



March 20, 2024

Franklin Anciano
Edwards Aquifer Protection Program
Texas Commission on Environmental Quality

Subject: RE: Monument Oaks RV Park and Distillery CZP - Administrative NOD

The following comments in **red** are in response to your comments.

Edwards Aquifer Application Cover Page (TCEQ-20705)

1. Line 8. Site is defined as the entire area included within the legal boundaries of the property as described on the Williamson Central Appraisal District Map. If legal boundaries have changed, please provide documentation from the county. If proposing Metes and Bounds, provide a RPLS sealed and signed survey. If not, please update information throughout the application to reflect the acreage as described on the Williamson Central Appraisal District Map . **Acreage on Line 8 revised to entire area included within legal boundaries of the property. Legal boundaries have not changed.**

Contributing Zone Plan Application (TCEQ-10257)

2. Line 25. Please make a selection. **Selection made.**
3. Line 26. Please make a selection. **Selection made.**

Application Fee Form (TCEQ-0574)

4. Size. Please see Administrative NOD Item #1 above. **Acreage size revised.**

Core Data Form (TCEQ-10400)

Plan Sheets

5. All plan sheets included with this application must be P.E. sealed, signed, and dated. Please remove any indication that the plans are preliminary, for review only, and not for construction/bidding/permitting. **All plan sheets included are signed, sealed, and dated.**
6. The following sheets are not applicable to our review, please remove them if they are included:
 - Tree List/Preservation List
 - All Wastewater and Water Utility plan sheets (private & public) [Remove only if CZP]
 - Fire protection plan/Fire Hydrant Coverage Area Plan
 - Water & Wastewater detail sheets [Remove only if CZP]**All sheets not applicable to this review have been removed.**

Sincerely,

Anthony Goode, PE



MONUMENT OAKS

Georgetown TX, 78633

T.C.E.Q. EDWARDS AQUIFER PROTECTION PLAN CZP

**PREPARED FOR
MONUMENT OAKS DEVELOPERS, LTD
FEBUARY 2024**

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: Monument Oaks RV Park and Distillery				2. Regulated Entity No.:					
3. Customer Name: Monument Oaks Developers, LLC				4. Customer No.:					
5. Project Type: (Please circle/check one)	<input checked="" type="radio"/> New	Modification		Extension	Exception				
6. Plan Type: (Please circle/check one)	WPAP	<input checked="" type="radio"/> CZP	SCS	UST	AST	EXP	EXT	Technical Clarification	Optional Enhanced Measures
7. Land Use: (Please circle/check one)	Residential	<input checked="" type="radio"/> Non-residential			8. Site (acres):		36.29		
9. Application Fee:	\$6,500	10. Permanent BMP(s):			Batch/Detention Pond				
11. SCS (Linear Ft.):		12. AST/UST (No. Tanks):			n/a				
13. County:	Williamson	14. Watershed:			North Fork San Gabriel River				

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)	—	—	X
Groundwater Conservation District(s)	<input type="checkbox"/> Edwards Aquifer Authority <input type="checkbox"/> Barton Springs/ Edwards Aquifer <input type="checkbox"/> Hays Trinity <input type="checkbox"/> Plum Creek	<input type="checkbox"/> Barton Springs/ Edwards Aquifer	NA
City(ies) Jurisdiction	<input type="checkbox"/> Austin <input type="checkbox"/> Buda <input type="checkbox"/> Dripping Springs <input type="checkbox"/> Kyle <input type="checkbox"/> Mountain City <input type="checkbox"/> San Marcos <input type="checkbox"/> Wimberley <input type="checkbox"/> Woodcreek	<input type="checkbox"/> Austin <input type="checkbox"/> Bee Cave <input type="checkbox"/> Pflugerville <input type="checkbox"/> Rollingwood <input type="checkbox"/> Round Rock <input type="checkbox"/> Sunset Valley <input type="checkbox"/> West Lake Hills	<input type="checkbox"/> Austin <input type="checkbox"/> Cedar Park <input type="checkbox"/> Florence <input checked="" 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.)	—	—	—	—	—
Region (1 req.)	—	—	—	—	—
County(ies)	—	—	—	—	—
Groundwater Conservation District(s)	<input type="checkbox"/> Edwards Aquifer Authority <input type="checkbox"/> Trinity-Glen Rose	<input type="checkbox"/> Edwards Aquifer Authority	<input type="checkbox"/> Kinney	<input type="checkbox"/> EAA <input type="checkbox"/> Medina	<input type="checkbox"/> EAA <input type="checkbox"/> Uvalde
City(ies) Jurisdiction	<input type="checkbox"/> Castle Hills <input type="checkbox"/> Fair Oaks Ranch <input type="checkbox"/> Helotes <input type="checkbox"/> Hill Country Village <input type="checkbox"/> Hollywood Park <input type="checkbox"/> San Antonio (SAWS) <input type="checkbox"/> Shavano Park	<input type="checkbox"/> Bulverde <input type="checkbox"/> Fair Oaks Ranch <input type="checkbox"/> Garden Ridge <input type="checkbox"/> New Braunfels <input type="checkbox"/> Schertz	NA	<input type="checkbox"/> San Antonio ETJ (SAWS)	NA

I certify that to the best of my knowledge, that the application is complete and accurate. This application is hereby submitted to TCEQ for administrative review and technical review.

Anthony Goode, P.E.

Print Name of Customer/Authorized Agent

2/20/2024

Signature of Customer/Authorized Agent

Date

****FOR TCEQ INTERNAL USE ONLY****

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

Contributing Zone Plan Application

Texas Commission on Environmental Quality

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

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

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

Signature

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

Print Name of Customer/Agent: Anthony Goode

Date: 2/20/2024

Signature of Customer/Agent:



Regulated Entity Name: Monument Oaks RV Park & Distillery

Project Information

1. County: Williamson
2. Stream Basin: Brusshy Creek
3. Groundwater Conservation District (if applicable): EDWARDS AQUIFER
4. Customer (Applicant):

Contact Person: Dan Addante

Entity: Monument Oaks Developers, LLC

Mailing Address: 145 AMANDAS WAY

City, State: BUDA, TX

Telephone: (940)-390-6083

Email Address: dan.addante@gmail.com

Zip: 78610

Fax: _____

5. Agent/Representative (If any):

Contact Person: ANTHONY H. GOODE

Entity: GOODE FAITH ENGINEERING

Mailing Address: 1620LA JAITA DR. STE#300

City, State: CEADER PARK, TX

Zip: 78613

Telephone: (972)-822-1682

Fax: _____

Email Address: ANTHONY@GOODEFAITHENG.COM

6. Project Location:

- The project site is located inside the city limits of _____.
- The project site is located outside the city limits but inside the ETJ (extra-territorial jurisdiction) of GEORGETOWN.
- 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.

South of Ronald Reagon Bulivard, West of County Road 289, and souronding Fore Cemetary on all sides.

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: Undeveloped (Disturbed but Not Cleared)

12. The type of project is:

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

13. Total project area (size of site): 36.29 total acres (R620664 = 10.07 ac, R620655 =26.22 ac)

Total disturbed area: 23.74 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 (MAXIMUM ALLOWED IMPERVIOUS COVER)

<i>Impervious Cover of Proposed Project</i>	<i>Sq. Ft.</i>	<i>Sq. Ft./Acre</i>	<i>Acres</i>
Structures/Rooftops	45,200	÷ 43,560 =	1.04
Parking	312,000	÷ 43,560 =	7.16
Other paved surfaces	321,380	÷ 43,560 =	7.38
Total Impervious Cover	678,580	÷ 43,560 =	15.58

Total Impervious Cover 15.58 ÷ Total Acreage 36.29 X 100 = 43 % 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 _____ (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" = 40'.
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): 48491C0275E.
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,

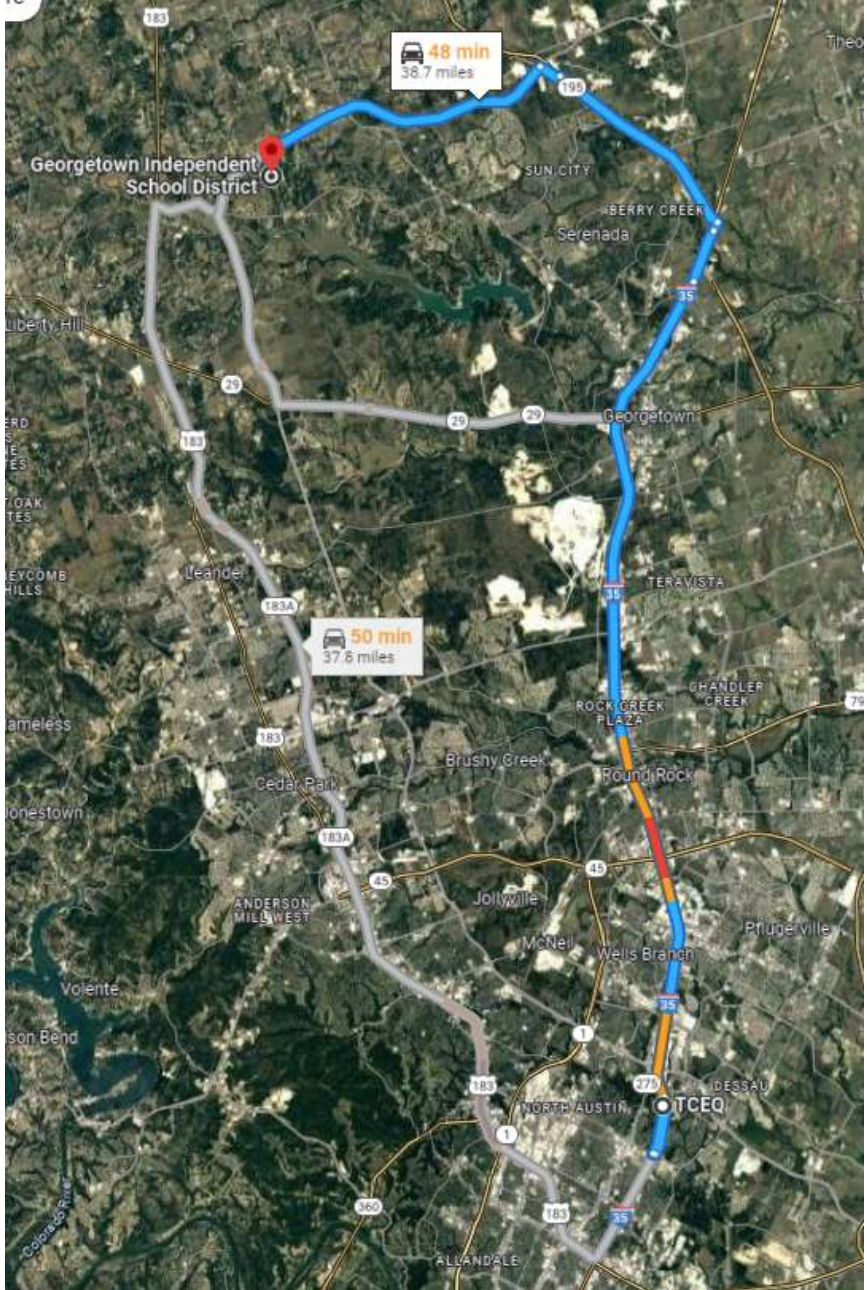
or a non-residential development such as commercial, industrial, institutional, schools, and other sites where regulated activities occur.

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.



ATTACHMENT A – ROAD MAP



ATTACHMENT B - USGS QUADRANGLE MAP



U.S. DEPARTMENT OF THE INTERIOR
U.S. GEOLOGICAL SURVEY

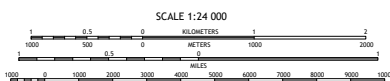
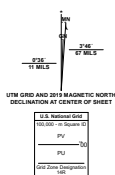


LEANDER NE QUADRANGLE
TEXAS - WILLIAMSON COUNTY
7.5-MINUTE SERIES



Produced by the United States Geological Survey

North American Datum of 1983 (NAD83)
World Geodetic System of 1984 (WGS84), Projection and
1:500-meter grid (National Transverse Mercator, Zone 14R)
This map is not a legal document. Boundaries may be
generalized for this map scale. Private lands within government
reservations may not be shown. Obtain permission before
entering private lands.
Imagery:.....USGS, NADP, August 2016, November 2016
Roads:.....U.S. Census, Bureau, 2015, 2019
Name:.....National Hydrography Dataset, 2002, 2021
Contour:.....National Elevation Dataset, 2004
Boundary:.....Multiple sources, see metadata file 2019, 2021
Wetlands:.....FWS National Wetlands Inventory Not Available



CONTOUR INTERVAL 10 FEET
NORTH AMERICAN VERTICAL DATUM OF 1988
This map was produced to conform with the
National Geospatial Program US Topo Product Standard.



QUADRANGLE LOCATION

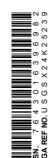
1	2	3
4	5	6
7	8	9

ADJOINING QUADRANGLES

ROAD CLASSIFICATION

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

LEANDER NE, TX
2022





ATTACHMENT C – PROJECT NARRATIVE

The total proposed site is approximately 36.29-acres, which includes two properties owned by Monument Oak Developers LLC. The northern most property (property ID R620664) is 10.07 acres, and the southern property (property ID R620665) is 26.22 acres. Fore Cemetery (property ID R318696) is bounded on all sides by the southern property. The site is located in the ETJ of the City of Georgetown, TX. The site is bounded on the east by County Road 289 and on the north and west by rangeland. There are some residential sites to the south. The site is mostly undeveloped pastureland with scattered hardwoods. The site does contain some gravel roads that service Fore Cemetery and the residential homes south of the site.

The site is in the North Fork San Gabriel River Watershed and no part of the site is located in the 100-year floodplain per FIRM panel 48491C027E, last reviewed September 26, 2008. The project is in the Edwards Aquifer Contributing Zone; therefore, water quality controls are required. The project will have two Batch Detention ponds. This BMP will provide a minimum removal of 80% of the TSS.

Under existing conditions, the entire site drains to the south. There is no offsite drainage coming to the site. To meet the pollutant removal requirements for the site, two Batch Detention ponds are proposed. One will be on the southeastern side of the site and the other on the southwestern side of the site.

The initial proposed design includes approximately 8.23-acres of impervious cover with the development of drive aisles, RV spots, office, and comfort stations. The ponds are designed for future improvements as well as the current designed impervious cover. See Attachment E for a detailed explanation and calculations. The existing CN for the proposed undeveloped areas is determined to be an 84. All other impervious cover for existing and proposed conditions has been assigned a CN of 98.

There are no items expected to be demolished on the site.



ATTACHMENT D – FACTORS AFFECTING WATER SURFACE QUALITY

During Construction:

There will be a slight increase in suspended solids during construction which will be mitigated utilizing BMPs including silt fencing, inlet protection, stabilized construction entrances and the proposed pond for temporary sediment basins. Potential sources of pollutants affecting surface water quality include:

- Soil particle migration as a result of erosion from construction activity including the use of spoil piles, clearing, and grubbing, excavation and burrow of existing grades, final grading, and installation of utilities and storm water infrastructure.
- Soil particle migration resulting from pipe bedding material installation or staging and soil and/or road base placement and storage.
- Construction equipment and vehicle drippings or leaks containing petroleum such as fuel, grease, oil, and hydraulic fluid.
- Concrete truck wash-out activities.
- Materials used during construction (paints, glues, chemicals, pavement striping/markings, gravel) may also affect the surface water quality.
- Trash and debris from construction crews, equipment, and supplies can be another pollutant source and will be properly disposed of and effectively managed throughout construction to minimize any potential impact.
- Sanitary waste from construction crews could also lead to a potential source of contamination. Proper sanitation during construction, including temporary restroom facilities and trash barrels will not be provided.

Post Construction:

Automobiles utilized by future tenants will generate some pollutants that can affect water quality. Leaks from engines and transmissions may add oil, grease or antifreeze and other automotive related liquids to the storm runoff.

Activities may include the utilization of chemical pesticides and lawn products that may affect the water quality. These products are typically labeled with instructions and warning labels about proper and safe usage by the customers. The owner will provide information through the leasing agreements about the proper use of products to the occupants and their effect on water quality.

Lack of lawn care maintenance can cause soil erosion and impact the quality of stream water by increasing suspended solids. The owner is therefore managing on-going lawn care and maintenance.

Improperly installed sanitary sewers may increase fecal materials and nutrients in runoff. City permitting procedures and inspections will make this a minor concern.



ATTACHMENT E – VOLUME AND CHARACTERISTICS OF STORMWATER

The curve number of used for the undeveloped site is 84. The proposed impervious cover was assigned a CN of 98. The development of the site will result in impervious cover of approximately 8.23-acres.

With the proposed treatment measures, the character of the storm water leaving the site after the development is expected to be similar in character to that of existing conditions. This proposed development will require water quality treatment. This will be achieved using the two Batch Detention ponds. Refer to the following table for detailed information on the drainage calculations and the included construction plans for details.

DRAINAGE CALCULATIONS (EXISTING)										
DESIGN POINT	DRAINAGE AREA	ACRES	Tc (MIN)	Lag Time	Curve Number	Impervious Cover (%)	Q (2YR) (CFS)	Q (10YR) (CFS)	Q (25YR) (CFS)	Q (100YR) (CFS)
SW	E1a	8.96	10.2	6.1	84.0	2.0%	36.56	63.99	82.4	111.84
	E1b	14.08	19.1	11.5	84.0	5.0%	49.5	51.9	66.9	90.9
	REACH-CREEK		4.5	2.7			49.5	51.9	66.9	90.9
TOTAL SW							64.0	112.3	144.69	196.8
SE	E2	6.14	16.7	10.0	84.0	0.0%	16.6	29.3	37.82	51.5
	E3	1.21	11.0	6.6	84.0	5.0%	3.9	6.9	8.81	11.9
TOTAL SE							20.0	35.3	45.61	62.1
DRAINAGE CALCULATIONS (PROPOSED)										
DESIGN POINT	DRAINAGE AREA	ACRES	Tc (MIN)	Lag Time	Curve Number	Impervious Cover (%)	Q (2YR) (CFS)	Q (10YR) (CFS)	Q (25YR) (CFS)	Q (100YR) (CFS)
SW	P1	24.38	12.2	7.3	84.0	50.0%	90.9	145.5	182.1	241.0
	Pond West (A)						62.7	110.4	143.0	196.5
	WS Elevation						879.4	880.0	880.4	880.9
TOTAL SW							62.7	110.4	143.0	196.5
SE	P2	4.84	15.5	9.3	84.0	70.0%	17.6	27.3	33.7	44.2
	Pond East (B)						16.5	27.2	33.7	44.1
	WS Elevation						902.2	902.3	902.3	902.3
	P3	1.15	10.8	6.5	84.0	6.6%	3.8	6.6	8.5	11.5
TOTAL SE							19.4	33.1	41.3	54.5
						15.65	Acres IC			

The proposed design includes approximately 8.23-acres of impervious cover with the development of drive aisles, RV spots, office, and comfort stations. The West Pond (A) has been designed to accommodate the addition of future impervious cover. The drainage area (P1) is 24.38 acres and flows to the West Pond (A). This area will be allowed a maximum of 50.0% impervious cover (or 12.19 acres). After the initial proposed impervious cover (5.91 acres), future development could add approximately 6.28 acres of impervious cover. Pond East (B) drainage area is 4.84 acres with proposed impervious cover of 2.23 acres.

