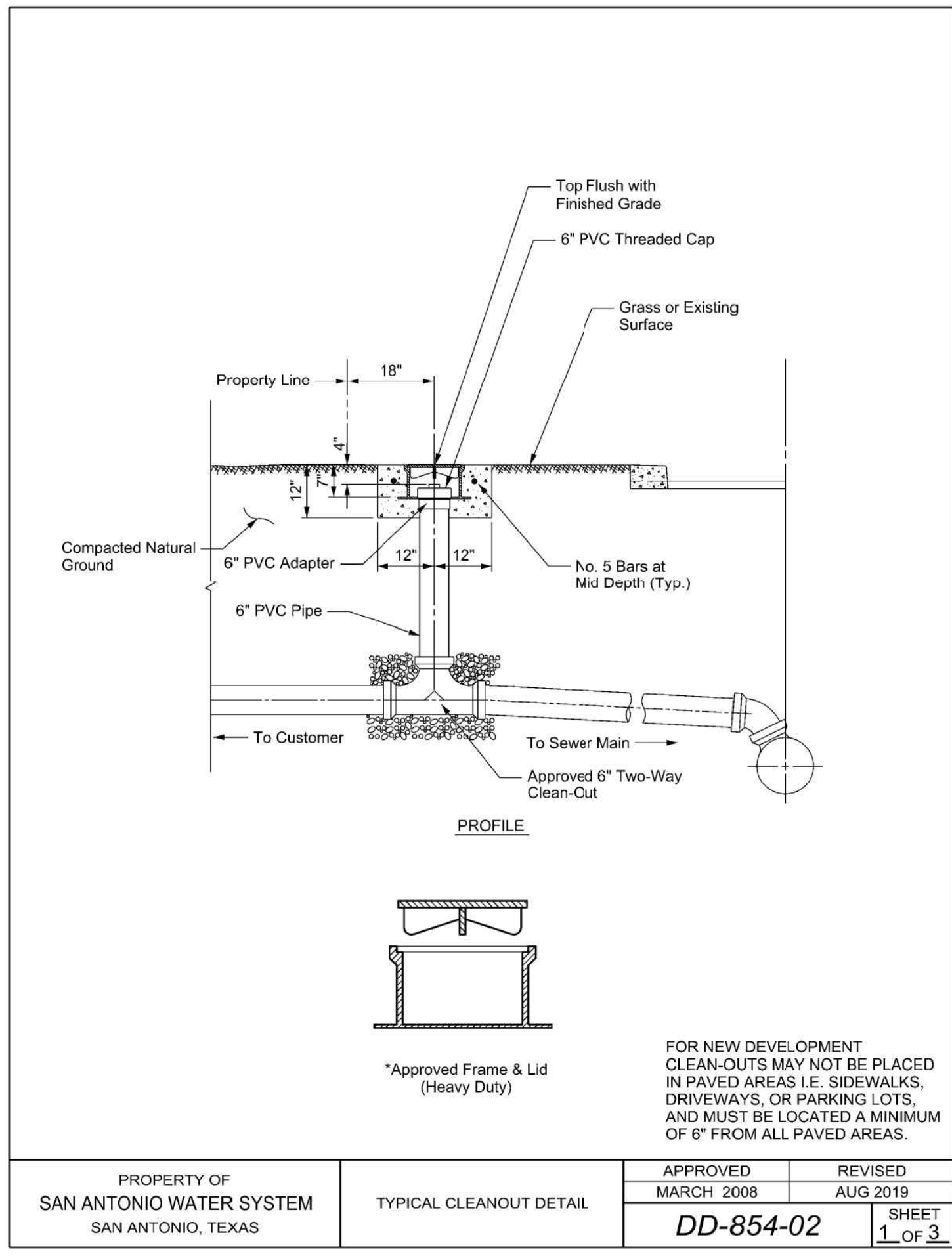
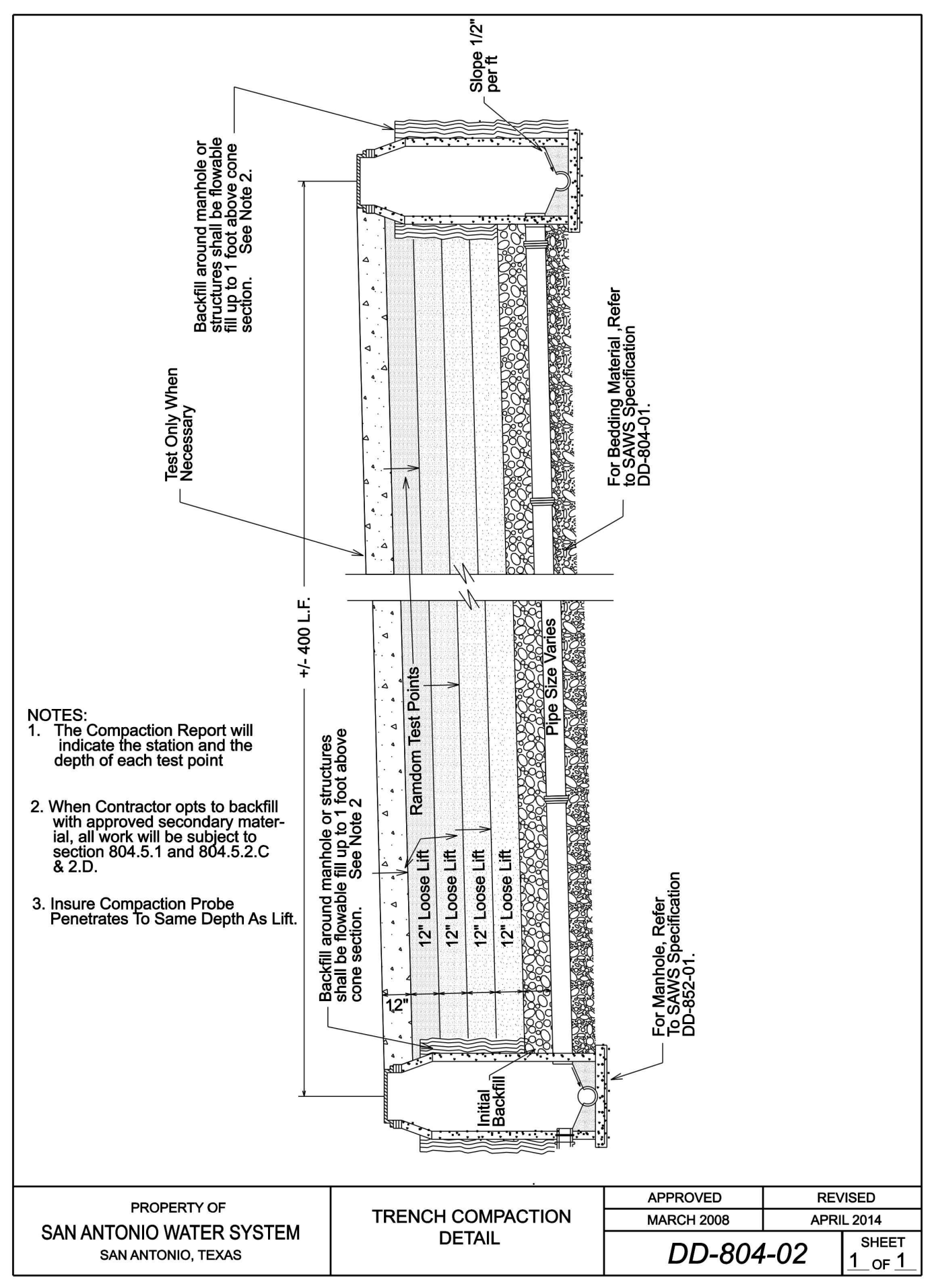
SAN ANTONIO TX

SHEET NUMBER **C6.1**

KHA PROJECT: 068729010
 DATE: 9/19/2023
 SCALE: AS SHOWN
 DESIGNED BY: N/W
 DRAWN BY: N/W
 CHECKED BY: J.L.