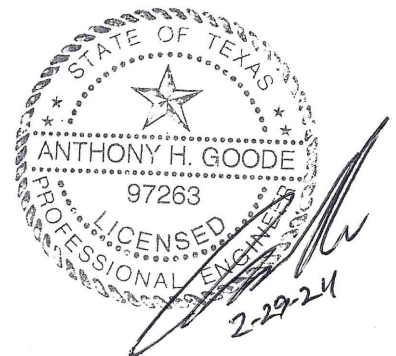
POND WATER QUALITY CALCULATIONS



Texas Commission on Environmental Quality					
TSS Removal Calculations 04-20-2009				Project Name: Monument Oaks	
				Date Prepared: 2/29/2024	
<p>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.</p> <p>Characters shown in red are data entry fields.</p> <p>Characters shown in black (Bold) are calculated fields. Changes to these fields will remove the equations used in the</p>					
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 TOTAL PROJECT =	Required TSS removal resulting from the proposed development = 80% of i			
	A_N =	Net increase in impervious area for the project			
	P =	Average annual precipitation, inches			
Site Data: Determine Required Load Removal Based on the Entire Project					
	County =	Williamson			
	Total project area included in plan * =	37.16	acres		
	Predevelopment impervious area within the limits of the plan * =	0.00	acres		
	Total post-development impervious area within the limits of the plan * =	15.58	acres		
	Total post-development impervious cover fraction * =	0.42			
	P =	32	inches		
	L_M TOTAL PROJECT =	13561	lbs.		
* The values entered in these fields should be for the total project area.					
	Number of drainage basins / outfalls areas leaving the plan area =	2			

POND WEST

2. Drainage Basin Parameters (This information should be provided for each basin):					
	Drainage Basin/Outfall Area No. =	West			
	Total drainage basin/outfall area =	24.38	acres		
	Predevelopment impervious area within drainage basin/outfall area =	0.00	acres		
	Post-development impervious area within drainage basin/outfall area =	12.19	acres		
	Post-development impervious fraction within drainage basin/outfall area =	0.50			
	L_M THIS BASIN =	10610	lbs.		
3. Indicate the proposed BMP Code for this basin.					
	Proposed BMP =	Batch Pond			
	Removal efficiency =	91	percent		





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 =	24.36 acres
	A_I =	12.18 acres
	A_P =	12.18 acres
	L_R =	12464 lbs

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

	Desired $L_{M \text{ THIS BASIN}}$ =	10610 lbs.
	F =	0.85

6. Calculate Capture Volume required by the BMP Type for this drainage basin / outfall area. Calculations from RG-348 Pages 3-

	Rainfall Depth =	1.32 inches
	Post Development Runoff Coefficient =	0.36
	On-site Water Quality Volume =	41729 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 =	8346
	Total Capture Volume (required water quality volume(s) x 1.20) =	50074 cubic feet

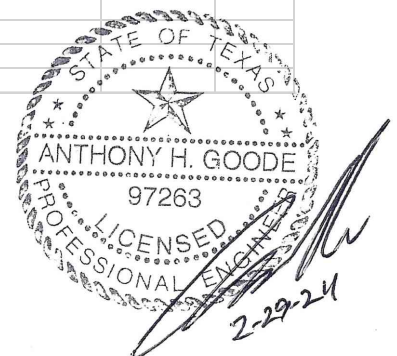
POND EAST

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

	Drainage Basin/Outfall Area No. =	East
	Total drainage basin/outfall area =	4.84 acres
	Predevelopment impervious area within drainage basin/outfall area =	0.00 acres
	Post-development impervious area within drainage basin/outfall area =	3.39 acres
	Post-development impervious fraction within drainage basin/outfall area =	0.70
	$L_{M \text{ THIS BASIN}}$ =	2949 lbs.

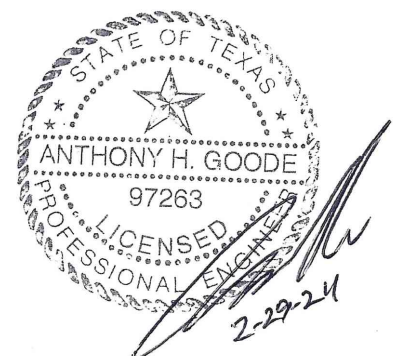
3. Indicate the proposed BMP Code for this basin.

	Proposed BMP =	Batch Pond
	Removal efficiency =	91 percent





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 =	4.84 acres
	A_I =	3.39 acres
	A_P =	1.45 acres
	L_R =	3436 lbs
5. Calculate Fraction of Annual Runoff to Treat the drainage basin / outfall area		
	Desired L_M THIS BASIN =	2949 lbs.
	F =	0.86
6. Calculate Capture Volume required by the BMP Type for this drainage basin / outfall area.		
	Rainfall Depth =	1.38 inches
	Post Development Runoff Coefficient =	0.51
	On-site Water Quality Volume =	12260 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 =	2452
	Total Capture Volume (required water quality volume(s) x 1.20) =	14712 cubic feet





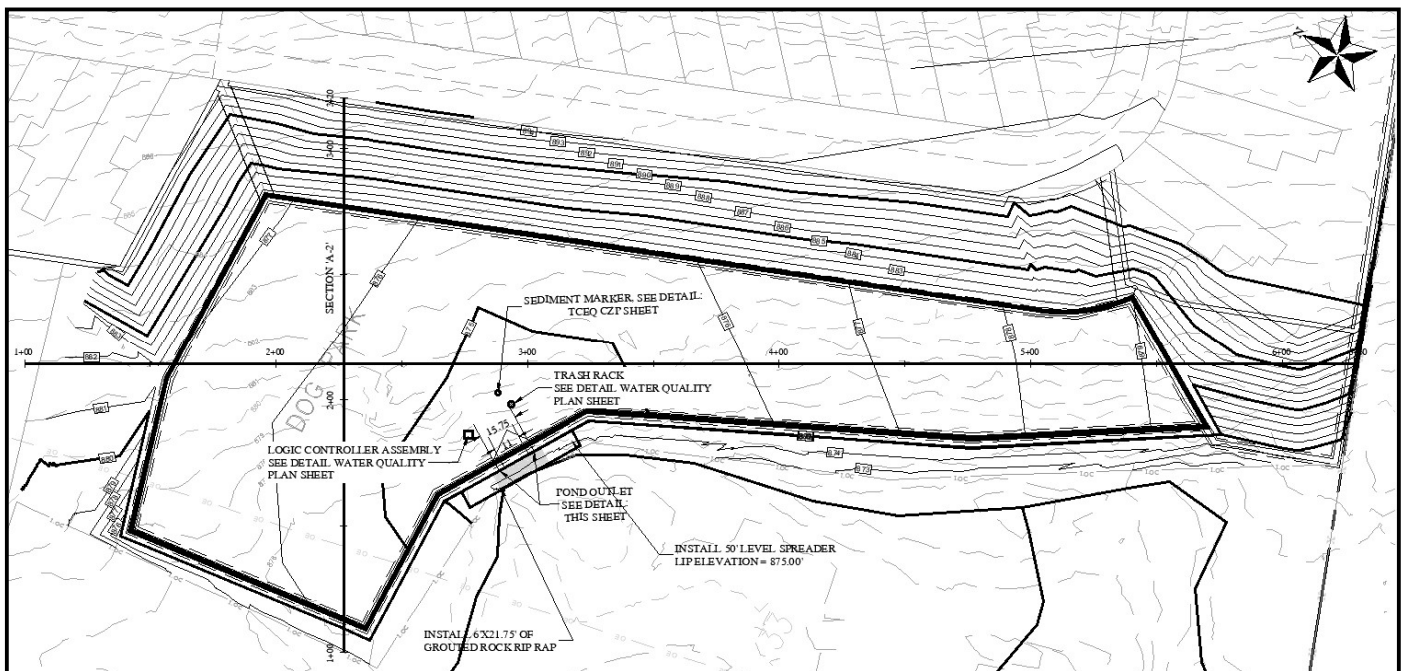
ATTACHMENT K – BMPS FOR ONSITE STORMWATER

Temporary BMPs will be utilized during construction and permanent BMPs are planned to minimize surface stream contamination of the infrastructure of the project. Temporary BMPs for the construction consist of:

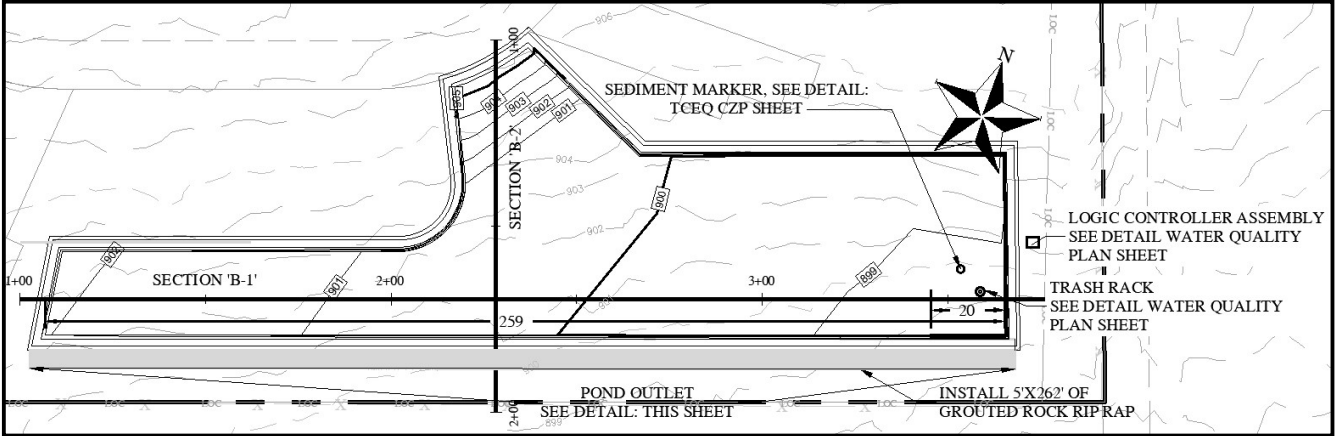
- One construction entrance to reduce hazards transported on tire wheels from entering or exiting the site.
- 3759+/- linear feet of silt fence along the down gradient area of the project to reduce particle migration, sediment transport, waste, and other harmful pollutants caused during construction.
- One concrete washout area to prevent the discharge of pollutants.
- Litter and trash removal and sanitary septic facilities will be provided during construction.

The permanent BMP controls for the site consist of a two Batch Detention Basins. Additionally, revegetation measures and landscape maintenance will be employed. These controls were carefully designed to meet the 80 percent removal rate of total suspended solids. Refer to the drainage map for detailed pond location and additional drainage area information.

The temporary BMPs and the permanent BMP (Batch Detention Basins) have been designed in accordance with the TCEQ Technical Guidance Manual (TGM) RG-348. See Water Quality Calculations for basin design on following page.



Proposed Water Quality/Detention Basin for Pond 'West' (A).



Proposed Water Quality/Detention Basin for Pond 'East' (B).



ATTACHMENT L – BMPS FOR SURFACE STREAMS

Temporary BMPs consist of silt fence, construction entrance and concrete washout. Permanent BMPs for surface streams include batch detention ponds, revegetation, and landscape maintenance. These practices will help prevent contamination in the surface streams. Refer to Attachment K for a detailed description of these measures. Careful measures have been taken in the design of the pond systems and outlet controls.



ATTACHMENT M – CONSRUCTION PLANS

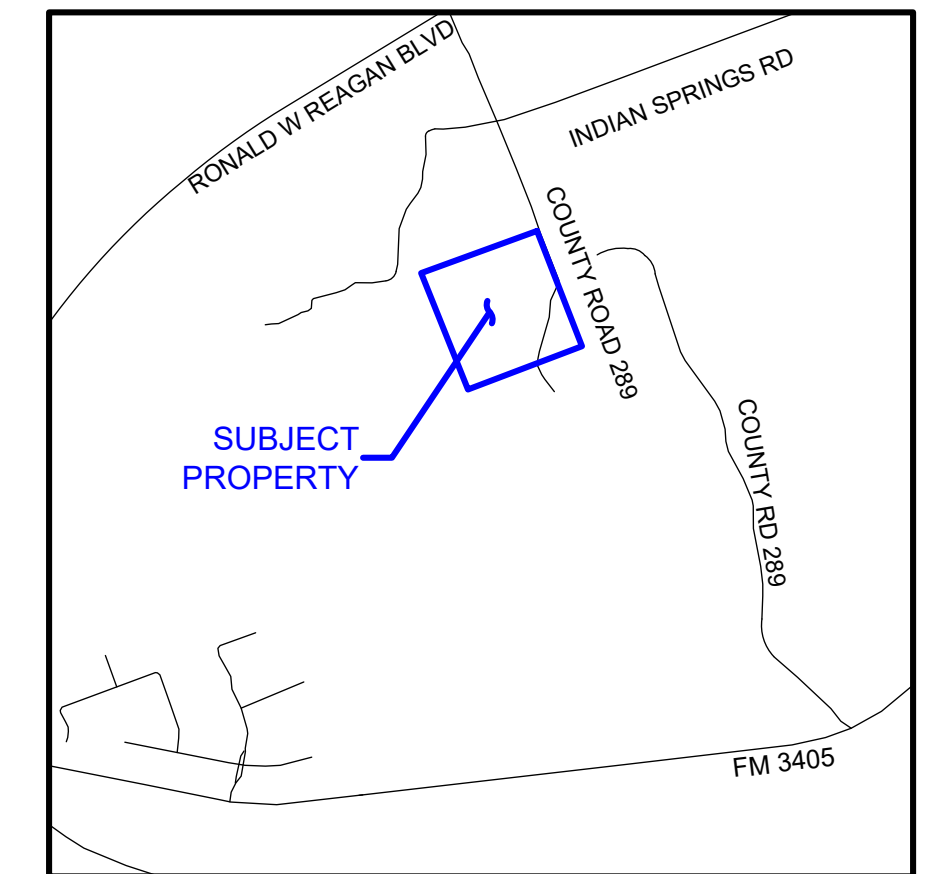
MONUMENT OAKS - STORM WATER PERMIT PLAN SET

CITY OF GEORGETOWN ETJ, WILLIAMSON COUNTY TEXAS

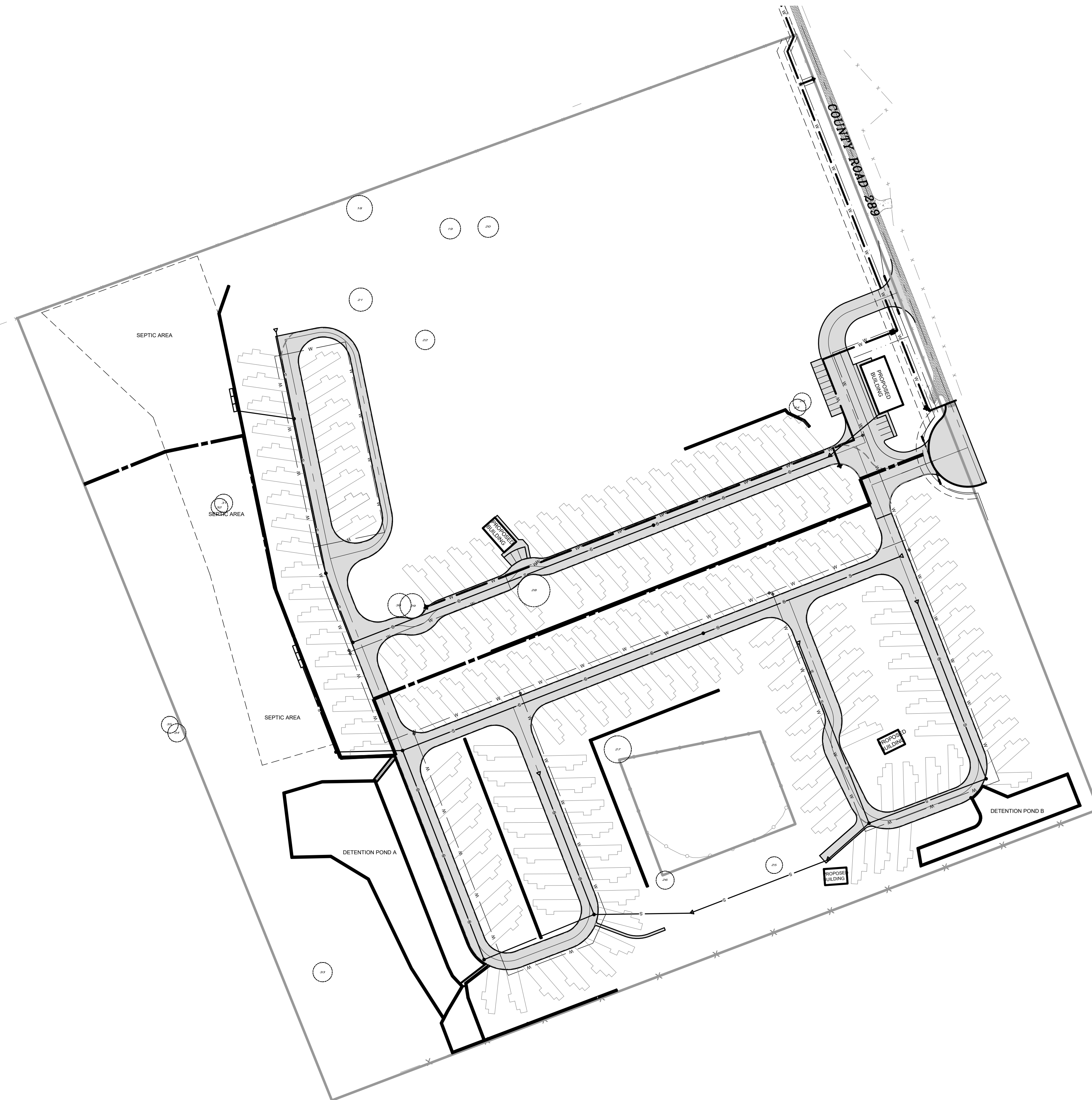
MARCH 20, 2024

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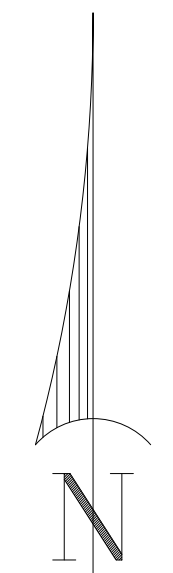
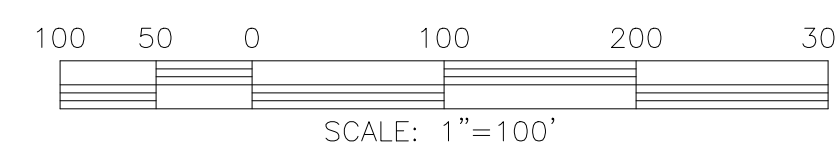
VICINITY MAP
(1"=2,000')



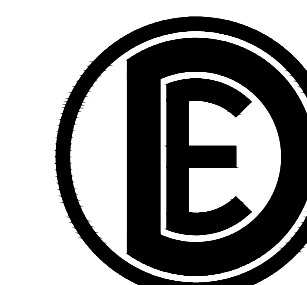
- NOTES:
1. THESE PLANS WERE PREPARED, SEALED, SIGNED AND DATED BY A TEXAS LICENSED PROFESSIONAL ENGINEER. THEREFORE, BASED ON THE ENGINEER'S CONCURRENCE OF COMPLIANCE, THE PLANS FOR CONSTRUCTION OF THE PROPOSED PROJECT ARE HEREBY APPROVED SUBJECT TO THE STANDARD CONSTRUCTION SPECIFICATIONS AND DETAILS MANUAL AND ALL OTHER APPLICABLE CITY, STATE AND FEDERAL REQUIREMENTS AND CODES.
 2. THIS PROJECT IS SUBJECT TO ALL CITY STANDARD SPECIFICATIONS AND DETAILS IN EFFECT AT THE TIME OF SUBMITTAL OF THE PROJECT TO THE CITY.
 3. THIS PROJECT IS SUBJECT TO THE WATER QUALITY REGULATIONS OF THE CITY OF GEORGETOWN.
 4. WHERE NO EXISTING OVERHEAD INFRASTRUCTURE EXISTS, UNDERGROUND ELECTRIC UTILITY LINES SHALL BE LOCATED ALONG THE STREET AND WITHIN THE SITE. WHERE EXISTING OVERHEAD INFRASTRUCTURE IS TO BE RELOCATED, IT SHALL BE THE RE-INSTALLED UNDERGROUND AND THE EXISTING FACILITIES SHALL BE REMOVED AT THE DISCRETION OF THE DEVELOPMENT ENGINEER.
 5. ALL ELECTRIC AND COMMUNICATION INFRASTRUCTURE SHALL COMPLY WITH UDC SECTION 13.06.
 6. FIRE LANE SHALL SUPPORT AN IMPOSED LOAD OF 75,000 POUNDS.
 7. THERE SHALL BE NO OVERHEAD OBSTRUCTIONS OF LESS THAN 13' 6" OVER THE FIRE LANE.
 8. EVERY RV PARKING SPOT SHALL BE MARKED WITH A MINIMUM 4" NUMBERS.