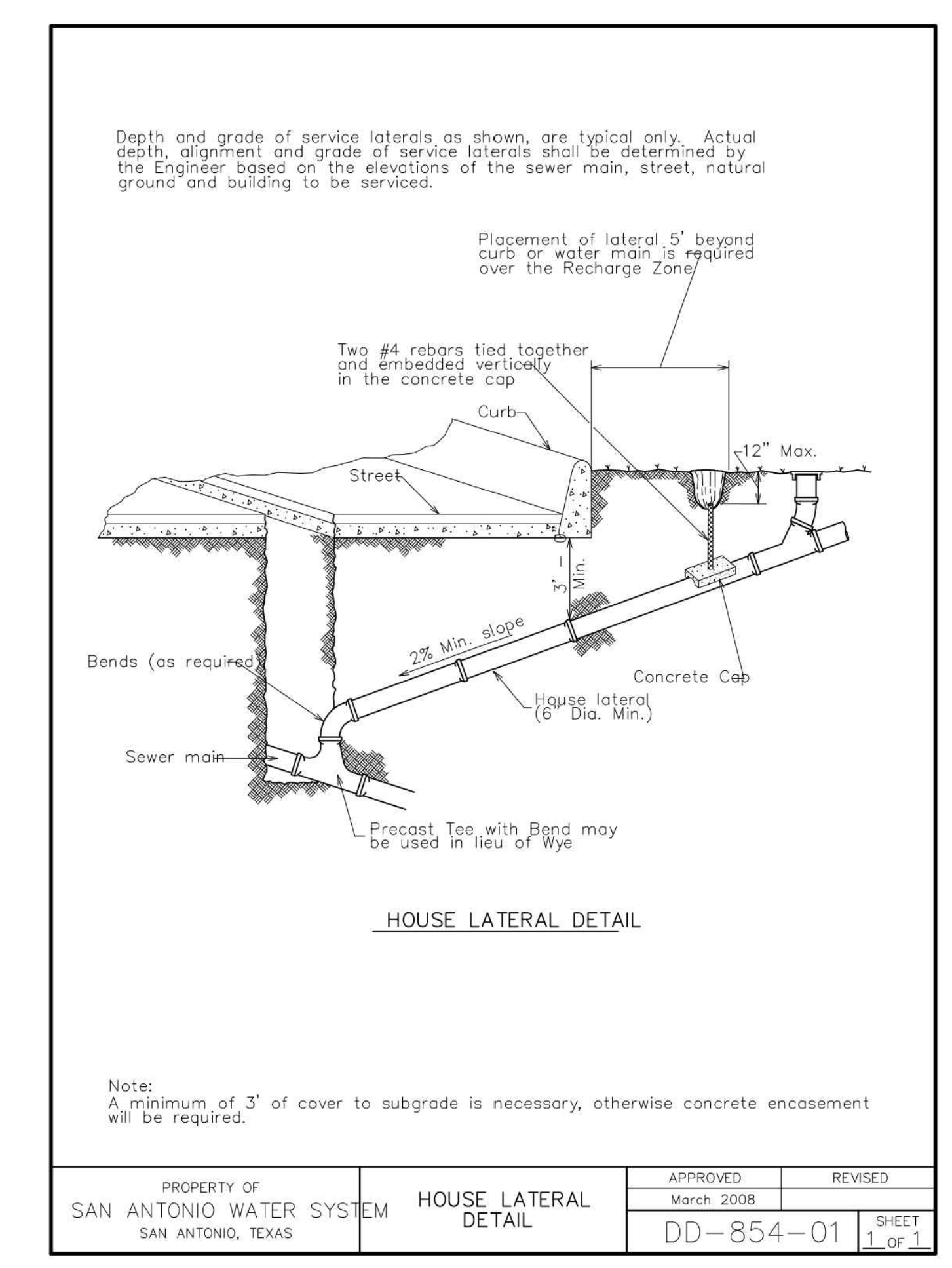
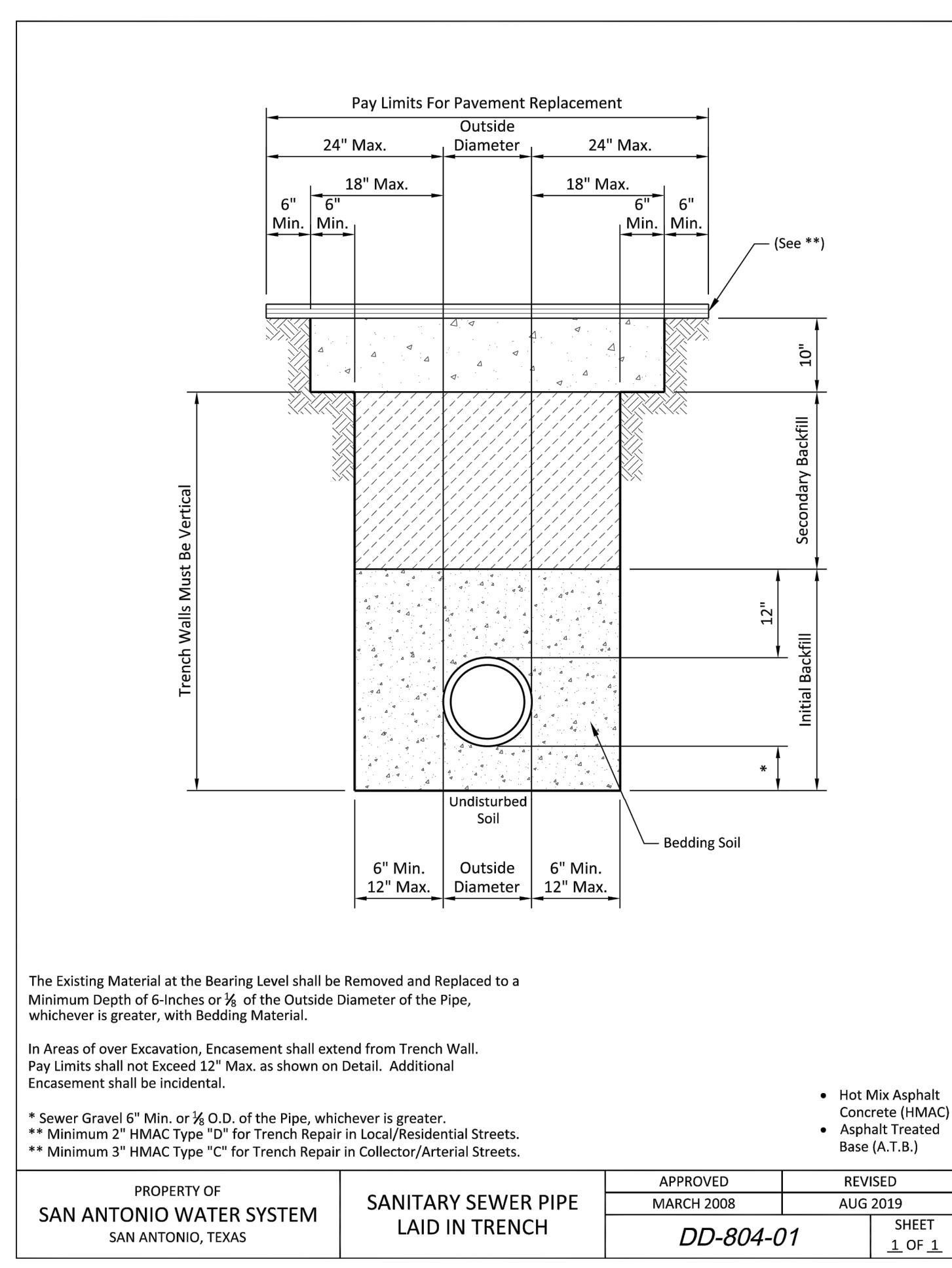
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D
 C
 B
 A