ITE Trip Generation Manual (10th Ed.)				
Use	ITE Code	Unit	Expected Units	24 Hour Two-Way Volume Average
RV Park	Mobile Home Park - 240	Vehicles	163	551
Brewery	Manufacturing - 140	Employees	6	13
Gathering Area	Drinking Place - 925	KSF	13.3	151
SF Residential	Single Family Homes- 210	Dwellings	7	67
			Total Trips	782

TREE SCHEDULE				
KEY	TREE #	SIZE IN INCHES (INDIVIDUAL TRUNKS)	HALF CRITICAL ROOT ZONE (IN FEET)	SPECIES
HT	18	40	20	LIVE OAK
HT	19	32	16	LIVE OAK
HT	20	32	16	LIVE OAK
HT	21	36	18	LIVE OAK
HT	22	30	15	LIVE OAK
HT	23	42 (28,28)	21	LIVE OAK
HT	24	39 (26,26)	19.5	LIVE OAK
HT	25	26	13	LIVE OAK
HT	26	28	14	LIVE OAK
HT	27	42	21	LIVE OAK
HT	28	50	25	LIVE OAK
HT	29	38	19	LIVE OAK
HT	30	36	18	LIVE OAK
HT	31	28	14	LIVE OAK
HT	32	26	13	LIVE OAK
HT	34	28	14	LIVE OAK
HT	35	26	13	LIVE OAK

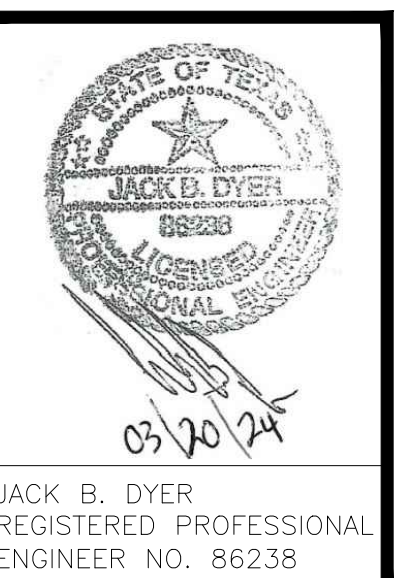


Owner/Developer:
MONUMENT OAKS DEVELOPERS LLC
 CONTACT: JACK DYER & DAN ADDANTE
 145 AMANDA'S WAY
 BUDA, TEXAS 78610
 847-338-6050

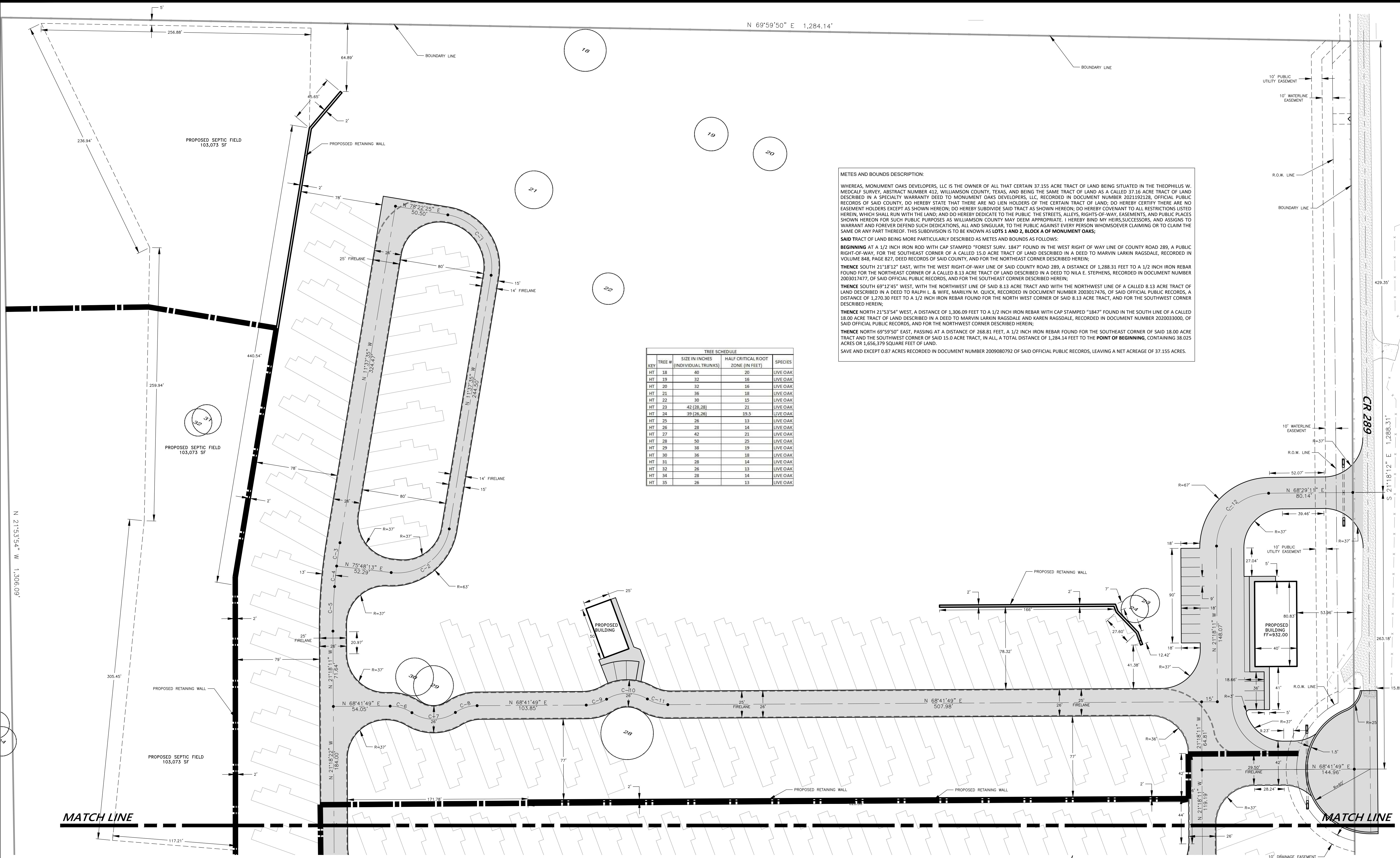


DYER ENGINEERING, INC.
 ENGINEERING & CONSULTING

Land Development - Commercial Site Civil - Municipal - Environmental
 12500 Willow Springs RD, Fort Worth, Texas 76052 * Phone: 940-390-6083; * E-mail: dyer.eng@gmail.com
 TBPE Firm No. 11919



JACK B. DYER
 REGISTERED PROFESSIONAL
 ENGINEER NO. 86238



METES AND BOUNDS DESCRIPTION:

WHEREAS, MONUMENT OAKS DEVELOPERS, LLC IS THE OWNER OF ALL THAT CERTAIN 37.155 ACRE TRACT OF LAND BEING SITUATED IN THE THEOPHILUS W. MEDCALF SURVEY, ABSTRACT NUMBER 412, WILLIAMSON COUNTY, TEXAS, AND BEING THE SAME TRACT OF LAND AS A CALLED 37.16 ACRE TRACT OF LAND DESCRIBED IN A SPECIALTY WARRANTY DEED TO MONUMENT OAKS DEVELOPERS, LLC, RECORDED IN DOCUMENT NUMBER 2021192128, OFFICIAL PUBLIC RECORDS OF SAID COUNTY, DO HEREBY STATE THAT THERE ARE NO LIEN HOLDERS OF THE CERTAIN TRACT OF LAND; DO HEREBY CERTIFY THERE ARE NO EASEMENT HOLDERS EXCEPT AS SHOWN HEREON; DO HEREBY SUBDIVIDE SAID TRACT AS SHOWN HEREON; DO HEREBY COVENANT TO ALL RESTRICTIONS LISTED HEREIN, WHICH SHALL RUN WITH THE LAND; AND DO HEREBY DEDICATE TO THE PUBLIC THE STREETS, ALLEYS, RIGHTS-OF-WAY, EASEMENTS, AND PUBLIC PLACES SHOWN HEREON FOR SUCH PUBLIC PURPOSES AS WILLIAMSON COUNTY MAY DEEM APPROPRIATE. I HEREBY BIND MY HEIRS, SUCCESSORS, AND ASSIGNS TO WARRANT AND FOREVER DEFEND SUCH DEDICATIONS, ALL AND SINGULAR, TO THE PUBLIC AGAINST EVERY PERSON WHOMSOEVER CLAIMING OR TO CLAIM THE SAME OR ANY PART THEREOF. THIS SUBDIVISION IS TO BE KNOWN AS **LOTS 1 AND 2, BLOCK A OF MONUMENT OAKS**;

SAID TRACT OF LAND BEING MORE PARTICULARLY DESCRIBED AS METES AND BOUNDS AS FOLLOWS:

BEGINNING AT A 1/2 INCH IRON ROD WITH CAP STAMPED "FOREST SURV. 1847" FOUND IN THE WEST RIGHT OF WAY LINE OF COUNTY ROAD 289, A PUBLIC RIGHT-OF-WAY, FOR THE SOUTHEAST CORNER OF A CALLED 15.0 ACRE TRACT OF LAND DESCRIBED IN A DEED TO MARVIN LARKIN RAGSDALE, RECORDED IN VOLUME 848, PAGE 827, DEED RECORDS OF SAID COUNTY, AND FOR THE NORTHEAST CORNER DESCRIBED HEREIN;

THENCE SOUTH 21°18'12" EAST, WITH THE WEST RIGHT-OF-WAY LINE OF SAID COUNTY ROAD 289, A DISTANCE OF 1,288.31 FEET TO A 1/2 INCH IRON REBAR FOUND FOR THE NORTHEAST CORNER OF A CALLED 8.13 ACRE TRACT OF LAND DESCRIBED IN A DEED TO NILA E. STEPHENS, RECORDED IN DOCUMENT NUMBER 2003017477, OF SAID OFFICIAL PUBLIC RECORDS, AND FOR THE SOUTHWEST CORNER DESCRIBED HEREIN;

THENCE SOUTH 69°12'45" WEST, WITH THE NORTHWEST LINE OF SAID 8.13 ACRE TRACT AND WITH THE NORTHWEST LINE OF A CALLED 8.13 ACRE TRACT OF LAND DESCRIBED IN A DEED TO RALPH L. & WIFE, MARILYN M. QUICK, RECORDED IN DOCUMENT NUMBER 2003017476, OF SAID OFFICIAL PUBLIC RECORDS, A DISTANCE OF 1,270.30 FEET TO A 1/2 INCH IRON REBAR FOUND FOR THE NORTH WEST CORNER OF SAID 8.13 ACRE TRACT, AND FOR THE SOUTHWEST CORNER DESCRIBED HEREIN;

THENCE NORTH 21°53'54" WEST, A DISTANCE OF 1,306.09 FEET TO A 1/2 INCH IRON REBAR WITH CAP STAMPED "1847" FOUND IN THE SOUTH LINE OF A CALLED 18.00 ACRE TRACT OF LAND DESCRIBED IN A DEED TO MARVIN LARKIN RAGSDALE AND KAREN RAGSDALE, RECORDED IN DOCUMENT NUMBER 2020030000, OF SAID OFFICIAL PUBLIC RECORDS, AND FOR THE NORTHWEST CORNER DESCRIBED HEREIN;

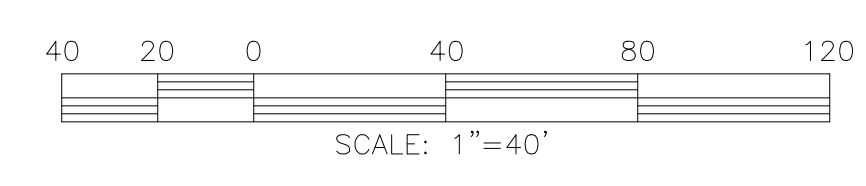
THENCE NORTH 69°59'50" EAST, PASSING AT A DISTANCE OF 268.81 FEET, A 1/2 INCH IRON REBAR FOUND FOR THE SOUTHEAST CORNER OF SAID 18.00 ACRE TRACT AND THE SOUTHWEST CORNER OF SAID 15.0 ACRE TRACT, IN ALL, A TOTAL DISTANCE OF 1,284.14 FEET TO THE POINT OF BEGINNING, CONTAINING 38.025 ACRES OR 1,656,379 SQUARE FEET OF LAND.

SAVE AND EXCEPT 0.87 ACRES RECORDED IN DOCUMENT NUMBER 2009080792 OF SAID OFFICIAL PUBLIC RECORDS, LEAVING A NET ACREAGE OF 37.155 ACRES.

KEY	TREE #	SIZE IN INCHES (INDIVIDUAL TRUNKS)	HALF CRITICAL ROOT ZONE (IN FEET)	SPECIES
HT	18	40	20	LIVE OAK
HT	19	32	16	LIVE OAK
HT	20	32	16	LIVE OAK
HT	21	36	18	LIVE OAK
HT	22	30	15	LIVE OAK
HT	23	42 (28,28)	21	LIVE OAK
HT	24	39 (26,26)	19.5	LIVE OAK
HT	25	26	13	LIVE OAK
HT	26	28	14	LIVE OAK
HT	27	42	21	LIVE OAK
HT	28	50	25	LIVE OAK
HT	29	38	19	LIVE OAK
HT	30	36	18	LIVE OAK
HT	31	28	14	LIVE OAK
HT	32	26	13	LIVE OAK
HT	34	28	14	LIVE OAK
HT	35	26	13	LIVE OAK

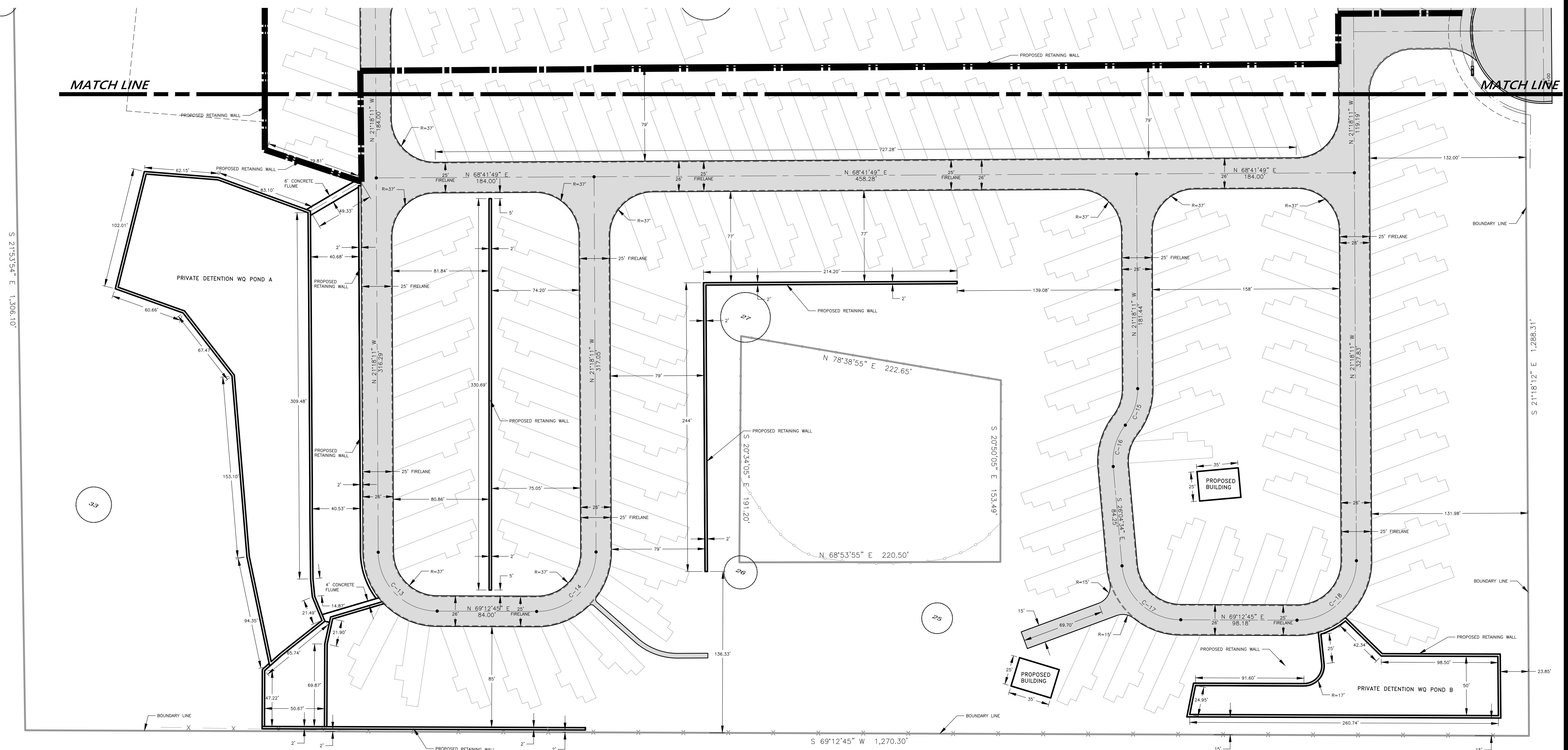
CURVE	LENGTH	RADIUS	CHORD
C-1	78.54'	500.00'	S 56°37'35" E 70.71'
C-2	76.59'	500.00'	N 32°05'19" E 69.11'
C-3	22.42'	500.00'	N 12°54'41" W 22.43'
C-4	19.59'	500.00'	N 15°19'08" W 19.59'
C-5	42.43'	500.00'	N 18°52'20" W 42.42'
C-6	21.96'	37.00'	N 51°41'46" E 21.64'
C-7	43.91'	37.00'	N 68°41'49" E 41.38'
C-8	21.96'	37.00'	N 51°41'46" E 21.64'
C-9	20.43'	37.00'	N 52°52'35" E 20.17'
C-10	40.87'	37.00'	N 68°41'49" E 38.82'
C-11	20.43'	37.00'	N 84°31'02" E 20.17'
C-12	78.36'	500.00'	N 23°35'30" E 70.56'

- NOTES:**
- FIRE LANE SHALL SUPPORT AN IMPOSED LOAD OF 75,000 POUNDS.
 - THERE SHALL BE NO OVERHEAD OBSTRUCTIONS OF LESS THAN 13' 6" OVER THE FIRE LANE.
 - EVERY RV PARKING SPOT SHALL BE MARKED WITH A MINIMUM 4" NUMBERS.



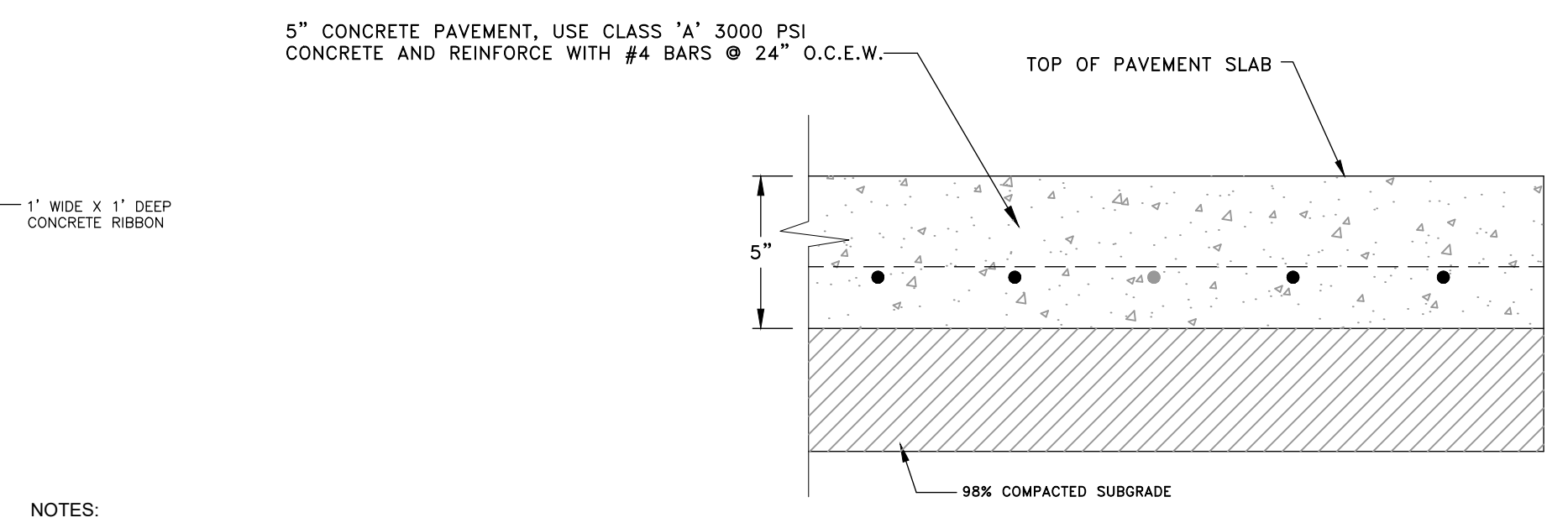
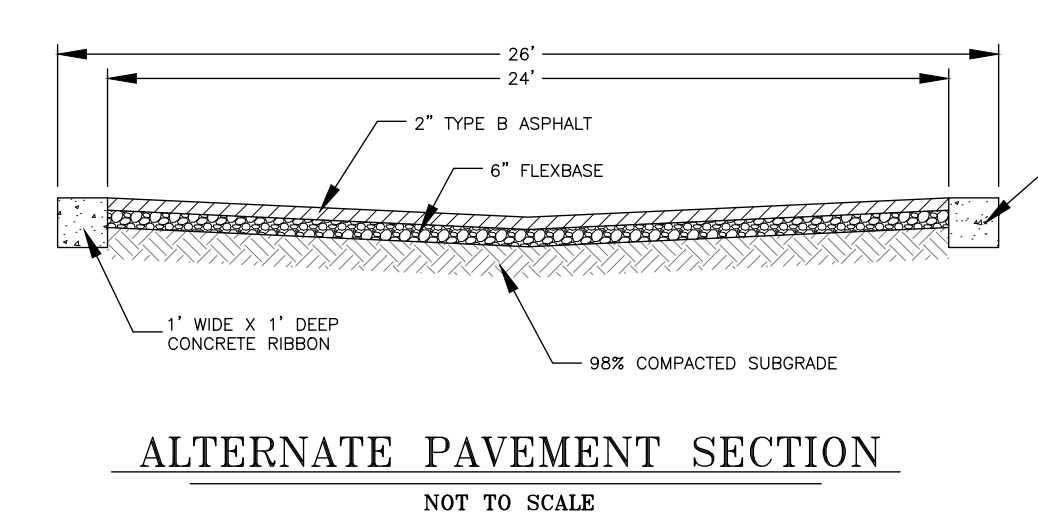
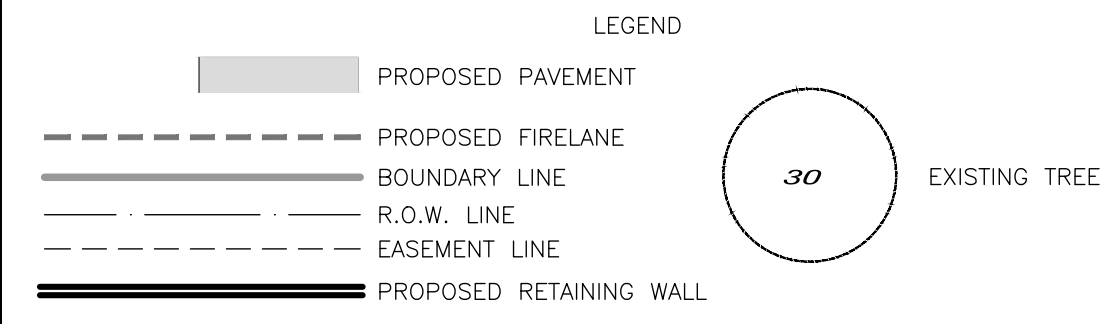
LEGEND

- PROPOSED PAVEMENT
- PROPOSED FIRELANE
- BOUNDARY LINE
- R.O.W. LINE
- EASEMENT LINE
- PROPOSED RETAINING WALL
- EXISTING TREE



CENTERLINE CURVE INFORMATION

CURVE	LENGTH	RADIUS	CHORD
C-13	78.09'	50.00'	S 66°02'43" E 70.39'
C-14	78.99'	50.00'	N 23°57'17" E 71.02'
C-15	33.15'	50.00'	S 02°18'34" E 32.55'
C-16	37.32'	50.00'	N 04°41'48" W 36.46'
C-17	73.92'	50.00'	S 68°25'55" E 67.37'
C-18	78.99'	50.00'	N 23°57'17" E 71.03'

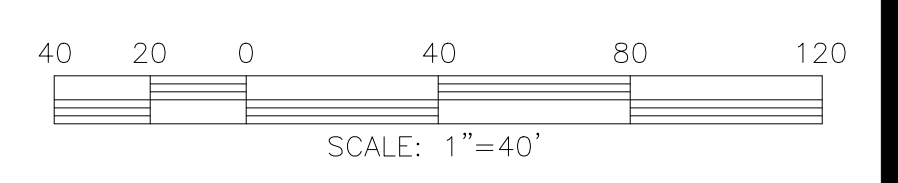


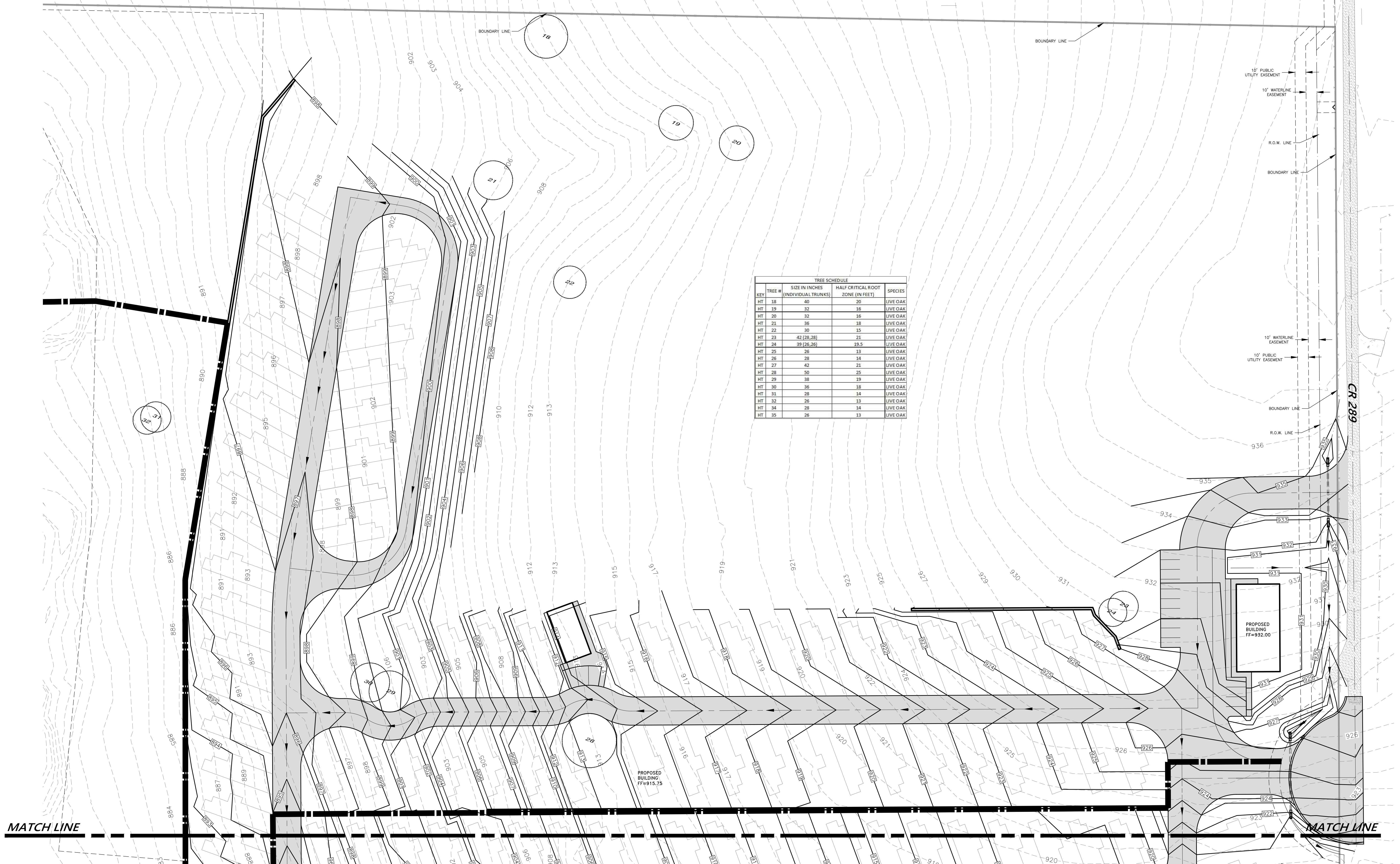
- NOTES:**
1. FIRE LANE SHALL SUPPORT AN IMPOSED LOAD OF 75,000 POUNDS.
 2. THERE SHALL BE NO OVERHEAD OBSTRUCTIONS OF LESS THAN 13' 6" OVER THE FIRE LANE.
 3. EVERY RV PARKING SPOT SHALL BE MARKED WITH A MINIMUM 4" NUMBERS.

- NOTES:**
1. CONSTRUCT CONTRACTION JOINTS AT 40'-4" INTERVALS IN ALL DIRECTIONS.
 2. CONSTRUCT SAWED DUMMY JOINT, CONTRACTION JOINT, EXPANSION JOINT, OR CONSTRUCTION JOINT IN PAVEMENT AT 13'-6" INTERVALS IN ALL DIRECTIONS.
 3. CONSTRUCT EXPANSION OR CONSTRUCTION JOINT AT COLD JOINTS BETWEEN ADJACENT POURS.
 4. USE CLASS 'A' CONCRETE AS PER THE STANDARD SPECIFICATIONS.
 5. BACKFILL SHALL BE COMPACTED TO 98% ASTM D-698 & DRESS WITH SUITABLE MATERIAL FROM BACK OF CURB TO BACK OF CURB OF PROPERTY LINE.

TREE SCHEDULE

KEY	TREE #	SIZE IN INCHES (INDIVIDUAL TRUNKS)	HALF CRITICAL ROOT ZONE (IN FEET)	SPECIES
HT	18	40	20	LIVE OAK
HT	19	32	16	LIVE OAK
HT	20	32	16	LIVE OAK
HT	21	36	18	LIVE OAK
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HT	23	42 (28,28)	21	LIVE OAK
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HT	27	42	21	LIVE OAK
HT	28	50	25	LIVE OAK
HT	29	38	19	LIVE OAK
HT	30	36	18	LIVE OAK
HT	31	28	14	LIVE OAK
HT	32	36	18	LIVE OAK
HT	34	28	14	LIVE OAK
HT	35	26	13	LIVE OAK



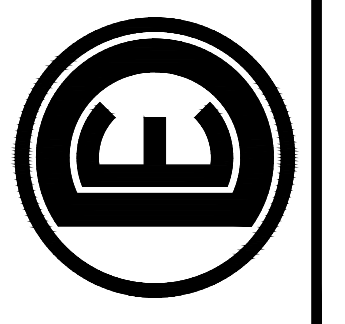
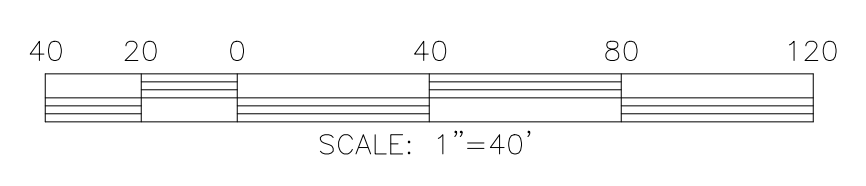


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HT	30	36	18	LIVE OAK
HT	31	28	14	LIVE OAK
HT	32	26	13	LIVE OAK
HT	34	28	14	LIVE OAK
HT	35	26	13	LIVE OAK

LEGEND

	PROPOSED PAVEMENT		PROPOSED FLOWLINE
	PROPOSED TOP OF CURB ELEVATION		PROPOSED FLOWLINE
	PROPOSED FLOWLINE ELEVATION		EXISTING CONTOURS
	PROPOSED EDGE OF PAVEMENT ELEVATION		EXISTING TREE
	PROPOSED TOP OF WALL ELEVATION		
	PROPOSED BOTTOM OF WALL ELEVATION		

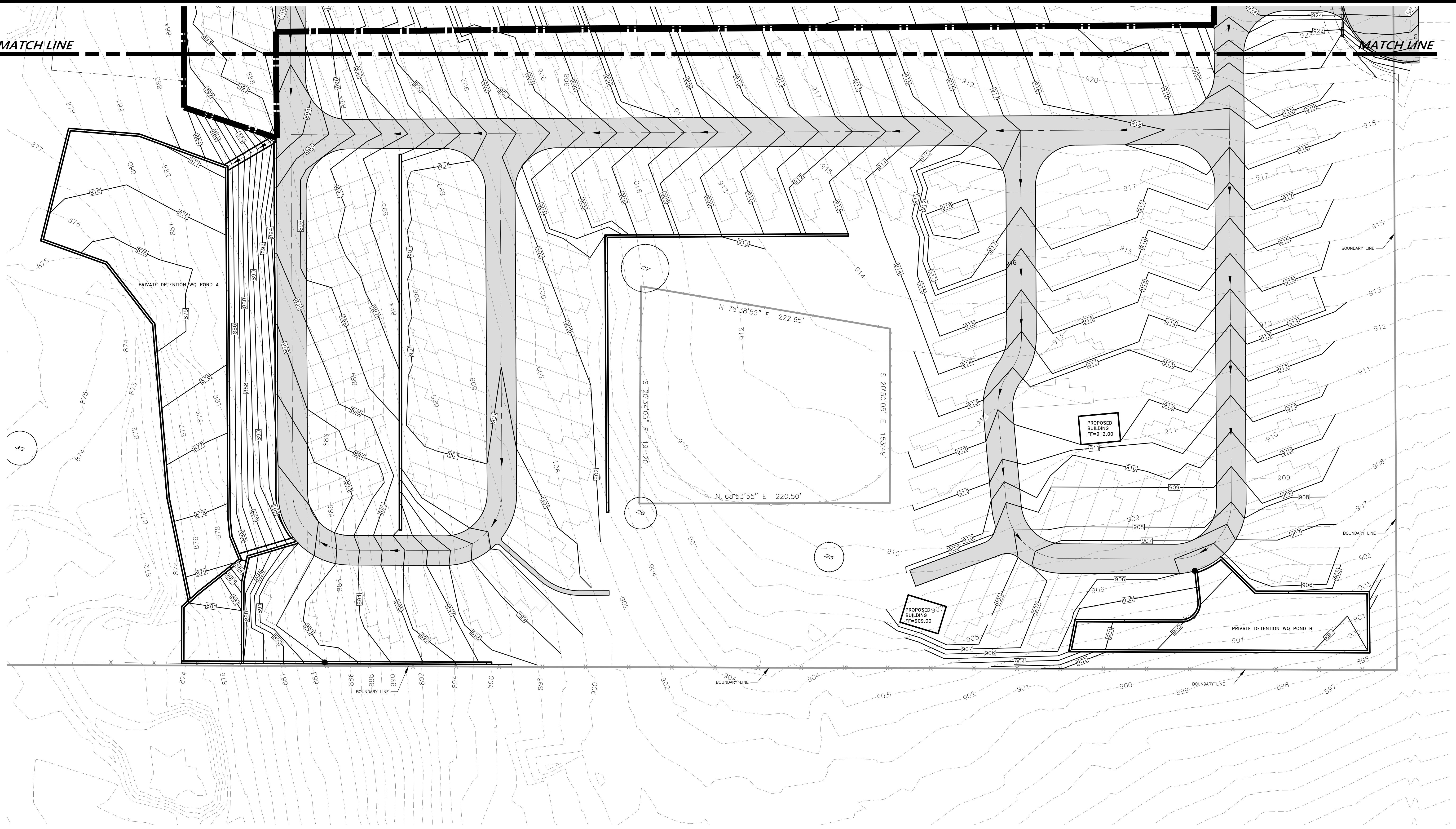
- NOTES:**
1. FIRE LANE SHALL SUPPORT AN IMPOSED LOAD OF 75,000 POUNDS.
 2. THERE SHALL BE NO OVERHEAD OBSTRUCTIONS OF LESS THAN 13' 6" OVER THE FIRE LANE.
 3. EVERY RV PARKING SPOT SHALL BE MARKED WITH A MINIMUM 4" NUMBERS.