PIPE DIAMETER	SERVICE SIZE			
	3/4"	1"	1 1/2"	2"
6" A.C.	Tap With Service Saddle	Tap With Service Saddle	Tap With Service Saddle	Tap With Service Saddle
6" C.I. or D.I.	Tap	Tap	Tap With Service Saddle	Tap With Service Saddle
8" A.C.	Tap With Service Saddle	Tap With Service Saddle	Tap With Service Saddle	Tap With Service Saddle
8" C.I. or D.I.	Tap	Tap	Tap With Service Saddle	Tap With Service Saddle
10" A.C.	Tap With Service Saddle	Tap With Service Saddle	Tap With Service Saddle	Tap With Service Saddle
10" C.I. or D.I.	Tap	Tap	Tap With Service Saddle	Tap With Service Saddle
10" PVC	Tap With Service Saddle	Tap With Service Saddle	Tap With Service Saddle	Tap With Service Saddle
12" A.C.	Tap With Service Saddle	Tap With Service Saddle	Tap With Service Saddle	Tap With Service Saddle
12" C.I. or D.I.	Tap	Tap	Tap With Service Saddle	Tap With Service Saddle
12" PVC	Tap With Service Saddle	Tap With Service Saddle	Tap With Service Saddle	Tap With Service Saddle
16" A.C.	Tap With Service Saddle	Tap With Service Saddle	Tap With Service Saddle	Tap With Service Saddle
16" C.I. or D.I.	Tap	Tap	Tap With Service Saddle	Tap With Service Saddle

PROPERTY OF SAN ANTONIO WATER SYSTEM, SAN ANTONIO, TEXAS
 COPPER SERVICE INSTALLATION TAPPING SCHEDULE
 APPROVED MARCH 2008, REVISED AUG 2019
 DD-824-01 SHEET 3 OF 3



KHA PROJECT 068729010
 DATE 9/19/2023
 SCALE AS SHOWN
 DESIGNED BY NWN
 DRAWN BY NWN
 CHECKED BY J.L.
 SAN ANTONIO

TOMMY'S EXPRESS
 CAR WASH
 UTSA BLVD

UTILITY DETAILS

SHEET NUMBER C6.3

KIMLEY-HORN & ASSOCIATES, INC.
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LICENSED PROFESSIONAL ENGINEER
 JASON R. LINN
 106138

9/19/2023

NO.	REVISIONS	DATE	BY

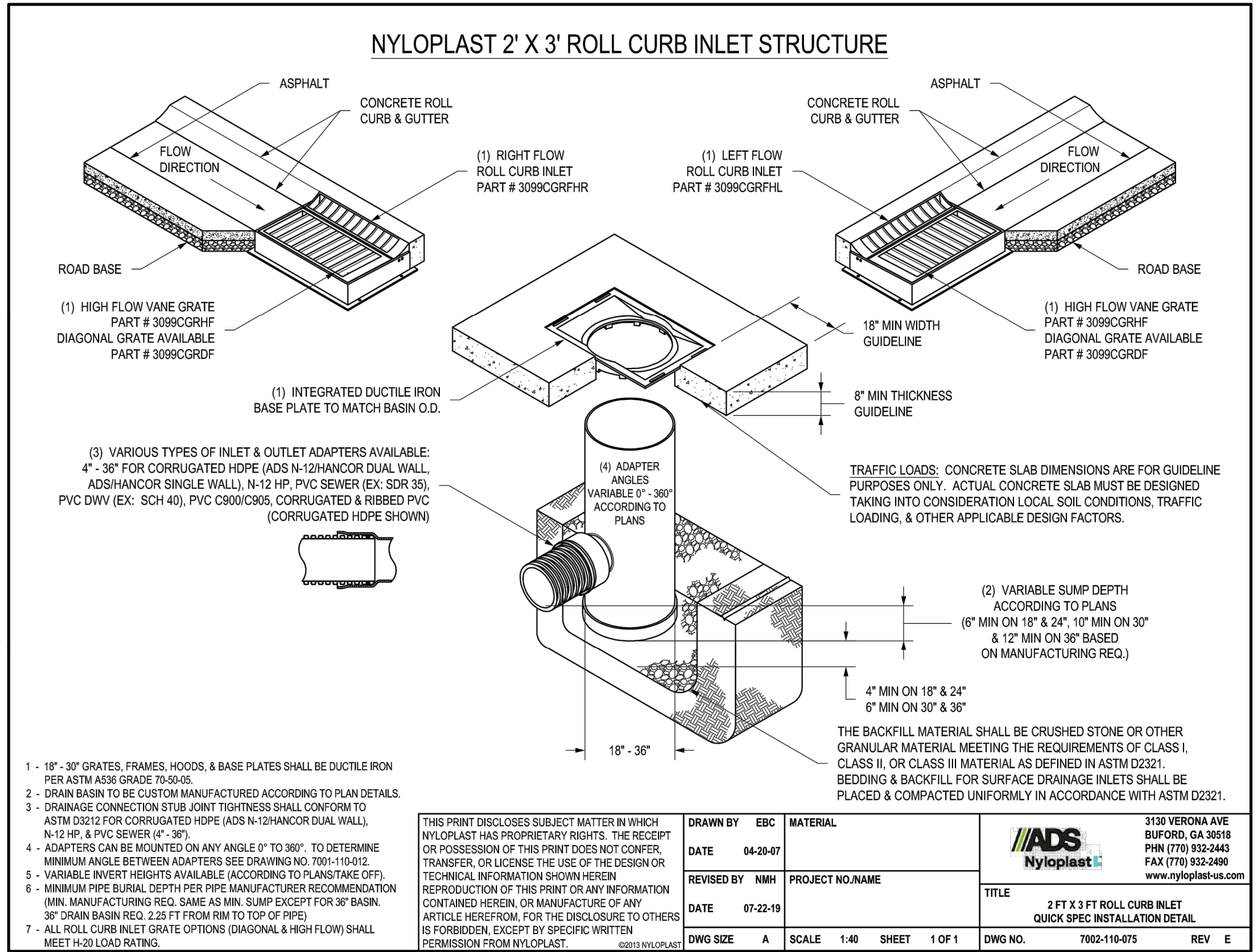
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D

C

B

A



Water

30" x 60" Type "BB" Inlet Model: TYPE-BB-INLET

Top
Weight : 946 Lbs.