DRAWN BY: HO	CHECKED BY: JBD
SCALE: 1"=40'	DATE: 3-20-24

MATCH LINE

MATCH LINE

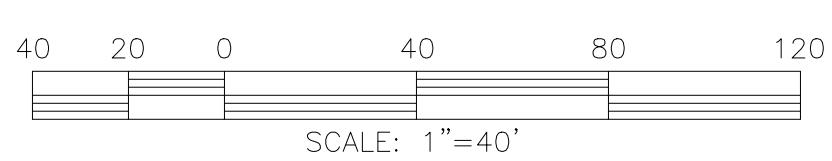


LEGEND

- PROPOSED PAVEMENT
- PROPOSED FLOWLINE
- PROPOSED CONTOURS
- PROPOSED TOP OF CURB ELEVATION
- PROPOSED FLOWLINE ELEVATION
- PROPOSED EDGE OF PAVEMENT ELEVATION
- PROPOSED TOP OF WALL ELEVATION
- PROPOSED BOTTOM OF WALL ELEVATION
- EXISTING CONTOURS
- EXISTING TREE

- NOTES:
- FIRE LANE SHALL SUPPORT AN IMPOSED LOAD OF 75,000 POUNDS.
 - THERE SHALL BE NO OVERHEAD OBSTRUCTIONS OF LESS THAN 13' 6" OVER THE FIRE LANE.
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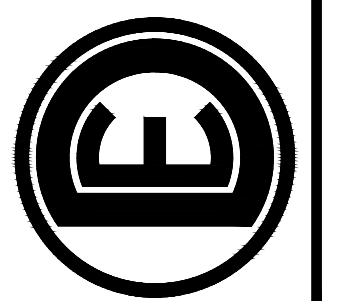
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HT	30	36	18	LIVE OAK
HT	31	28	14	LIVE OAK
HT	32	26	13	LIVE OAK
HT	34	28	14	LIVE OAK
HT	35	26	13	LIVE OAK



SHEET 5
5 OF 25
JOB NO. C15003

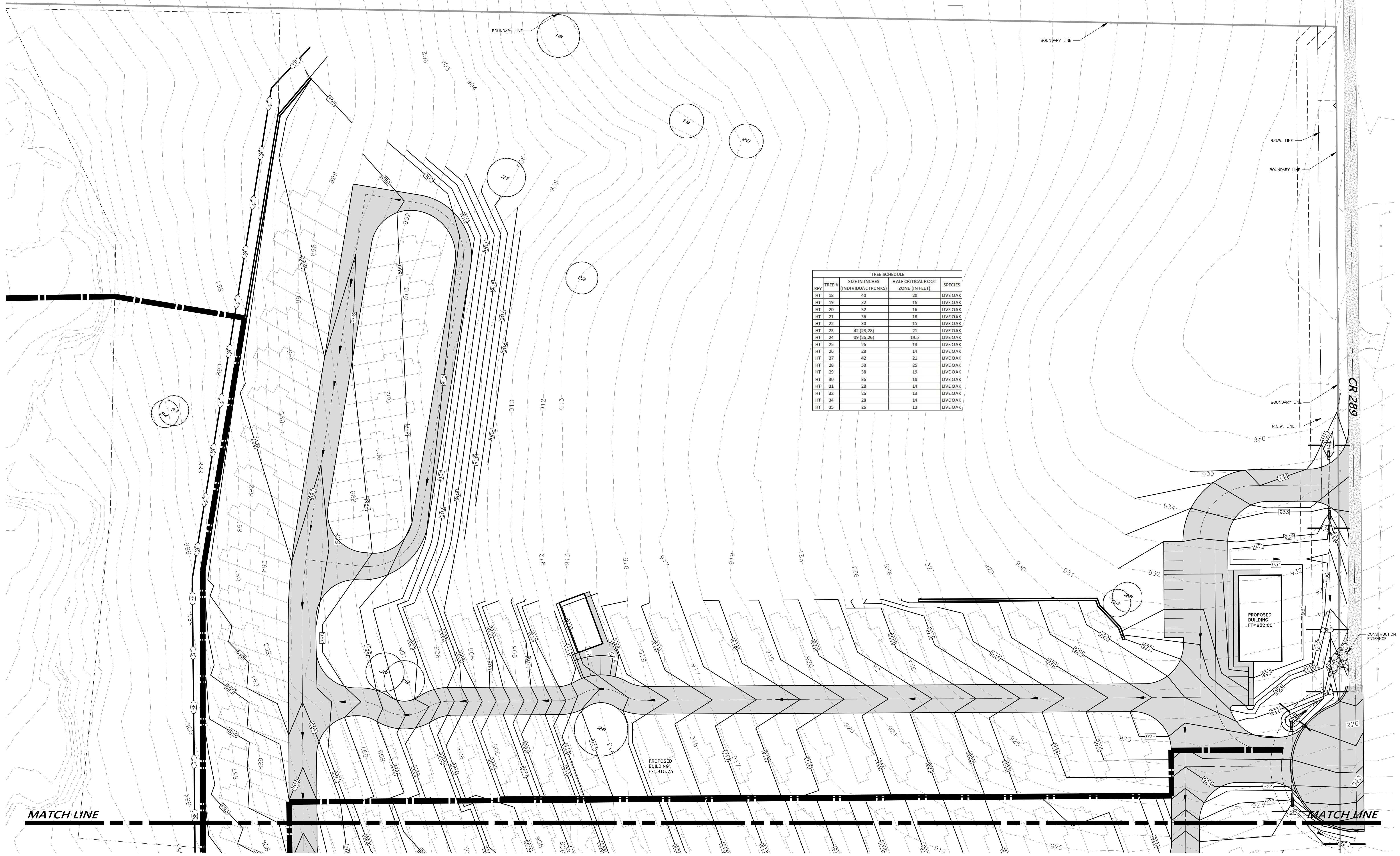
GRADING PLAN, SHEET 2
MONUMENT OAKS
CITY OF GEORGETOWN ETI, WILLIAMSON COUNTY, TEXAS

DYER ENGINEERING, INC.
ENGINEERING & CONSULTING
Land Development - Commercial Site Civil - Municipal - Environmental
12500 Willow Springs Road, Fort Worth, Texas 76052 • Phone: 846-390-6083 • Email: dyer.eng@gmail.com
TBE Firm No. 1919



SCALE: 1"=40'
DATE: 3-20-24
DRAWN BY: HO
CHECKED BY: JBD

JACK B. DYER
REGISTERED PROFESSIONAL ENGINEER NO. 86238

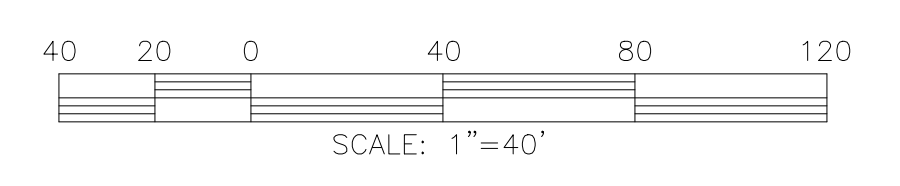


TREE SCHEDULE				
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HT	30	36	18	LIVE OAK
HT	31	28	14	LIVE OAK
HT	32	26	13	LIVE OAK
HT	34	28	14	LIVE OAK
HT	35	26	13	LIVE OAK

LEGEND

- SILT-FENCE LOCATION
- PROPOSED CONTOURS
- PROPOSED FLOWLINE
- EXISTING CONTOURS
- EXISTING TREE

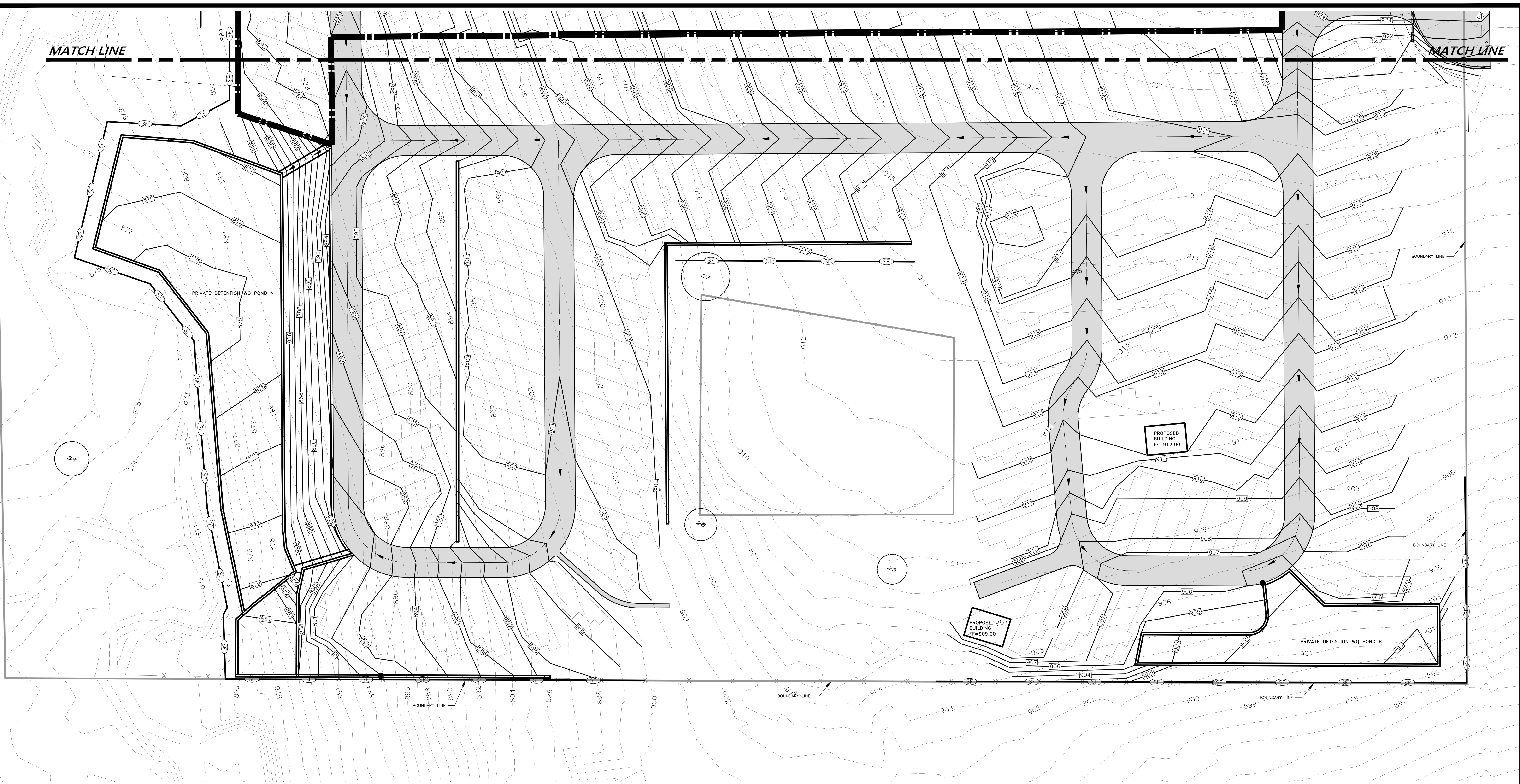
NOTE:
 EROSION CONTROL MEASURES MAY ONLY BE PLACED IN FRONT OF INLETS, IN CHANNELS, DRAINAGEWAYS OR BORROW DITCHES AT RISK OF CONTRACTOR. CONTRACTOR SHALL REMAIN LIABLE FOR ANY DAMAGE, WHICH MAY OCCUR DUE TO BLOCKED DRAINAGE. AT THE CONCLUSION OF ANY PROJECT, ALL CHANNELS, DRAINAGEWAYS, AND BORROW DITCHES IN THE WORK ZONE SHALL BE DREDGED OF ANY SEDIMENT GENERATED BY THE PROJECT OR DEPOSITED AS A RESULT OF EROSION CONTROL MEASURES.



DYER ENGINEERING, INC.
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 Land Development - Commercial Site Civil - Municipal - Environmental
 12500 Willow Springs Road, Fort Worth, Texas 76052 • Phone: 846-390-6083 • Email: dyer.eng@gmail.com
 T&E Firm No. 1919

SCALE: 1"=40'
 DATE: 3-20-24
 DRAWN BY: HO
 CHECKED BY: JBD

JACK B. DYER
 REGISTERED PROFESSIONAL ENGINEER NO. 68238



MATCH LINE

MATCH LINE

PRIVATE DETENTION WQ POND A

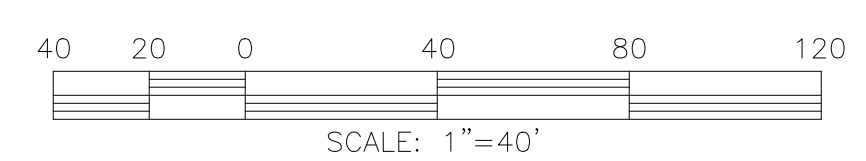
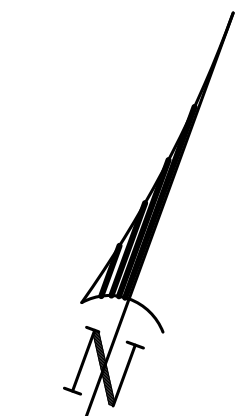
PRIVATE DETENTION WQ POND B

PROPOSED BUILDING
FF=912.00

PROPOSED BUILDING
FF=908.00

TREE SCHEDULE			
KEY	TREE #	SIZE IN INCHES (INDIVIDUAL TRUNKS)	HALF CRITICAL ROOT ZONE (IN FEET)
HT	18	40	20
HT	19	32	16
HT	20	32	16
HT	21	36	18
HT	22	30	15
HT	23	42 (28,28)	21
HT	24	39 (26,26)	19.5
HT	25	28	13
HT	26	28	14
HT	27	42	21
HT	28	50	25
HT	29	38	19
HT	30	36	18
HT	31	28	14
HT	32	28	13
HT	34	28	14
HT	35	26	13

LEGEND	
	SILT-FENCE LOCATION
	PROPOSED CONTOURS
	PROPOSED FLOWLINE
	EXISTING CONTOURS
	EXISTING TREE



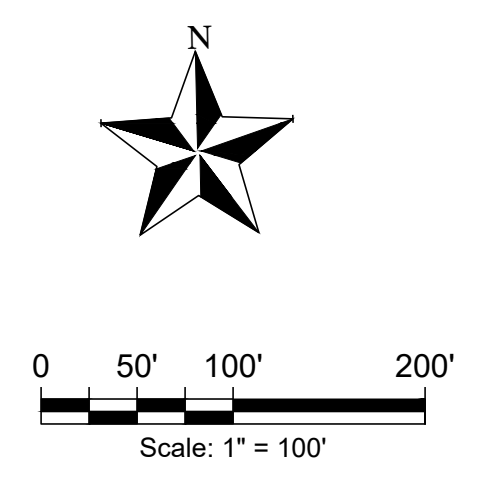
EROSION CONTROL PLAN, SHEET 2
MONUMENT OAKS
CITY OF GEORGETOWN ETI, WILLIAMSON COUNTY, TEXAS

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DATE: 3-20-24
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CHECKED BY: JBD