Cast Iron Frame
*Note: Grate or Plate Available on Request.

Optional
Grate or Plate

15" Mid - Section
Weight : 1,175 Lbs.

Variable Riser
Weight : See Chart

Riser	Weight (Lbs.)
6"	648
12"	1,275

Bottom
Weight : See Chart

Bottom	Weight (Lbs.)	Wall(s)
A	4,021	A
B	4,421	A
C	4,082	4-Way

GENERAL NOTES:
1. Bedding Shall be in Accordance With Job and Plan Specifications.

4-Way K.O. for 24" R.C.P. & Smaller (Typical All Four Walls)

Texas Region
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888-9 Oldcastle (888-965-3227)

Z882

12 [305] WIDE REVEAL TRENCH DRAIN SYSTEM WITH STEEL FRAME

SPECIFICATION SHEET

Dimensional Data (inches and [mm]) are Subject to Manufacturing Tolerances and Change Without Notice

ENGINEERING SPECIFICATION: Zurn Z882 Channels shall be 96" [2438mm] long, 12" [305mm] wide reveal and have a 9-1/4" [235mm] throat. Modular channel sections shall be made of 0% water absorbent High Density Polyethylene (HDPE). Shall have a positive mechanical connection between channel sections that will not separate during the installation and shall mechanically lock into the concrete surround every 12" [305mm]. Channels shall weigh less than 5.05 lbs. [2.29kg] per linear foot, have a smooth, 3" [76mm] radius self cleaning bottom with a Manning's coefficient of 0.009 and 1.04% or neutral 0% built in slope. Channels shall have rear clips standard to secure trench in its final location. Shall be provided with standard DGC grates that lock down to frame. Zurn 12" [305mm] wide reveal ductile iron slotted grate conforming to ASTM specification A538-84, Grade 80-55-06. Ductile iron grate is rated class C per the DIN EN1433 top load classifications. Supplied in 24" [608mm] nominal lengths with 13/16" [21mm] wide slots, and 1-1/2" [38mm] bearing depth. Grate has an open area of 60 sq. in per ft. [171,027 sq. mm per meter]. The 1/4" [6mm] thick heavy-duty carbon steel frame assembly conforms to ASTM specification A36 with 10 - 4" [102mm] long concrete anchors per 96" [2438mm]. Grate lockdown bars are to be integral to the frame. The frame is supplied with a powder coated finish. All welds must be performed by a certified welder per ASTM standard AWS D1.1. Frames shall be produced in the U.S.A.

PREFIX OPTIONS (Check/specify appropriate options)
Z Eight-foot High Density Polyethylene (HDPE) Channel, Heavy-Duty Frame with Anchor Studs.

Trench No.	'A' Shallow Inv.	'B' Deep Inv.	Flow (cfs)	(gpm)	(lps)
8201	6.25 [159]	7.25 [184]	1.241	537	35
8202	7.25 [184]	8.25 [210]	1.725	774	49
8203	8.25 [210]	9.25 [235]	2.226	999	63
8203N	9.25 [235]	9.25 [235]	-	-	-
8204	9.25 [235]	10.25 [260]	2.745	1232	78
8205	10.25 [260]	11.25 [286]	3.271	1468	93
8206	11.25 [286]	12.25 [311]	3.808	1709	108
8206N	12.25 [311]	12.25 [311]	-	-	-
8207	12.25 [311]	13.25 [337]	4.347	1951	123
8208	13.25 [337]	14.25 [362]	4.893	2196	139
8209	14.25 [362]	15.25 [387]	5.443	2443	155
8209N	15.25 [387]	15.25 [387]	-	-	-
8210	15.25 [387]	16.25 [413]	5.996	2691	170
8211	16.25 [413]	17.25 [438]	6.551	2940	186
8212	17.25 [438]	18.25 [464]	7.106	3189	202

SUFFIX OPTIONS (Check/specify appropriate options)

Outlet Adapters Add/Each

-E1 Closed End Cap	-U4 4 [102] No-Hub Bottom Outlet
-E4 4 [102] No-Hub End Outlet	-U6 6 [152] No-Hub Bottom Outlet
-E6 6 [152] No-Hub End Outlet	-U8 8 [203] No-Hub Bottom Outlet
-E8 8 [203] No-Hub End Outlet	

Grate Options (Load Classifications are per DIN EN1433)

-BDC Black Acid Resistant Epoxy Coated Ductile Grate - Class C	-RSC Reinforced Slotted Stainless Steel Grate - Class C
-BDE Black Acid Resistant Epoxy Coated Ductile Grate - Class E	-RSP Reinforced Perforated Stainless Steel Grate - Class C
-DC Ductile Iron Solid Cover - Class E	-RSPRC Reinforced Perforated Stainless Steel Reverse Punch Grate - Class C
-DGC Ductile Iron Slotted Grate - Class C *	
-DGE Ductile Iron Slotted Grate - Class E	
-DGF Ductile Iron Slotted Grate - Class F	
-GDC Galvanized Ductile Slotted Grate - Class C	-RSC Reinforced Slotted Stainless Steel Grate - Class C
-GDE Galvanized Ductile Slotted Grate - Class E	-RSP Reinforced Perforated Stainless Steel Grate - Class C
-GDF Galvanized Ductile Slotted Grate - Class F	
-GHPD Galvanized Heel-Proof Ductile Slotted Grate - Class B	
-HPDE Heel-Proof Ductile Slotted Grate - Class E	
-HPC Heel-Proof Ductile Slotted Grate - Class C	
-RFGC Reinforced Slotted Galvanized Grate - Class C	
-RPGC Reinforced Perforated Galvanized Grate - Class C	
-RPGRC Reinforced Perforated Galvanized Reverse Punch Grate - Class C	

Miscellaneous Options

-CBF Black Acid Resistant Coated Top Frame	-CG Fiberglass Grate - Class A
-JC Joint Connector	-PG Perforated Galvanized Steel Grate - Class A
-SW Sidewall Extensions - 11 [279] High	-PS Perforated Stainless Steel Grate - Class A
-SWZ Double Sidewall Extensions - 22 [559] High	-SBL Stainless Steel Bar Grate - Class C
-VP Vandal-Proof Lockdown	

Miscellaneous Options

-DB Bottom Dome Strainer

MADE IN THE U.S.A.