JACK B. DYER
REGISTERED PROFESSIONAL
ENGINEER NO. 86238

03/20/24



GUIDELINES FOR DESIGN AND INSTALLATION OF TEMPORARY EROSION AND SEDIMENTATION CONTROLS

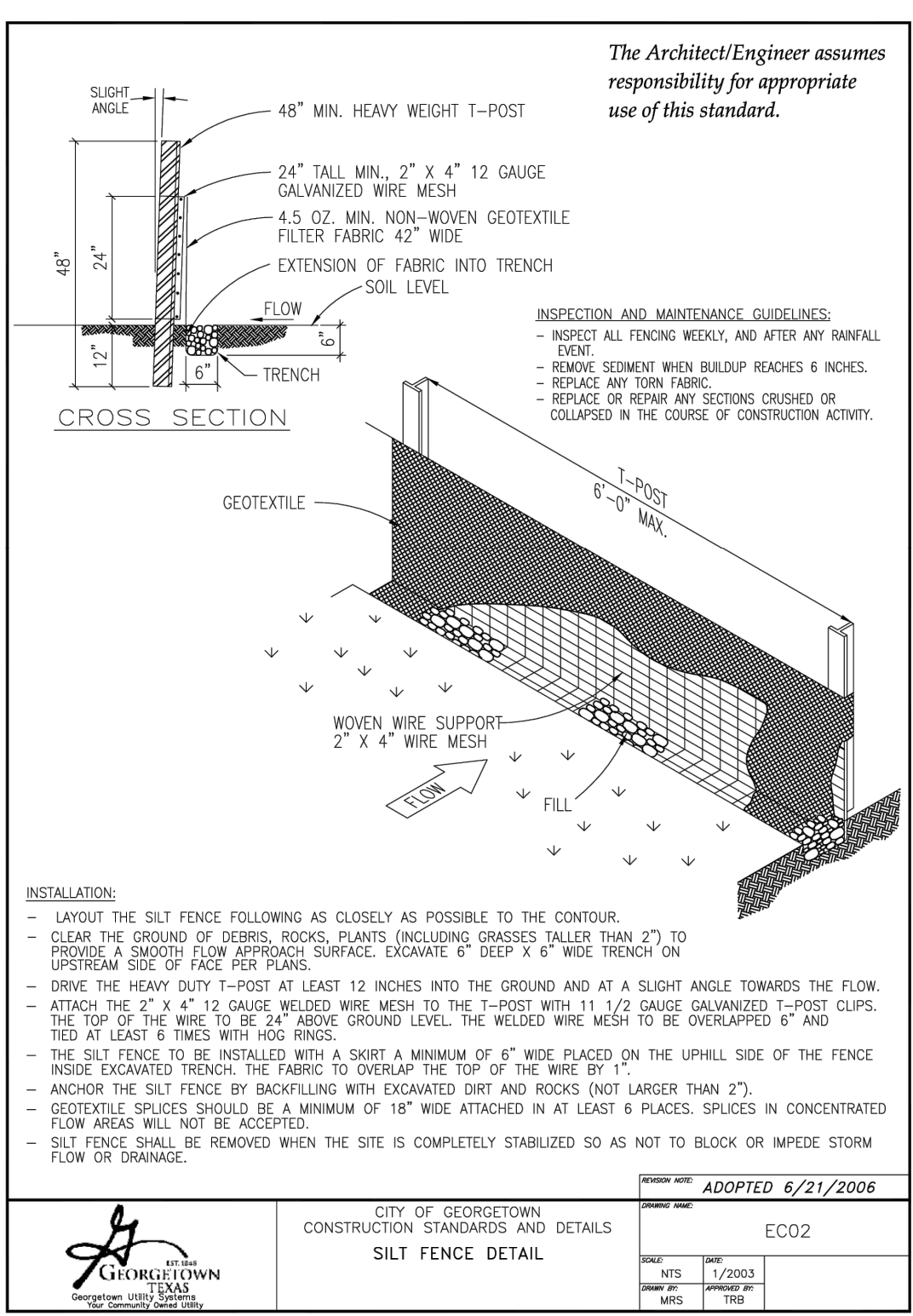
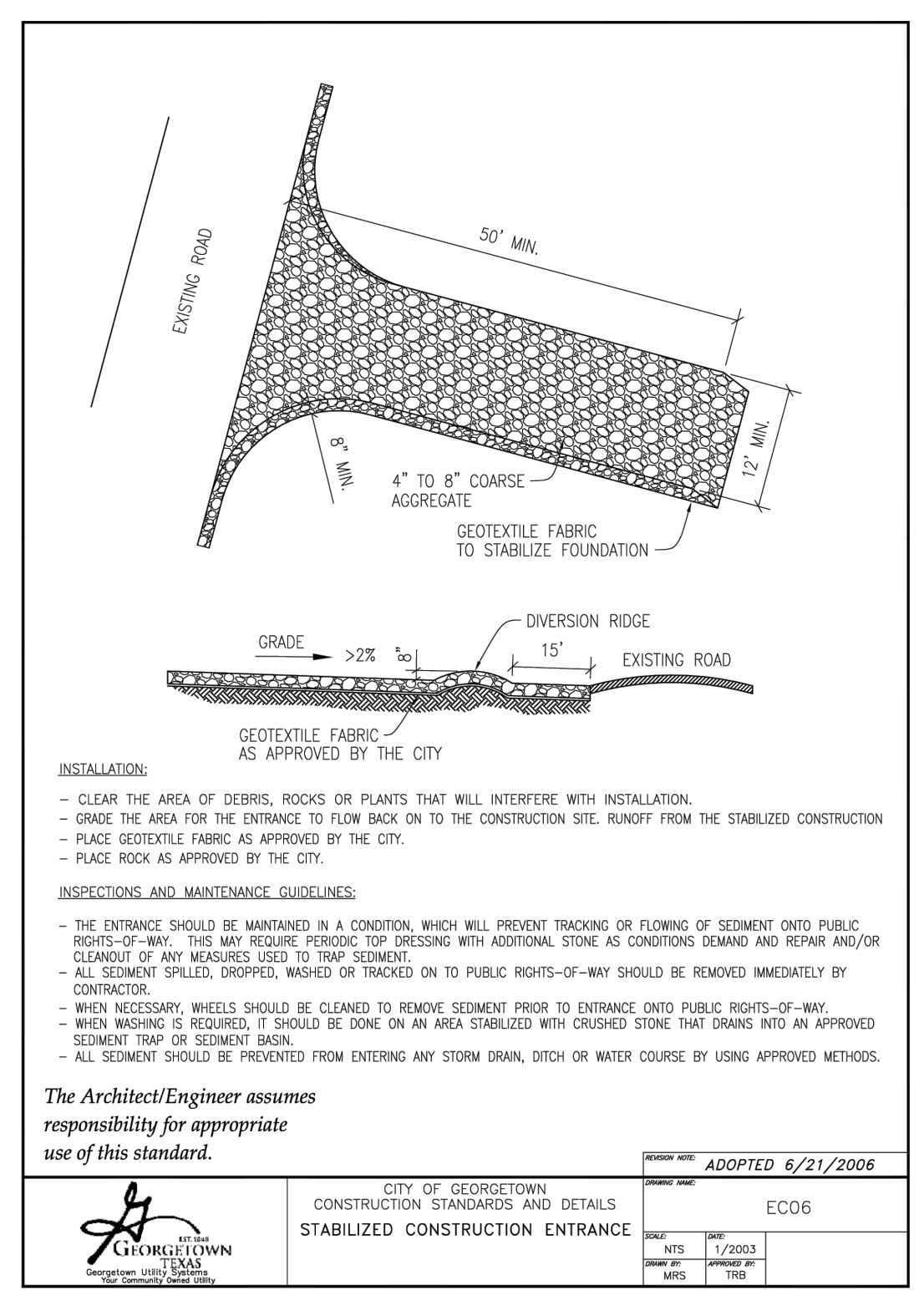
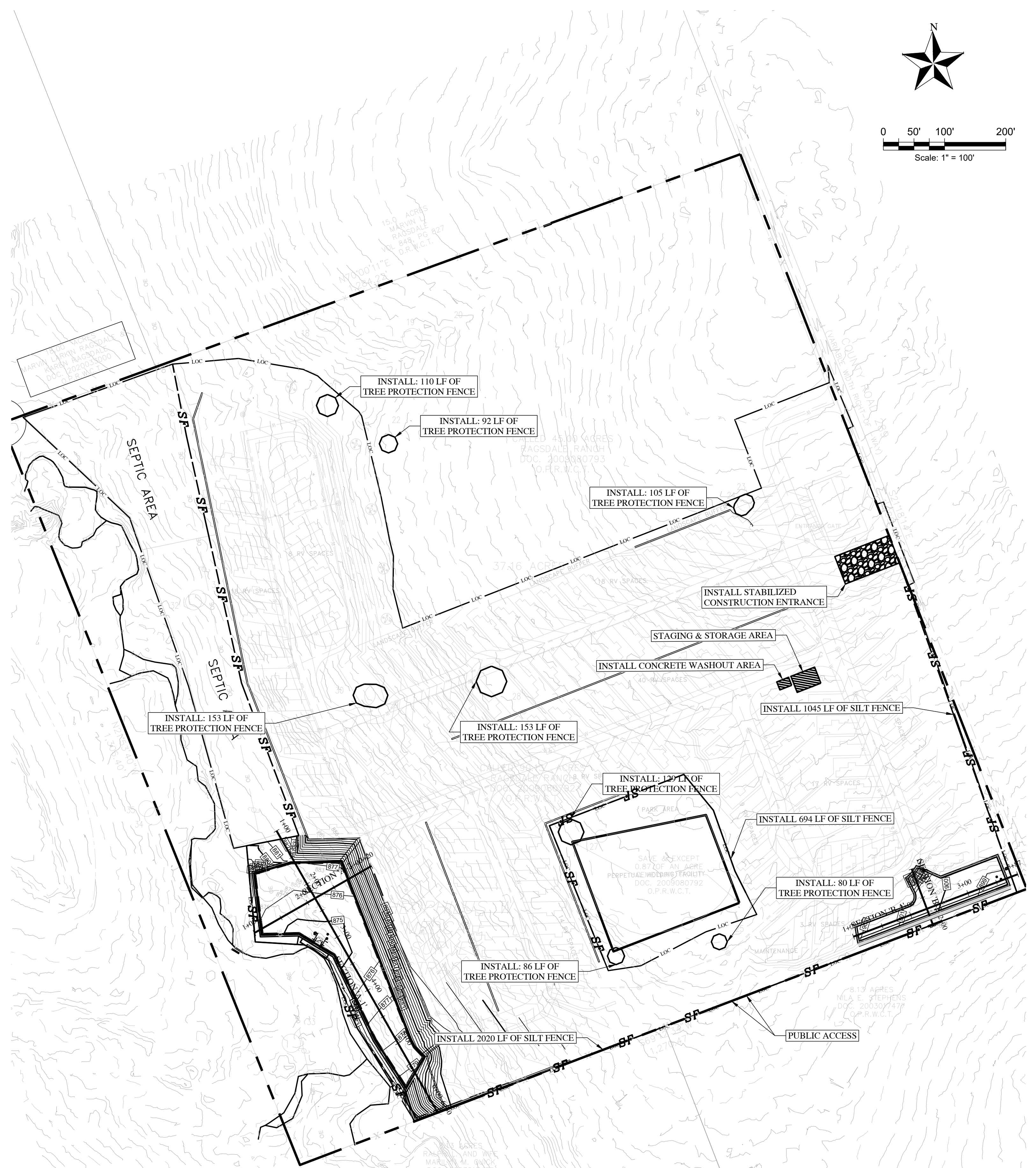
TYPE OF STRUCTURE	REACH LENGTH	MAXIMUM DRAINAGE AREA	SLOPE
SILT FENCE	N/A	2 ACRES	0 - 10%
	200 FEET	2 ACRES	10 - 20%
	100 FEET	1 ACRE	20 - 30%
TRIANGLE FILTER DIKE	100 FEET	1/2 ACRE	< 30% SLOPE
	50 FEET	1/4 ACRE	> 30% SLOPE
ROCK BERM **, **	500 FEET	< 5 ACRES	0 - 10%

* FOR ROCK BERM DESIGN WHERE PARAMETERS ARE OTHER THAN STATED, DRAINAGE AREA CALCULATIONS AND ROCK BERM DESIGN MUST BE SUBMITTED FOR REVIEW.
 ** HIGH SERVICE ROCK BERMS MAY BE REQUIRED IN AREAS OF ENVIRONMENTAL SIGNIFICANCE AS DETERMINED BY THE CITY OF GEORGETOWN.

The Architect/Engineer assumes responsibility for appropriate use of this standard.

ADOPTED 6/21/2006

CITY OF GEORGETOWN CONSTRUCTION STANDARDS AND DETAILS TEMPORARY EROSION AND SEDIMENTATION CONTROL GUIDELINES	PROJECT NO.	ECO1
	DATE	1/2003
	BY	TRP
	APPROVED	



MONUMENT OAKS

EROSION & SEDIMENT CONTROL

DATE	03/08/2024
PROJECT NO.	23-018.0
DESIGNED BY	SCG
CHECKED BY	AHG

NO.	DESCRIPTION	DATE
1.		
2.		
3.		
4.		
5.		
6.		



EROSION AND SEDIMENT CONTROLS

POTENTIAL POLLUTANTS

POTENTIAL SOURCES OF STORM WATER POLLUTION FROM THE CONSTRUCTION OF THE PROJECT ARE:

1. DISTURBED SOILS FROM THE CONSTRUCTION SITE

INCREASED SEDIMENT LOADING IN STORM WATER CAN BE ATTRIBUTED TO: A) DIRECT RAINFALL ONTO DISTURBED SOIL AREAS, STOCKPILES, SAND, GRAVEL, AND ROCK AREA WHERE RAIN DISLODGES SOIL PARTICLES; B) EROSION OF DISTURBED SOIL AREAS; C) THE TRANSFER OF SOILS BY EQUIPMENT OR VEHICLE TIRES ONTO DISTURBED AND NON-DISTURBED AREAS WHERE THEY ARE WASHED INTO DRAINAGE DITCHES OR OTHER SIMILAR WATER CONVEYANCE FEATURE

2. OIL, GREASE, HYDRAULIC FLUIDS, AND FUELS FROM THE OPERATION OF EQUIPMENT ON THE SITE.

THERE IS A POTENTIAL FOR STORM WATER CONTAMINATION IN THE FORM OF OIL, GREASE, HYDRAULIC FLUID, AND FUEL FROM EQUIPMENT AND VEHICLES ON THE SITE. THESE SUBSTANCES ARE TYPICALLY RELEASED TO THE ENVIRONMENT BECAUSE OF EQUIPMENT FAILURE AND DURING MAINTENANCE OPERATIONS.

SITE LOCATION MAP

SEE CONSTRUCTION DRAWING PLAN SET PROJECT LOCATION MAP

DETAILED SITE MAP

SEE CONSTRUCTION DRAWING PLAN SET SITE MAP

RECEIVING WATERS

FOR IDENTIFICATION OF RECEIVING WATERS ON OR ADJACENT TO THE SITE REFERENCE DETAILED CONSTRUCTION DRAWING PLAN SET "EXISTING CONDITIONS PLAN".

STATE AND LOCAL PLANS

THE SWPPP IS CONSISTENT WITH REQUIREMENTS SPECIFIED IN APPLICABLE STORM WATER, WATER QUALITY, SEDIMENT, AND EROSION SITE PLANS, PERMITS OR SIMILAR ORDINANCES OF LOCAL, STATE, OR FEDERAL OFFICIALS.

THIS PROJECT IS LOCATED IN THE EDWARDS AQUIFER CONTRIBUTING ZONE.

SEQUENCE OF MAJOR ACTIVITIES

1. INSTALLATION OF TEMPORARY EROSION CONTROLS.
2. SITE DEMOLITION AND GRADING.
3. CONSTRUCTION OF FACILITIES.
4. SITE RESTORATION.
5. ASPHALT REPAIR, SEEDING, RE-VEGETATION, AND SOIL SURFACE PROTECTION.
6. REMOVAL OF TEMPORARY EROSION AND SEDIMENTATION CONTROLS.

TEMPORARY AND PERMANENT EROSION CONTROLS

TEMPORARY EROSION AND SEDIMENT CONTROLS WILL CONSIST OF SILT FENCE AND ROCK BERMS ON THE DOWN-GRADIENT PERIMETER OF THE SITE, PRESERVATION OF NATURAL VEGETATION WHERE AVAILABLE AND RECURRING CLEAN UP OF MUD/SOIL TRACKED ONTO ROADWAY.

PERMANENT CONTROLS MAY CONSIST OF ROCK BERMS, SWALES, AND RE-VEGETATION. PERMANENT WARM SEASON VEGETATION WILL SERVE AS FINAL STABILIZATION AND WILL REDUCE SURFACE EROSION ON AREAS NOT COVERED BY ASPHALT, CONCRETE.

FOR SPECIFIC LOCATION AND SELECTION OF TEMPORARY AND PERMANENT CONTROLS REFER TO EROSION AND SEDIMENTATION CONTROL PLAN WITHIN CONSTRUCTION DRAWING PLAN SET.

TEMPORARY STABILIZATION

STABILIZATION MEASURES WILL BE INITIATED IN PORTIONS OF THE PROJECT SITE WHERE CONSTRUCTION ACTIVITIES HAVE TEMPORARILY OR PERMANENTLY CEASED FOR 14 DAYS, BUT IN NO CIRCUMSTANCES MORE THAN 21 DAYS AFTER THE CONSTRUCTION ACTIVITY IN THAT PORTION OF THE PROJECT SITE HAS TEMPORARILY OR PERMANENTLY CEASED.

FINAL STABILIZATION

FINAL STABILIZATION OF SITE WILL CONSIST OF ESTABLISHMENT OF PERMANENT WARM SEASON VEGETATION ON PORTIONS OF THE SITE NOT COVERED BY CONCRETE, OR ASPHALT. ESTABLISHMENT OF PERMANENT VEGETATION SUITABLE FOR TPDES GENERAL PERMIT COMPLIANCE MUST MEASURE 70% AERIAL COVERAGE (COMPARED TO BACKGROUND NATIVE VEGETATION AERIAL COVERAGE PERCENTAGE) WITH NO LARGE BARE AREAS. CONTRACTORS MUST MEET VEGETATIVE REQUIREMENT IDENTIFIED BY THE ENGINEER WITHIN THE CONTRACT SPECIFICATION, OR THE HIGHEST REQUIREMENT.

SPOIL/FILL MANAGEMENT

ALL SOIL STOCKPILE, EXCAVATION SPOIL MATERIAL, AND ON-SITE SPOIL DISPOSAL AREAS SHALL BE MANAGED BY THE CONTRACTOR IN A MANNER THAT WILL MINIMIZE OR ATTEMPT TO ELIMINATE THE AMOUNT OF SEDIMENT THAT MAY ENTER RECEIVING WATERS AND SHALL NOT BE LOCATED IN ANY WETLAND, FLOODPLAIN, STREAMBED, DITCH, OR OTHER SIMILAR WATER FEATURE OR CONVEYANCE.

OFF-SITE VEHICLE TRACKING

OFF-SITE VEHICLE TRACKING OF SOIL BY VEHICLES AND EQUIPMENT SHALL BE MINIMIZED AND CONTROLLED BY THE CONTRACTOR. SOIL SHALL BE REMOVED FROM SITE ROADWAYS, ENTRANCE, AND ACCESS ROADS AS NECESSARY TO PREVENT SEDIMENT FROM ENTERING RECEIVING WATERS.

DUST CONTROL

DUST WILL BE CONTROLLED BY PERIODIC WETTING WITH WATER TRUCKS DURING DRY PERIODS.

DEWATERING AND NON-STORMWATER DISCHARGES

ANY NON-STORMWATER DISCHARGES FROM THE CONSTRUCTION SITE WILL BE CONTROLLED AND MANAGED BY THE CONTRACTOR IN COMPLIANCE WITH ALL TCEQ AND LOCAL WATER QUALITY DISCHARGE REQUIREMENTS, INCLUDING BUT NOT LIMITED TO 30 TAC 307, SURFACE WATER QUALITY STANDARDS FOR THE STATE OF TEXAS.

THE FOLLOWING NON-STORM WATER DISCHARGES FROM CONSTRUCTION ACTIVITIES ARE ACCEPTABLE:

1. DISCHARGES FROM FIRE FIGHTING ACTIVITIES
2. FIRE HYDRANT FLUSHINGS.
3. VEHICLE, EXTERNAL BUILDING, AND PAVEMENT WASH WATER WHERE DETERGENTS AND SOAPS ARE NOT USED AND WHERE SPILLS OR LEAKS OF TOXIC OR HAZARDOUS MATERIALS HAVE NOT OCCURRED (UNLESS SPILLED MATERIALS HAVE BEEN REMOVED; AND IF LOCAL STATE, OR FEDERAL REGULATIONS ARE APPLICABLE, THE MATERIALS ARE REMOVED ACCORDING TO THOSE REGULATIONS), AND WHERE THE PURPOSE IS TO REMOVE MUD, DIRT, AND DUST.
4. WATER USED TO CONTROL DUST.

5. POTABLE WATER SOURCES INCLUDING WATERLINE FLUSHINGS.
6. AIR CONDITIONING CONDENSATE.
7. UNCONTAMINATED GROUND WATER OR SPRING WATER, INCLUDING FOUNDATION OR FOOTING DRAINS WHERE FLOWS ARE NOT CONTAMINATED WITH INDUSTRIAL MATERIALS SUCH AS SOLVENTS OR OTHER POLLUTANTS.

NON-STORM WATER DISCHARGES WILL, AT A MINIMUM, FLOW THROUGH A SILT FENCE, OR OTHER SUITABLE STRUCTURAL CONTROLS, AND NATURAL VEGETATION (IF AVAILABLE) PRIOR TO LEAVING THE SITE, AS NECESSARY TO MEET COMPLIANCE REQUIREMENTS WITH ALL STATE AND LOCAL WATER QUALITY DISCHARGE REQUIREMENTS, INCLUDING BUT NOT LIMITED TO 30 TAC 307 OR 26 TWC 121, SURFACE WATER QUALITY STANDARDS AND WATER QUALITY CONTROL FRO THE STATE OF TEXAS RESPECTIVELY.

INSPECTION AND MAINTENANCE PROCEDURES

THE FOLLOWING PROCEDURES WILL BE USED TO INSPECT AND MAINTAIN EROSION AND SEDIMENT CONTROLS ON THE CONSTRUCTION SITE.

INSPECTION

ALL CONTROLS WILL BE INSPECTED BY THE CONTRACTOR AT LEAST ONCE PER WEEK ON A SPECIFIC DAY OF THE WEEK SELECTED BY THE CONTRACTOR AT BEGINNING OF PROJECT. (I.E. EACH MONDAY).

AN INSPECTION AND MAINTENANCE REPORT (SEE COPY OF 1 IN SWPPP) WILL BE PERFORMED AND DOCUMENTED DURING EACH WEEKLY INSPECTION. EACH INSPECTION REPORT WILL NOTE ANY EROSION AND SEDIMENTATION CONTROL ITEMS IN NEED OF REPAIR SUCH ASS: DETACHED SILT FENCE/ROCK BERMS, AND SEDIMENT BUILD UP DEPTH CAPTURED BY CONTROLS, ETCETERA.

WHERE A REPORT DOES NOT IDENTIFY ANY INCIDENTS OF NON-COMPLIANCE NOR ANY ITEMS REQUIRING MAINTENANCE, THE REPORT MUST CONTAIN A CERTIFICATION BY THE CONTRACTORS' CERTIFYING EXECUTIVE OFFICER THAT THIS FACILITY OR SITE IS IN COMPLIANCE WITH THE SWPPP AND THE TPDES GENERAL PERMIT (SEE RECORDS SECTION ABOVE). IF THE INSPECTION REPORTS IDENTIFY ITEMS OF NON-COMPLIANCE OR ITEMS THAT REQUIRE MAINTENANCE THEN NO NONE IS REQUIRED TO SIGN OR CERTIFY THE INSPECTION REPORTS.

DIVERSION DIKES, BERMS, OR SWALES WILL BE INSPECTED AND ANY BREACHES OR AREAS WHERE SEDIMENT HAS ESCAPED THE SITE WILL BE NOTED AS WELL.

REPORTS WILL BE ADDRESS CONTROLS THAT FAILED TO OPERATE AS DESIGNED OR PROVED INADEQUATE FOR A PARTICULAR LOCATION AND LOCATIONS WHERE ADDITIONAL MEASURES ARE REQUIRED.

WHEN A CONTROL FAILS TO OPERATE AS DESIGNED, PROVES INADEQUATE FOR A PARTICULAR LOCATION, WHERE ADDITIONAL MEASURES ARE REQUIRED, OR A CONTROL BECOMES DAMAGED TO ESSENTIALLY CAUSE MAJOR REPAIR OR REINSTALLATION, THE CONTRACTOR WILL NOTIFY THE ENGINEER AND THE OWNER IMMEDIATELY.

SEDIMENT BASINS WILL BE INSPECTED FOR DEPTH OF SEDIMENT.

QUALIFICATIONS OF THE INSPECTOR
THE CONTRACTOR WILL SELECT, AND TRAIN AS NECESSARY, DESIGNATED PERSONNEL RESPONSIBLE FOR THE INSPECTION, REPAIR, SEDIMENT REMOVAL, AND ANY OTHER RELATED MAINTENANCE REQUIRED FOR KEEPING EROSION AND SEDIMENT CONTROLS IN GOOD WORKING ORDER. THE INSPECTION PERSONNEL MUST BE FAMILIAR WITH SWPPP. THE CONTRACTOR SHALL COMPLY WITH THE INSPECTION REQUIREMENTS SPECIFIED IN THE TPDES PERMIT IN SECTION VI

EROSION CONTROL NOTES

1. THE CONTRACTOR SHALL INSTALL EROSION/SEDIMENTATION CONTROLS AND TREE/NATURAL AREA PROTECTIVE FENCING PRIOR TO ANY SITE PREPARATION WORK (CLEARING, GRUBBING OR EXCAVATION).
2. THE PLACEMENT OF EROSION/SEDIMENTATION CONTROLS SHALL BE IN ACCORDANCE WITH THE ENVIRONMENTAL CRITERIA MANUAL AND THE APPROVED EROSION AND SEDIMENTATION CONTROL PLAN. THE CITY OF GEORGETOWN ESC PLAN SHALL BE CONSULTED AND USED AS THE BASIS FOR A TPDES REQUIRED SWPPP. IF A SWPPP IS REQUIRED, IT SHALL BE AVAILABLE FOR REVIEW BY THE CITY OF GEORGETOWN ENVIRONMENTAL INSPECTOR AT ALL TIMES DURING CONSTRUCTION, INCLUDING AT THE PRE-CONSTRUCTION MEETING. THE CHECKLIST BELOW CONTAINS THE BASIC ELEMENTS THAT SHALL BE REVIEWED FOR PERMIT APPROVAL BY CITY OF GEORGETOWN ENVIRONMENTAL PLAN REVIEWERS AS WELL AS CITY OF GEORGETOWN ENVIRONMENTAL INSPECTORS.
3. THE PLACEMENT OF TREE/NATURAL AREA PROTECTIVE FENCING SHALL BE IN ACCORDANCE WITH THE STANDARD NOTES FOR TREE AND NATURAL AREA PROTECTION AND THE APPROVED GRADING/TREE AND NATURAL AREA PLAN.
4. A PRE-CONSTRUCTION CONFERENCE SHALL BE HELD ON-SITE WITH THE CONTRACTOR, DESIGN ENGINEER/PERMIT APPLICANT AND CITY INSPECTOR AFTER INSTALLATION OF THE EROSION/SEDIMENTATION CONTROLS AND TREE/NATURAL AREA PROTECTION MEASURES AND PRIOR TO BEGINNING ANY SITE PREPARATION WORK.
5. ANY MAJOR VARIATION IN MATERIALS OR LOCATIONS OF CONTROLS OR FENCES FROM THOSE SHOWN ON THE APPROVED PLANS WILL REQUIRE A REVISION AND MUST BE APPROVED BY THE REVIEWING ENGINEER, ENVIRONMENTAL SPECIALIST OR CITY INSPECTOR AS APPROPRIATE. MINOR CHANGES TO BE MADE AS FIELD REVISIONS TO THE EROSION AND SEDIMENTATION CONTROL PLAN MAY BE REQUIRED BY THE CITY OR ENGINEER INSPECTOR DURING THE COURSE OF CONSTRUCTION TO CORRECT CONTROL INADEQUACIES.
6. THE CONTRACTOR IS REQUIRED TO INSPECT THE CONTROLS AND FENCES AT WEEKLY INTERVALS AND AFTER SIGNIFICANT RAINFALL EVENTS TO INSURE THAT THEY ARE FUNCTIONING PROPERLY. THE PERSON(S) RESPONSIBLE FOR MAINTENANCE OF CONTROLS AND FENCES SHALL IMMEDIATELY MAKE ANY NECESSARY REPAIRS TO DAMAGED AREAS. SILT ACCUMULATION AT CONTROLS MUST BE REMOVED WHEN THE DEPTH REACHES SIX (6) INCHES.
7. PRIOR TO FINAL ACCEPTANCE BY THE CITY, HAUL ROADS AND WATERWAY CROSSINGS CONSTRUCTED FOR TEMPORARY CONTRACTOR ACCESS MUST BE REMOVED, ACCUMULATED SEDIMENT REMOVED FROM THE WATERWAY AND THE AREA RESTORED TO THE ORIGINAL GRADE AND REVEGETATED. ALL LAND CLEARING DEBRIS SHALL BE DISPOSED OF IN APPROVED SPOIL DISPOSAL SITES.
8. ALL WORK MUST STOP IF A VOID IN THE ROCK SUBSTRATE IS DISCOVERED WHICH IS; ONE SQUARE FOOT IN TOTAL AREA; BLOWS AIR FROM WITHIN THE SUBSTRATE AND/OR CONSISTENTLY RECEIVES WATER DURING ANY RAIN EVENT. AT THIS TIME IT IS THE RESPONSIBILITY OF THE PROJECT MANAGER TO IMMEDIATELY CONTACT A CITY OF GEORGETOWN INSPECTOR FOR FURTHER INVESTIGATION.
9. TEMPORARY AND PERMANENT EROSION CONTROL: ALL DISTURBED AREAS SHALL BE RESTORED AS NOTED BELOW.
 - A. ALL DISTURBED AREAS TO BE REVEGETATED ARE REQUIRED TO PLACE A MINIMUM OF SIX (6) INCHES OF TOPSOIL [SEE STANDARD SPECIFICATION ITEM NO. 601S.3(A)]. DO NOT ADD TOPSOIL WITHIN THE CRITICAL ROOT ZONE OF EXISTING TREES. THE TOPSOIL SHALL BE COMPOSED OF 4 PARTS OF SOIL MIXED WITH 1 PART COMPOST, BY VOLUME. THE COMPOST SHALL MEET THE DEFINITION OF COMPOST AS DEFINED BY TxDOT SPECIFICATION ITEM 161. THE SOIL SHALL BE LOCALLY AVAILABLE NATIVE SOIL THAT MEETS THE FOLLOWING SPECIFICATIONS:
 - SHALL BE FREE OF TRASH, WEEDS, DELETERIOUS MATERIALS, ROCKS, AND DEBRIS.
 - 100% SHALL PASS THROUGH A 1.5-INCH (38-MM) SCREEN.
 - SOIL TO BE A LOAMY MATERIAL THAT MEETS THE REQUIREMENTS OF THE TABLE BELOW IN ACCORDANCE WITH THE USDA TEXTURAL TRIANGLE. SOIL KNOWN LOCALLY AS "RED DEATH" IS NOT AN ALLOWABLE SOIL. TEXTURAL COMPOSITION SHALL MEET THE FOLLOWING CRITERIA:

TEXTURAL CLASS	MINIMUM	MAXIMUM
CLAY	5%	50%
SILT	10%	50%
SAND	15%	67%

- AN OWNER/ENGINEER MAY PROPOSE USE OF ONSITE SALVAGED TOPSOIL WHICH DOES NOT MEET THE SOIL TEXTURE CLASS REQUIRED ABOVE BY PROVIDING A SOIL ANALYSIS AND A WRITTEN STATEMENT FROM A QUALIFIED PROFESSIONAL IN SOILS, LANDSCAPE ARCHITECTURE, OR AGRONOMY INDICATING THE ONSITE TOPSOIL WILL PROVIDE AN EQUIVALENT GROWTH MEDIA AND SPECIFYING WHAT, IF ANY, SOIL AMENDMENTS ARE REQUIRED.

- SOIL AMENDMENTS SHALL BE WORKED INTO THE EXISTING ONSITE TOPSOIL WITH A DISC OR TILLER TO CREATE A WELL-BLENDED MATERIAL.

TOPSOIL SALVAGED FROM THE EXISTING SITE MAY OFTEN BE USED, BUT IT SHOULD MEET THE SAME STANDARDS AS SET FORTH IN THESE STANDARDS.

THE VEGETATIVE STABILIZATION OF AREAS DISTURBED BY CONSTRUCTION SHALL BE AS FOLLOWS:

TEMPORARY VEGETATIVE STABILIZATION:

1. FROM SEPTEMBER 15 TO MARCH 1, SEEDING SHALL BE WITH COOL SEASON COVER CROPS (WHEAT AT 0.5 POUNDS PER 1000 SF, OATS AT 0.5 POUNDS PER 1000 SF, CEREAL RYE GRAIN AT 0.5 POUNDS PER 1000 SF) WITH A TOTAL RATE OF 1.5 POUNDS PER 1000 SF. COOL SEASON COVER CROPS ARE NOT PERMANENT EROSION CONTROL.
2. FROM MARCH 2 TO SEPTEMBER 14, SEEDING SHALL BE WITH BUFFALO AT A RATE OF 1 POUNDS PER 1000 SF.
 - A. FERTILIZER SHALL BE WATER SOLUBLE WITH AN ANALYSIS OF 15-15-15 TO BE APPLIED ONCE AT PLANTING AND ONCE DURING THE PERIOD OF ESTABLISHMENT AT A RATE OF 1/2 POUND PER 1000 SF.
 - B. HYDROMULCH SHALL COMPLY WITH TABLE 1, BELOW.
 - C. TEMPORARY EROSION CONTROL SHALL BE ACCEPTABLE WHEN THE GRASS HAS GROWN AT LEAST 1.5 INCHES HIGH WITH 95% COVERAGE, PROVIDED NO BARE SPOTS LARGER THAN 16 SQUARE FEET EXIST.
 - D. WHEN REQUIRED, NATIVE GRASS SEEDING SHALL COMPLY WITH REQUIREMENTS OF THE CITY OF AUSTIN ENVIRONMENTAL CRITERIA MANUAL.

TABLE 1: HYDROMULCHING FOR TEMPORARY VEGETATIVE STABILIZATION

MATERIAL	DESCRIPTION	LONGEVITY	TYPICAL APPLICATIONS	LONGEVITY
100% OR ANY BLEND OF WOOD, CELLULOSE, STRAW, AND/OR COTTON PLANT MATERIAL (EXCEPT NO MULCH SHALL EXCEED 30% PAPER)	70% OR GREATER WOOD/STRAW 30% OR LESS PAPER OR NATURAL FIBERS	0-3 MONTH	MODERATE SLOPES; FROM FLAT TO 3:1	MODERATE SLOPES; FROM FLAT TO 3:1

PERMANENT VEGETATIVE STABILIZATION:

1. FROM SEPTEMBER 15 TO MARCH 1, SEEDING IS CONSIDERED TO BE TEMPORARY STABILIZATION ONLY. IF COOL SEASON COVER CROPS EXIST WHERE PERMANENT VEGETATIVE STABILIZATION IS DESIRED, THE GRASSES SHALL BE MOWED TO A HEIGHT OF LESS THAN ONE-HALF (½) INCH AND THE AREA SHALL BE RE-SEEDED IN ACCORDANCE WITH 2. BELOW.
2. FROM MARCH 2 TO SEPTEMBER 14, SEEDING SHALL BE WITH BUFFALO AT A RATE OF 1 POUND PER 1000 SF WITH A PURITY OF 95% WITH 85% GERMINATION. BUFFALO GRASS IS A WARM SEASON GRASS AND IS CONSIDERED PERMANENT EROSION CONTROL.
 - A. FERTILIZER SHALL BE A WATER SOLUBLE WITH AN ANALYSIS OF 15-15-15 TO BE APPLIED ONCE AT PLANTING AND ONCE DURING THE PERIOD OF ESTABLISHMENT AT A RATE OF ½ POUND PER 1000 SF.
 - B. HYDROMULCH SHALL COMPLY WITH TABLE 2, BELOW.
 - C. THE PLANTED AREA SHALL BE IRRIGATED OR SPRINKLED IN A MANNER THAT WILL NOT ERODE THE TOPSOIL, BUT WILL SUFFICIENTLY SOAK THE SOIL TO A DEPTH OF SIX INCHES. THE IRRIGATION SHALL OCCUR AT DAILY INTERVALS (MINIMUM) DURING THE FIRST TWO MONTHS. RAINFALL OCCURRENCES OF ½ INCH OR MORE SHALL POSTPONE THE WATERING SCHEDULE FOR ONE WEEK
 - D. PERMANENT EROSION CONTROL SHALL BE ACCEPTABLE WHEN THE GRASS HAS GROWN AT LEAST 1.5 INCHES HIGH WITH 95% COVERAGE, PROVIDED NO BARE SPOTS LARGER THAN 16 SQUARE FEET EXIST.

	DESCRIPTION	LONGEVITY	TYPICAL APPLICATIONS	APPLICATION RATES
BONDED FIBER MATRIX (BFM)	80% ORGANIC DEFIBRATED FIBERS 10% TACKIFIER	6 MONTHS	ON SLOPES UP TO 2:1 AND ERODIVE SOIL CONDITIONS	2500 TO 4500 LBS PER ACRE (SEE MANUFACTURERS RECOMMENDATIONS)
FIBER REINFORCED MATRIX (FRM)	65% ORGANIC DEFIBRATED FIBERS 25% REINFORCING FIBERS OR LESS 10% TACKIFIER	UP TO 12 MONTHS	ON SLOPES UP TO 1:1 AND ERODIVE SOIL CONDITIONS	3000 TO 4500 LBS PER ACRE (SEE MANUFACTURERS RECOMMENDATIONS)

11. THE CONTRACTOR SHALL NOT DISPOSE OF SURPLUS EXCAVATED MATERIAL FROM THE SITE WITHOUT NOTIFYING THE CITY INSPECTOR AT LEAST 48 HOURS PRIOR WITH THE LOCATION AND A COPY OF THE PERMIT ISSUED TO RECEIVE THE MATERIAL.

NOTE: ADDITIONAL EROSION CONTROL MEASURES MAY BE REQUIRED BY INSPECTOR AT TIME OF CONSTRUCTION.

NOTE: ALL DISTURBED AREAS SHALL BE RE-VEGETATED TO MEET THE REQUIREMENTS OF GEORGETOWN ORDINANCES.



MONUMENT OAKS

EROSION & SEDIMENT CONTROL NOTES

DATE	03/08/2024
PROJECT NO.	23-018.0
DESIGNED BY	SCG
CHECKED BY	AHG

REVISIONS	NO.	DESCRIPTION	DATE	BY	
	1.	2.	3.	4.	5.



DATE	03/08/2024
PROJECT NO.	23-018.0
DESIGNED BY	SCG
CHECKED BY	AHG

REVISIONS	NO.	DESCRIPTION	1.	2.	3.	4.	5.	6.



The Architect/Engineer assumes responsibility for appropriate use of this standard.

INSPECTION AND MAINTENANCE GUIDELINES:

- INSPECT ALL FENCING WEEKLY, AND AFTER ANY RAINFALL EVENT.
- REMOVE SEDIMENT WHEN BUILDUP REACHES 6 INCHES.
- REPLACE ANY TORN FABRIC.
- REPLACE OR REPAIR ANY SECTIONS CRUSHED OR COLLAPSED IN THE COURSE OF CONSTRUCTION ACTIVITY.

INSTALLATION:

- LAYOUT THE SILT FENCE FOLLOWING AS CLOSELY AS POSSIBLE TO THE CONTOUR.
- CLEAR THE GROUND OF DEBRIS, ROCKS, PLANTS (INCLUDING GRASSES TALLER THAN 2") TO PROVIDE A SMOOTH FLOW APPROACH SURFACE. EXCAVATE 6" DEEP X 6" WIDE TRENCH ON UPSTREAM SIDE OF FACE PER PLANS.
- DRIVE THE HEAVY DUTY T-POST AT LEAST 12 INCHES INTO THE GROUND AND AT A SLIGHT ANGLE TOWARDS THE FLOW.
- ATTACH THE 2" X 4" 12 GAUGE WELDED WIRE MESH TO THE T-POST WITH 11 1/2 GAUGE GALVANIZED T-POST CLIPS. THE TOP OF THE WIRE TO BE 24" ABOVE GROUND LEVEL. THE WELDED WIRE MESH TO BE OVERLAPPED 6" AND TIED AT LEAST 6 TIMES WITH HOG RINGS.
- THE SILT FENCE TO BE INSTALLED WITH A SKIRT A MINIMUM OF 6" WIDE PLACED ON THE UPHILL SIDE OF THE FENCE INSIDE EXCAVATED TRENCH. THE FABRIC TO OVERLAP THE TOP OF THE WIRE BY 1".
- ANCHOR THE SILT FENCE BY BACKFILLING WITH EXCAVATED DIRT AND ROCKS (NOT LARGER THAN 2").
- GEOTEXTILE SPLICES SHOULD BE A MINIMUM OF 18" WIDE ATTACHED IN AT LEAST 6 PLACES. SPLICES IN CONCENTRATED FLOW AREAS WILL NOT BE ACCEPTED.
- SILT FENCE SHALL BE REMOVED WHEN THE SITE IS COMPLETELY STABILIZED SO AS NOT TO BLOCK OR IMPEDE STORM FLOW OR DRAINAGE.