- ADA-USA Meets Americans with Disabilities Act Requirements - Class C
- BG Galvanized Steel Bar Grate - Class D
- DGC-USA Ductile Iron Slotted Grate - Class C
- DGE-USA Ductile Iron Slotted Grate - Class E
- FG Fabricated Galvanized Steel Slotted Grate - Class A
- FS Fabricated Stainless Steel Slotted Grate - Class A
- GADA-USA Galvanized Ductile ADA Slotted Grate - Class C
- GDC-USA Galvanized Ductile Slotted Grate - Class C
- GDE-USA Galvanized Ductile Slotted Grate - Class E
- HPDE-USA Heel-Proof Ductile Slotted Grate - Class E

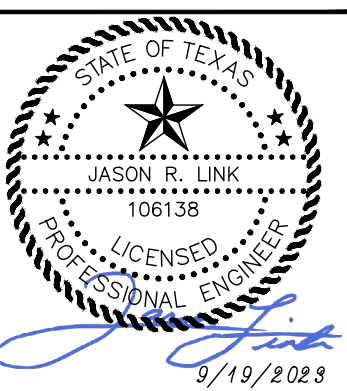
* Regularly furnished unless otherwise specified.

Zurn Industries, LLC | Specification Drainage Operation
1501 Pittsburgh Avenue, Erie, PA, U.S.A. 16502 - PH: 955-663-9676, Fax 814-454-7929
In Canada | Zurn Industries Limited
3544 Nashua Drive, Mississauga, Ontario L4V 1L2 - Ph: 905-405-8272, Fax 905-405-1292
www.zurn.com

Rev. G
Date: 12/15/17
C.N. No. 139333
Prod. | Dwg. No. 2882

NO.	REVISIONS	DATE	BY

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CHECKED BY	JL

TOMMY'S EXPRESS
CAR WASH
UTSA BLVD

SAN ANTONIO TX
SHEET NUMBER

INSPECTION, MAINTENANCE, REPAIR AND RETROFIT PLAN

The inspection and maintenance plan outlines the procedures necessary to maintain the performance of the Permanent Best Management Practices for this project. It should be noted that the plan provides guidelines that may have to be adjusted dependent on site specific and weather related conditions.

It is the responsibility of the owner to provide the inspections and maintenance as outlined in the plan for the duration of the project. The owner will maintain this responsibility until it is assumed or transferred to another entity in writing. If the property is leased or sold, the responsibility for the maintenance will be required to be transferred through the lease agreement, binding covenants, closing documents, or other binding legal instrument.

Maintenance records shall be kept on the installation, maintenance, or removal of items necessary for the proper operation of the facilities. All inspections shall be documented. Records shall be maintained for a minimum of 3 years and shall be made available to TCEQ upon request. A sample inspection report is included with this attachment.

An amended copy of this document will be provided to the Texas Commission on Environmental Quality within thirty (30) days of any changes in the following information.

Responsible Party: Robert Schumacher
Mailing Address: 2995 Woodside Road; suite 400-385
City, State: Woodside, CA Zip: 94062
Telephone: (650)-529-2385 x 204 Fax: N/A

I, the owner, have read and understand the requirements of the attached Inspection and Maintenance Plan for the proposed Permanent Best Management Practices for my project. I acknowledge that I will maintain responsibility for the implementation and execution of the plan until the responsibility is transferred to or assumed by another party in writing through a binding legal instrument.

Signature of Responsible Party  Date 9/25/2023

By: ROBERT SCHUMACHER Date 9/25/2023

Inspection and Maintenance for BMPs

1. EXISTING WATER QUALITY POND

Maintenance and inspection of the existing batch detention water quality pond is detailed within Section 3.5.20 of RG-348, included below:

Personnel Responsible for Inspections

The agent that performs the inspections should be knowledgeable of this general permit, familiar with the construction site, and knowledgeable of the SWPPP for the site. The contractor is to provide an inspector with a CPESC, CESSWI, or CISEC certification. Documentation of the inspector's qualifications is to be included in the attached Inspector Qualifications Log.

Inspection Schedule

The primary operator is required to choose one of the two inspections listed below.

- Option 1: Once every seven 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.
- Option 2: Once every 14 calendar days and within 24 hours of the end of a storm event of two inches or greater.

The inspections may occur on either schedule provided that documentation reflects the current schedule and that any changes to the schedule are conducted in accordance with the following provisions: the schedule may 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 must be documented (e.g., end of "dry" season and beginning of "wet" season).

If option 2 is the chosen frequency of inspections a rain gauge must be properly maintained on site or the storm event information from a weather station that is representative of the site location. For any day of rainfall during normal business hours that measures 0.25 inches or greater, proper documentation of the total rainfall measured for that day must be recorded. Personnel provided by the permittee must inspect:

- disturbed areas of the construction site that have not been finally stabilized;
- areas used for storage of materials that are exposed to precipitation;
- structural controls (for evidence of, or the potential for, pollutants entering the drainage system);
- sediment and erosion control measures identified in the SWP3 (to ensure they are operating correctly); and
- locations where vehicles enter or exit the site (for evidence of off-site sediment tracking).

Reductions in Inspection Frequency

Where sites have been finally or temporarily stabilized or where runoff is unlikely due to winter conditions (e.g. site is covered with snow, ice, or frozen ground exists), inspections must be conducted at least once every month. 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. A record of the total rainfall measured, as well as the approximate beginning and ending dates of winter or drought conditions resulting in monthly frequency of inspections in the attached Rain Gauge Log.

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.

Inspection Report Forms

Use the Inspection Report Forms given as a checklist to ensure that all required areas of the construction site are addressed. There is space to document the inspector's name as well as when the inspections regularly take place. The tables will document that the required area was inspected. (If there were any areas of concern, briefly describe them in this space with a more detailed description in the narrative section. Use the last table to document any discharges found during the inspections).

Describe how effective the installed BMPs are performing. Describe any BMP failures that were noted during the investigation and describe any maintenance required due to the failure. If new BMPs are needed as the construction site changes, the inspector can use the space at the bottom of the section to list BMPs to be implemented before the next inspection.

Describe the inspector's qualifications, how the inspection was conducted, and describe any areas of non-compliance in detail. If an inspection report does not identify any incidents of non-compliance, then it must contain a certifying signature stating that the facility or site is in compliance. The report must be signed by a person and in a manner required by 30 TAC 305.128. There is space at the end of the form to allow for this certifying signature.

Whenever an inspection shows that BMP modifications are needed to better control pollutants in runoff, the changes must be completed within seven calendar days following the inspection. If existing BMPs are modified or if additional BMPs are needed, you must describe your implementation schedule, and wherever possible, make the required BMP changes before the next storm event.

The Inspection Report Form functions as the required report and must be signed in accordance with TCEQ rules at 30 TAC 305.128.

Corrective Action

Personnel Responsible for Corrective Actions

Both Primary and Secondary Operators are responsible for maintaining all necessary Corrective Actions. If an individual is specifically identified as the responsible party for modifying the contact information for that individual should be documented in the attached Inspector Qualifications Log.

Corrective Action Forms

The Temporary BMPs must be modified based on the results of inspections, as necessary, to better control pollutants in runoff. Revisions 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 attached forms 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. Actions taken as a result of inspections must be properly documented by completing the corrective action forms given.

Schedule of Interim and Permanent Soil Stabilization

Construction practices shall disturb the minimal amount of existing ground cover as required for land clearing, grading, and construction activity for the shortest amount of time possible to minimize the potential of erosion and sedimentation from the site. Existing vegetation shall be maintained and left in place until it is necessary to disturb for construction activity. For this project the following stabilization practices will be implemented:

1. Hydraulic Mulch and Seeding: Disturbed areas subject to erosion shall be stabilized with hydraulic mulch and/or seeded and watered to provide interim stabilization. For areas that are not to be sodded as per the project landscaping plan, a minimum of 85% vegetative cover will be established to provide permanent stabilization.

Records of the following shall be maintained:

- 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.

Stabilization measures must be initiated as soon as practical in portions of the site where construction activities have temporarily or permanently ceased, and except as provided in the following, must be initiated no more that fourteen (14) days after the construction activity in that portion of the site has temporarily or permanently ceased:

Where the initiation of stabilization measures by the 14th day after construction activity temporarily or permanently ceased is precluded by snow cover or frozen ground conditions, stabilization measures must be initiated as soon as practical.

Where construction activity on a portion of the site is temporarily ceased and earth disturbing activities will be resumed within twenty-one (21) days, temporary stabilization measures do not have to be initiated on that portion of the site.

In arid areas (areas with an average rainfall of 0-10 inches), semiarid areas (areas with an average annual rainfall of 10 to 20 inches), and areas experiencing droughts where the initiation of stabilization measures by the 14th day after construction activity has temporarily or permanently ceased is precluded by seasonably arid conditions, stabilization measures must be initiated as soon as practical.

Maintenance

Below are some maintenance practices to be used to maintain erosion and sediment controls:

- All measures will be maintained in good working order. The operator should correct any damage or deficiencies as soon as practicable after the inspection, but in no case later than seven (7) calendar days after the inspection.
- BMP Maintenance (as applicable)

- Sediment must be removed from sediment traps and sedimentation ponds no later than the time that design capacity has been reduced by 50%. For perimeter controls such as silt fences, berms, etc., the trapped sediment must be removed before it reaches 50% of the above-ground height.
- Silt fence will be inspected for depth of sediment, tears, to see if the fabric is securely attached to the fence posts, and to see that the fence posts are firmly in the ground.
- Drainage swale will be inspected and repaired as necessary.
- Inlet control will be inspected and repaired as necessary.
- Check dam will be inspected and repaired as necessary.
- Straw bale dike will be inspected and repaired as necessary.
- Diversion dike will be inspected and any breaches promptly repaired.
- Temporary and permanent seeding and planting will be inspected for bare spots, washouts, and healthy growth.
- If sediment escapes the site, accumulations must be removed at a frequency that minimizes off-site impacts, and prior to the next rain event, if feasible. If the permittee does not own or operate the off-site conveyance, then the permittee must work with the owner or operator of the property to remove the sediment.
- Locations where vehicles enter or exit the site must be inspected for evidence of off-site sediment tracking.

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

- Maintenance and repairs will be conducted before the next anticipated storm event or as necessary to maintain the continued effectiveness of storm water controls. Following an inspection, deficiencies should be corrected no later than seven (7) calendar days after the inspection.



Figure 4 Detail of Trash Rack

- 9) *Vegetation* - A plan should be provided indicating how the basin will be stabilized, with vegetation, stone, or concrete. If vegetation is used for stabilization, the facility should be planted and maintained to provide for a full and robust cover. Vegetation on the basin embankments should be mowed as appropriate to prevent the establishment of woody vegetation.
- 10) *Splitter Box* - When the basin is designed as offline, a splitter structure is used to isolate the water quality volume and bypass the remaining flow around the system once the entire water quality volume has been captured. The splitter box, or other flow diverting approach, should be designed to convey the 25-year storm event while providing at least 1.0 foot of freeboard along pond side slopes. Velocity controls are required at the bypass discharge point to prevent erosion and scour.
- 11) *Erosion Protection at the Outfall* - For online basins, special consideration should be given to the facility's outfall location. Flared pipe end sections that discharge at or near the stream invert are preferred. The channel immediately below the pond outfall should be modified to conform to natural dimensions, and lined with large stone riprap placed over filter cloth. A stilling basin may be required to reduce flow velocities from the primary spillway to non-erosive velocities.
- 12) *Safety Considerations* - Safety is provided either by fencing of the facility or by managing the contours of the basin to eliminate dropoffs and other hazards. Earthen side slopes should not exceed 3:1 (H:V) and should terminate on a flat safety bench area. Landscaping can be used to impede access to the facility. The primary spillway opening must not permit access by children. Outfall pipes more than 48 inches in diameter should be fenced.

**Section
3.5.20**

Maintenance Guidelines for Batch Detention Basins

Batch detention basins may have somewhat higher maintenance requirements than an extended detention basin since they are active stormwater controls. The maintenance

activities are identical to those of extended detention basins with the addition of maintenance and inspections of the automatic controller and the valve at the outlet.

Inspections. Inspections should take place a minimum of twice a year. One inspection should take place during wet weather to determine if the basin is meeting the target detention time of 12 hours and a drawdown time of no more than 48 hours. The remaining inspections should occur between storm events so that manual operation of the valve and controller can be verified. The level sensor in the basin should be inspected and any debris or sediment in the area should be removed. The outlet structure and the trash screen should be inspected for signs of clogging. Debris and sediment should be removed from the orifice and outlet(s) as described in previous sections. Debris obstructing the valve should be removed. During each inspection, erosion areas inside and downstream of this BMP should be identified and repaired/revegetated immediately.

Mowing. The basin, basin side-slopes, and embankment of the basin must be mowed to prevent woody growth and control weeds. A mulching mower should be used, or the grass clippings should be caught and removed. Mowing should take place at least twice a year, or more frequently if vegetation exceeds 18 inches in height. More frequent mowing to maintain aesthetic appeal may be necessary in landscaped areas.

Litter and Debris Removal. Litter and debris removal should take place at least twice a year, as part of the periodic mowing operations and inspections. Debris and litter should be removed from the surface of the basin. Particular attention should be paid to floatable debris around the outlet structure. The outlet should be checked for possible clogging or obstructions and any debris removed.

Erosion control. The basin side slopes and embankment all may periodically suffer from slumping and erosion. To correct these problems, corrective action, such as regrading and revegetation, may be necessary. Correction of erosion control should take place whenever required based on the periodic inspections.

Nuisance Control. Standing water or soggy conditions may occur in the basin. Some standing water may occur after a storm event since the valve may close with 2 to 3 inches of water in the basin. Some flow into the basin may also occur between storms due to spring flow and residential water use that enters the storm sewer system. Twice a year, the facility should be evaluated in terms of nuisance control (insects, weeds, odors, algae, etc.).

Structural Repairs and Replacement. With each inspection, any damage to structural elements of the basin (pipes, concrete drainage structures, retaining walls, etc.) should be identified and repaired immediately. An example of this type of repair can include patching of cracked concrete, sealing of voids, removal of vegetation from cracks and joints. The various inlet/outlet structures in a basin will eventually deteriorate and must be replaced.

Sediment Removal. A properly designed batch detention basin will accumulate quantities of sediment over time. The accumulated sediment can detract from the appearance of the facility and reduce the pollutant removal performance of the facility. The sediment also tends to accumulate near the outlet structure and can interfere with the level sensor operation. Sediment shall be removed from the basin at least every 5 years, when sediment depth exceeds 6 inches, when the sediment interferes with the level sensor or when the basin does not drain within 48 hours. Care should be taken not to compromise the basin lining during maintenance.

Logic Controller. The Logic Controller should be inspected as part of the twice yearly investigations. Verify that the external indicators (active, cycle in progress) are

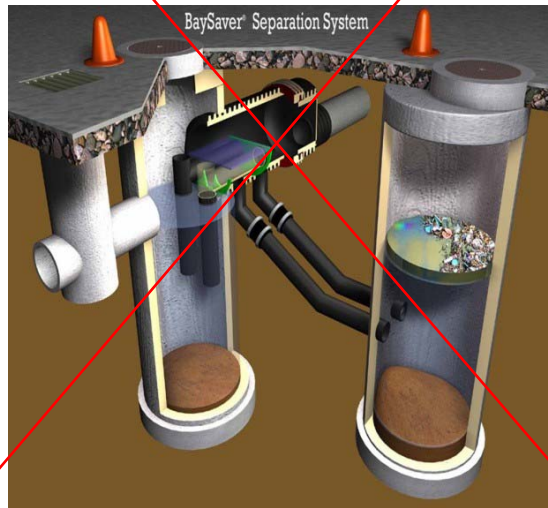
operating properly by turning the controller off and on, and by initiating a cycle by triggering the level sensor in the basin. The valve should be manually opened and closed using the open/close switch to verify valve operation and to assist in inspecting the valve for debris. The solar panel should be inspected and any dust or debris on the panel should be carefully removed. The controller and all other circuitry and wiring should be inspected for signs of corrosion, damage from insects, water leaks, or other damage. At the end of the inspection, the controller should be reset.

Section 3.2.18

The BaySeparator is a patented water quality treatment device designed to capture sediment, oil, grease, and floatables commonly found in stormwater runoff and store them off-line. The BaySeparator™ system removes pollutants from the stormwater stream through one of two mechanisms: sedimentation or flotation. Engineers have relied on these two mechanisms in stormwater and wastewater treatment for years. The BaySeparator™ system applies these time tested principles to stormwater treatment in a configuration that prevents contaminant release or resuspension during high flow rates.

The system is comprised of three main components: the BaySeparator™ unit, the Primary Manhole, and the Storage Manhole. Figure 1 displays a simple schematic of the BaySeparator™ system. Influent flow containing pollutants enters the system first by passing through the Primary Manhole. In this structure, coarse sediment settles while the flow passes over a weir into the BaySeparator™ Unit and is routed to the Storage Manhole. The influent flow, at this point, still contains pollutants of concern, such as fine sediments, oil, grease, floating trash, and other debris. Once in the Storage Manhole floatable trash, oils, and grease float to the surface, while fine sediments settle out and the influent separated flow returns to the outfall of the system back through the Separator Unit.

TCEQ Approval of Innovative Technology



As the rate of flow increases through the system, the BaySeparator™ unit acts as a dynamic control to route the influent flow through the most effective flow path for treatment. For example, under low flow conditions the entire influent flow is treated as described above. Under moderate flows and up to the maximum treatment flow, water is continuously treated through both the Primary and Storage Manholes, with a portion of these flows diverted through the T-pipes and the remainder flowing into the Separator unit and then to the Storage Manhole. This flow path allows for removal of floatable pollutants, while still allowing sedimentation under moderate flow conditions. During maximum flow conditions, most of the influent flow passes over the bypass plate and will not be treated.

PILOT-SCALE FIELD TESTING PLAN

(NOT APPLICABLE)

The TCEQ Technical Guidance Manual (TGM) was used to design permanent BMPs and measures for this site; therefore pilot-scale field testing is not required.

MEASURES FOR MINIMIZING SURFACE STREAM CONTAMINATION

During construction, standard erosion control measures will be used as shown in the construction plans. Runoff from the construction site will be contained by a silt fence until construction is complete. Entry and exit from the site will be through a stabilized construction entrance at the driveway closest to the eastern private road.

After completion of the project, temporary erosion and sedimentation measures (silt fence) will remain in place until vegetative cover is established. Details concerning the erosion/sedimentation protection plan can be found on Erosion Control Plans of the construction drawings.

***SECTION 5:
ADDITIONAL FORMS***

SIGNATURE PAGE:

[Handwritten Signature]
Applicant's Signature

9/25/2023
Date

THE STATE OF _____ §

County of _____ §

BEFORE ME, the undersigned authority, on this day personally appeared _____ 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 ____ day of _____, _____.

NOTARY PUBLIC

Typed or Printed Name of Notary

MY COMMISSION EXPIRES: _____

(see attached)

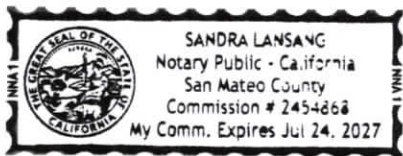
CALIFORNIA ACKNOWLEDGMENT

CIVIL CODE § 1189

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California }
County of San Mateo }
On September 25th, 2023 before me, Sandra Lansang, Notary Public
Date Here Insert Name and Title of the Officer
personally appeared Robert J. Schumacher
Name(s) of Signer(s)

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.



Place Notary Seal and/or Stamp Above

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature [Signature]
Signature of Notary Public

OPTIONAL

Completing this information can deter alteration of the document or fraudulent reattachment of this form to an unintended document.

Description of Attached Document

Title or Type of Document: Agent Authorization Form
Document Date: 6-1-1999 Number of Pages: 2
Signer(s) Other Than Named Above: _____

Capacity(ies) Claimed by Signer(s)

Signer's Name: _____ Signer's Name: _____
 Corporate Officer – Title(s): _____ Corporate Officer – Title(s): _____
 Partner – Limited General Partner – Limited General
 Individual Attorney in Fact Individual Attorney in Fact
 Trustee Guardian or Conservator Trustee Guardian or Conservator
 Other: _____ Other: _____
Signer is Representing: _____ Signer is Representing: _____

Application Fee Form

Texas Commission on Environmental Quality

Name of Proposed Regulated Entity: Schumacher – UTSA Blvd./IH-10 114.2 Acre Tract

Regulated Entity Location: 5614 UTSA Boulevard

Name of Customer: UTSA BLVD. / IH-10 LP Contact Person: Robert Schumacher

Phone: (512)-695-1234 Customer Reference Number (if issued): CN 606095339

Regulated Entity Reference Number (if issued): RN 111634242

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
 Mailed to: TCEQ - Cashier
 Revenues Section
 Mail Code 214
 P.O. Box 13088
 Austin, TX 78711-3088

San Antonio Regional Office
 Overnight Delivery to: TCEQ - Cashier
 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

Type of Plan	Size	Fee Due
Water Pollution Abatement Plan, Contributing Zone Plan: One Single Family Residential Dwelling	Acres	\$ 0
Water Pollution Abatement Plan, Contributing Zone Plan: Multiple Single Family Residential and Parks	Acres	\$0
Water Pollution Abatement Plan, Contributing Zone Plan: Non-residential	1.19 Acres	\$4,000
Sewage Collection System	L.F.	\$ 0
Lift Stations without sewer lines	Acres	\$ 0
Underground or Aboveground Storage Tank Facility	Tanks	\$ 0
Piping System(s)(only)	Each	\$ 0
Exception	Each	\$ 0
Extension of Time	Each	\$ 0

Signature: 

Date: 9/26/2023

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

068729010 - TOMMY'S EXPRESS CAR WASH
CONTRIBUTING ZONE PLAN

Check Payable to the "Texas Commission on Environmental Quality"

Core Data Form



TCEQ Use Only

TCEQ Core Data Form

For detailed instructions regarding completion of this form, please read the Core Data Form Instructions or call 512-239-5175.

SECTION I: General Information

1. Reason for Submission (If other is checked please describe in space provided.)		
<input checked="" type="checkbox"/> New Permit, Registration or Authorization (Core Data Form should be submitted with the program application.)		
<input type="checkbox"/> Renewal (Core Data Form should be submitted with the renewal form)	<input type="checkbox"/> Other	
2. Customer Reference Number (if issued)	Follow this link to search for CN or RN numbers in Central Registry**	3. Regulated Entity Reference Number (if issued)
CN 605351758		RN 109749218

SECTION II: Customer Information

4. General Customer Information		5. Effective Date for Customer Information Updates (mm/dd/yyyy)	
<input checked="" type="checkbox"/> New Customer		<input type="checkbox"/> Update to Customer Information	
<input type="checkbox"/> Change in Legal Name (Verifiable with the Texas Secretary of State or Texas Comptroller of Public Accounts)		<input type="checkbox"/> Change in Regulated Entity Ownership	
The Customer Name submitted here may be updated automatically based on what is current and active with the Texas Secretary of State (SOS) or Texas Comptroller of Public Accounts (CPA).			
6. Customer Legal Name (If an individual, print last name first: eg: Doe, John)		If new Customer, enter previous Customer below:	
UTSA Blvd. / IH-10 LP			
7. TX SOS/CPA Filing Number	8. TX State Tax ID (11 digits)	9. Federal Tax ID (9 digits)	10. DUNS Number (if applicable)
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"/> 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 checked="" type="checkbox"/> Yes <input type="checkbox"/> No	
14. Customer Role (Proposed or Actual) – as it relates to the Regulated Entity listed on this form. Please check one of the following			
<input checked="" type="checkbox"/> Owner <input type="checkbox"/> Operator <input type="checkbox"/> Owner & Operator			
<input type="checkbox"/> Occupational Licensee <input type="checkbox"/> Responsible Party <input type="checkbox"/> Voluntary Cleanup Applicant <input type="checkbox"/> Other:			
15. Mailing Address:	Robert Schumacher		
	2995 Woodside Road, Suite 400-385		
	City	Woodside	State CA ZIP 94062 ZIP + 4
16. Country Mailing Information (if outside USA)		17. E-Mail Address (if applicable)	
18. Telephone Number		19. Extension or Code	20. Fax Number (if applicable)
(650) 529-2385 X 204			() -

SECTION III: Regulated Entity Information

21. General Regulated Entity Information (If 'New Regulated Entity' is selected below this form should be accompanied by a permit application)	
<input checked="" type="checkbox"/> New Regulated Entity <input type="checkbox"/> Update to Regulated Entity Name <input type="checkbox"/> Update to Regulated Entity Information	
The Regulated Entity Name submitted may be updated in order to meet TCEQ Agency Data Standards (removal of organizational endings such as Inc, LP, or LLC).	
22. Regulated Entity Name (Enter name of the site where the regulated action is taking place.)	
Tommy's Express Car Wash UTSA Boulevard	

23. Street Address of the Regulated Entity: <i>(No PO Boxes)</i>	5614 UTSA Boulevard							
	City	SanAntonio	State	TX	ZIP	78249	ZIP + 4	
24. County	Bexar							

Enter Physical Location Description if no street address is provided.

25. Description to Physical Location:								
26. Nearest City					State	Nearest ZIP Code		
27. Latitude (N) In Decimal:				28. Longitude (W) In Decimal:				
Degrees	Minutes	Seconds	Degrees	Minutes	Seconds			
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)			
7542			811192					
33. What is the Primary Business of this entity? <i>(Do not repeat the SIC or NAICS description.)</i>								
Car wash								
34. Mailing Address:	4512 Elohi Drive							
	City	Austin	State	TX	ZIP	78746	ZIP + 4	
35. E-Mail Address:	jill@olympuspines.com							
36. Telephone Number		37. Extension or Code			38. Fax Number <i>(if applicable)</i>			
(512) 695-1234					() -			

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 checked="" type="checkbox"/> Edwards Aquifer	<input type="checkbox"/> Emissions Inventory Air	<input type="checkbox"/> Industrial Hazardous Waste
<input type="checkbox"/> Municipal Solid Waste	<input type="checkbox"/> New Source Review Air	<input type="checkbox"/> OSSF	<input type="checkbox"/> Petroleum Storage Tank	<input type="checkbox"/> PWS
<input type="checkbox"/> Sludge	<input type="checkbox"/> Storm Water	<input type="checkbox"/> Title V Air	<input type="checkbox"/> Tires	<input type="checkbox"/> Used Oil
<input type="checkbox"/> Voluntary Cleanup	<input type="checkbox"/> Waste Water	<input type="checkbox"/> Wastewater Agriculture	<input type="checkbox"/> Water Rights	<input type="checkbox"/> Other:

SECTION IV: Preparer Information

40. Name:	Jason Link		41. Title:	P.E.	
42. Telephone Number	43. Ext./Code	44. Fax Number	45. E-Mail Address		
(210) 872-9643		() -	jason.link@kimley-horn.com		

SECTION V: Authorized Signature

46. By my signature below, I certify, to the best of my knowledge, that the information provided in this form is true and complete, and that I have signature authority to submit this form on behalf of the entity specified in Section II, Field 6 and/or as required for the updates to the ID numbers identified in field 39.

Company:	Kimley-Horn		Job Title:	Engineer	
Name <i>(In Print)</i> :	Jason Link			Phone:	(210) 872- 9643
Signature:				Date:	9/26/2023