ADOPTED 6/21/2006

CITY OF GEORGETOWN
 CONSTRUCTION STANDARDS AND DETAILS
SILT FENCE DETAIL

ECO2

DATE: 1/2003
 DRAWN BY: NTS
 APPROVED BY: MRS
 TITLE: TRS

The Architect/Engineer assumes responsibility for appropriate use of this standard.

INSTALLATION:

- LAYOUT THE ROCK BERM FOLLOWING AS CLOSELY AS POSSIBLE TO THE CONTOUR.
- CLEAR THE GROUND OF DEBRIS, ROCKS OR PLANTS THAT WILL INTERFERE WITH INSTALLATION.
- PLACE WOVEN WIRE FABRIC ON THE GROUND ALONG THE PROPOSED INSTALLATION WITH ENOUGH OVERLAP TO COMPLETELY ENCLOSE THE FINISHED SIZE OF THE BERM.
- PLACE THE ROCK ALONG THE CENTER OF THE WIRE TO THE DESIGNATED HEIGHT.
- WRAP THE STRUCTURE WITH THE PREVIOUSLY PLACED WIRE MESH SECURE ENOUGH SO THAT WHEN WALKED ACROSS THE STRUCTURE REMAINS ITS SHAPE.
- SECURE WITH THE WIRE.
- THE ENDS OF THE BERM SHOULD BE TIED INTO EXISTING UPSLOPE GRADE AND THE BERM SHOULD BE BURIED IN A TRENCH APPROX. 4 INCHES DEEP TO PREVENT FAILURE OF THE CONTROL.
- THE ROCK BERM SHOULD BE LEFT IN PLACE UNTIL ALL UPSTREAM AREAS ARE STABILIZED AND ACCUMULATED SILT REMOVED.

INSPECTION AND MAINTENANCE GUIDELINES:

- INSPECTION SHOULD BE MADE WEEKLY AND AFTER EACH RAINFALL EVENT BY THE RESPONSIBLE PARTY. FOR INSTALLATIONS IN STREAMBEDS, ADDITIONAL DAILY INSPECTIONS SHOULD BE MADE.
- REMOVE SEDIMENT AND OTHER DEBRIS WHEN BUILDUP REACHES 6 INCHES AND DISPOSE OF THE ACCUMULATED SILT IN AN APPROVED AREA.
- REPAIR ANY LOOSE WIRE SHEATHING.
- THE BERM SHOULD BE RESHAPED AS NEEDED DURING INSPECTION.
- THE BERM SHOULD BE REPLACED WHEN THE STRUCTURE CEASES TO FUNCTION AS INTENDED DUE TO SILT ACCUMULATION AMONG THE ROCKS, WASHOUT, CONSTRUCTION TRAFFIC DAMAGE, ETC.

ADDITIONAL NOTES:

- WHEN NECESSARY, WHEELS SHOULD BE CLEANED TO REMOVE SEDIMENT PRIOR TO ENTRANCE ONTO PUBLIC RIGHTS-OF-WAY.
- 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.
- ALL SEDIMENT SHOULD BE PREVENTED FROM ENTERING ANY STORM DRAIN, DITCH OR WATER COURSE BY USING APPROVED METHODS.

ADOPTED 6/21/2006

CITY OF GEORGETOWN
 CONSTRUCTION STANDARDS AND DETAILS
ROCK BERM DETAIL

ECO3

DATE: 1/2003
 DRAWN BY: NTS
 APPROVED BY: MRS
 TITLE: TRS

The Architect/Engineer assumes responsibility for appropriate use of this standard.

INSTALLATION:

- CLEAR THE AREA OF DEBRIS, ROCKS OR PLANTS THAT WILL INTERFERE WITH INSTALLATION.
- GRADE THE AREA FOR THE ENTRANCE TO FLOW BACK ON TO THE CONSTRUCTION SITE. RUNOFF FROM THE STABILIZED CONSTRUCTION TO BE CAPTURED BY THE ENTRANCE.
- PLACE GEOTEXTILE FABRIC AS APPROVED BY THE CITY.
- PLACE ROCK AS APPROVED BY THE CITY.

INSPECTIONS AND MAINTENANCE GUIDELINES:

- 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.
- ALL SEDIMENT SPOILED, DROPPED, WASHED OR TRACKED ON TO PUBLIC RIGHTS-OF-WAY SHOULD BE REMOVED IMMEDIATELY BY CONTRACTOR.
- WHEN NECESSARY, WHEELS SHOULD BE CLEANED TO REMOVE SEDIMENT PRIOR TO ENTRANCE ONTO PUBLIC RIGHTS-OF-WAY.
- 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.
- ALL SEDIMENT SHOULD BE PREVENTED FROM ENTERING ANY STORM DRAIN, DITCH OR WATER COURSE BY USING APPROVED METHODS.

ADOPTED 6/21/2006

CITY OF GEORGETOWN
 CONSTRUCTION STANDARDS AND DETAILS
STABILIZED CONSTRUCTION ENTRANCE

ECO6

DATE: 1/2003
 DRAWN BY: NTS
 APPROVED BY: MRS
 TITLE: TRS

405 SILT FENCE "J" HOOK DETAIL
 N.T.S.

The Architect/Engineer assumes responsibility for appropriate use of this standard.

NOTES:

- ACTUAL LAYOUT DETERMINED IN FIELD

ADOPTED 6/21/2006

CITY OF GEORGETOWN
 CONSTRUCTION STANDARDS AND DETAILS
TEMPORARY EROSION AND SEDIMENTATION CONTROL GUIDELINES

ECO1

DATE: 1/2003
 DRAWN BY: NTS
 APPROVED BY: MRS
 TITLE: TRS

Wayne S. Wath
 01/30/15
 City Of Leander, Texas
 CONCRETE WASHOUT

GUIDELINES FOR DESIGN AND INSTALLATION OF TEMPORARY EROSION AND SEDIMENTATION CONTROLS

TYPE OF STRUCTURE	REACH LENGTH	MAXIMUM DRAINAGE AREA	SLOPE
SILT FENCE	N/A	2 ACRES	0 - 10%
	200 FEET	2 ACRES	10 - 20%
	100 FEET	1 ACRE	20 - 30%
	50 FEET	1/2 ACRE	> 30%
TRIANGLE FILTER DIKE	100 FEET	1/2 ACRE	< 30% SLOPE
	50 FEET	1/4 ACRE	> 30% SLOPE
ROCK BERM *, **	500 FEET	< 5 ACRES	0 - 10%

* FOR ROCK BERM DESIGN WHERE PARAMETERS ARE OTHER THAN STATED, DRAINAGE AREA CALCULATIONS AND ROCK BERM DESIGN MUST BE SUBMITTED FOR REVIEW.

** HIGH SERVICE ROCK BERMS MAY BE REQUIRED IN AREAS OF ENVIRONMENTAL SIGNIFICANCE AS DETERMINED BY THE CITY OF GEORGETOWN.

The Architect/Engineer assumes responsibility for appropriate use of this standard.

ADOPTED 6/21/2006

CITY OF GEORGETOWN
 CONSTRUCTION STANDARDS AND DETAILS
TEMPORARY EROSION AND SEDIMENTATION CONTROL GUIDELINES

ECO1

DATE: 1/2003
 DRAWN BY: NTS
 APPROVED BY: MRS
 TITLE: TRS

The Architect/Engineer assumes responsibility for appropriate use of this standard.

NOTES:

- TREE PROTECTION FENCES SHALL BE INSTALLED PRIOR TO THE COMMENCEMENT OF ANY SITE PREPARATION WORK (CLEARING, GRUBBING OR GRADING).
- FENCES SHALL COMPLETELY SURROUND THE TREE, OR CLUSTERS OF TREES, WILL BE LOCATED AT THE OUTERMOST LIMIT OF THE TREE BRANCHES (DRIPLINE), AND WILL BE MAINTAINED THROUGHOUT THE CONSTRUCTION PROJECT IN ORDER TO PREVENT THE FOLLOWING:
 - SOIL COMPACTION IN THE ROOT ZONE AREA RESULTING FROM VEHICULAR TRAFFIC, OR STORAGE OF EQUIPMENT OR MATERIALS.
 - ROOT ZONE DISTURBANCES DUE TO GRADE CHANGES (GREATER THAN SIX INCHES (6") CUT OR FILL, OR TRENCHING NOT REVIEWED AND AUTHORIZED BY THE CITY.
 - WOUNDS TO EXPOSED ROOTS, TRUNKS OR LIMBS BY MECHANICAL EQUIPMENT.
 - OTHER ACTIVITIES DETRIMENTAL TO TREES, SUCH AS CHEMICAL STORAGE, CEMENT TRUCK CLEANING AND FIRE.
- EXCEPTIONS TO INSTALLING FENCES AT TREE DRIPLINES MAY BE PERMITTED IN THE FOLLOWING CASES:
 - WHERE PERMEABLE PAVING IS TO BE INSTALLED, ERECT THE FENCE AT THE OUTER LIMITS OF THE PERMEABLE PAVING AREA.
 - WHERE TREES ARE CLOSE TO PROPOSED BUILDINGS, ERECT THE FENCE NO CLOSER THAN SIX FEET (6'-0") TO BUILDING.

ADOPTED 6/21/2006

CITY OF GEORGETOWN
 CONSTRUCTION STANDARDS AND DETAILS
TREE PROTECTION - CHAIN LINK FENCE

ECO9

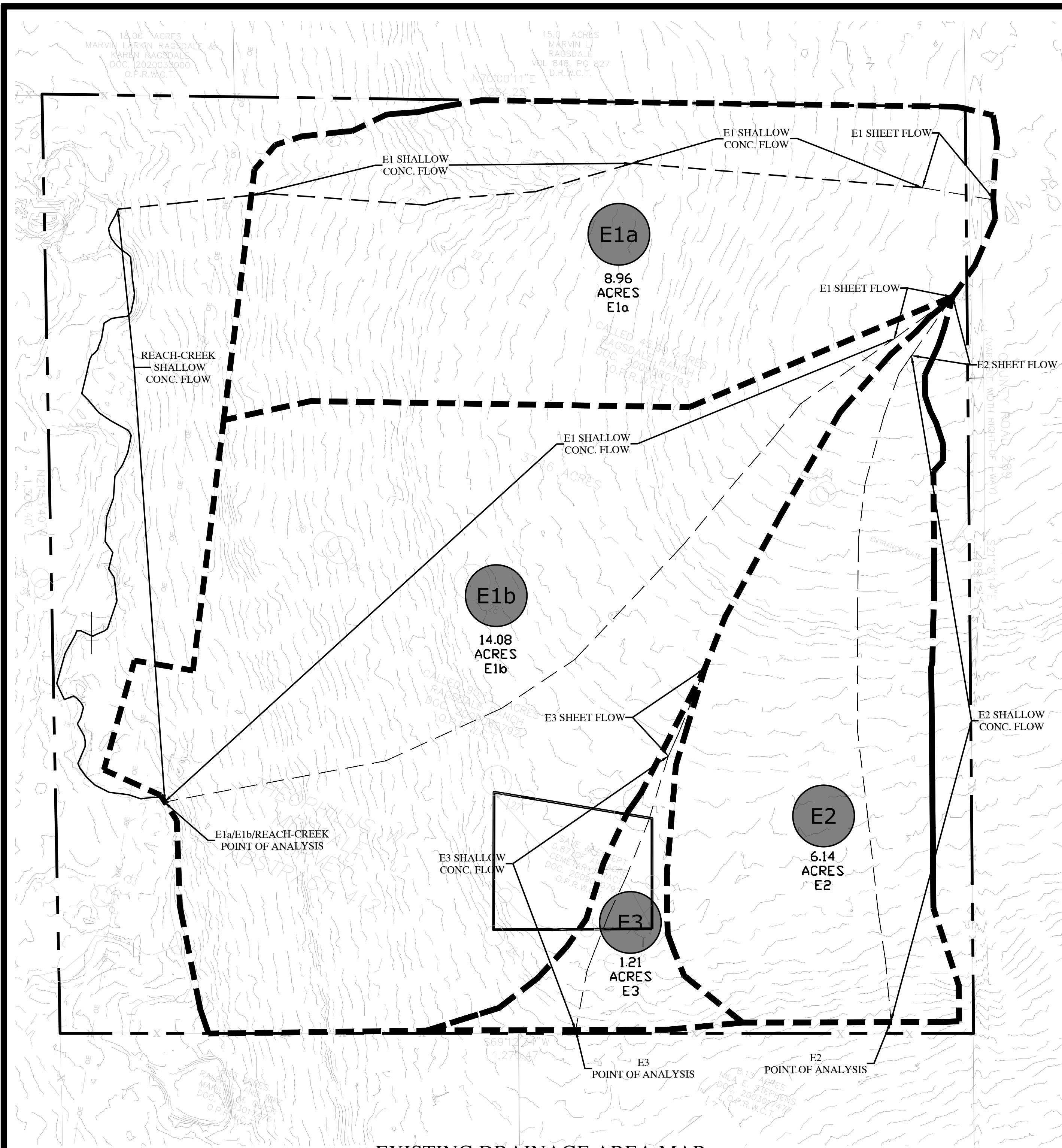
DATE: 1/2003
 DRAWN BY: NTS
 APPROVED BY: MRS
 TITLE: TRS

MONUMENT OAKS

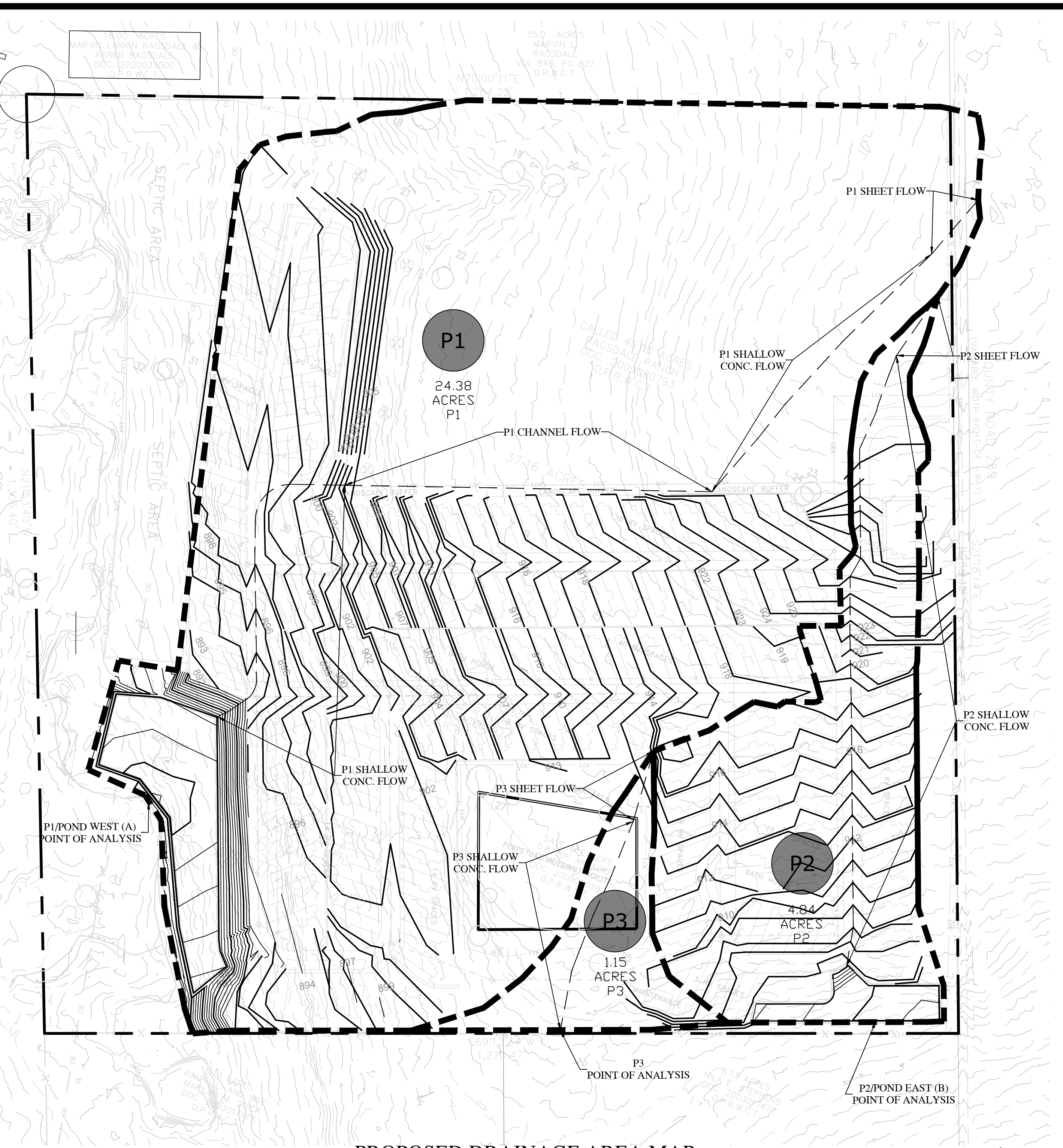
DRAINAGE AREA MAP

DATE
03/08/2024
 PROJECT NO.
23-018.0
 DESIGNED BY
SCG
 CHECKED BY
AHG

NO.	DESCRIPTION	DATE
1		
2		
3		
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5		
6		



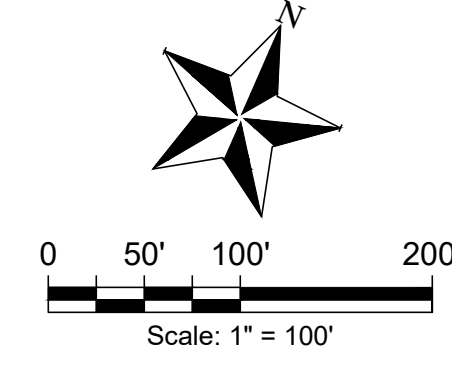
EXISTING DRAINAGE AREA MAP



PROPOSED DRAINAGE AREA MAP

DRAINAGE CALCULATIONS (EXISTING)										
DESIGN POINT	DRAINAGE AREA	ACRES	Tc (MIN)	Lag Time	Curve Number	Impervious Cover (%)	Q (2YR) (CFS)	Q (10YR) (CFS)	Q (25YR) (CFS)	Q (100YR) (CFS)
SW	E1a	8.96	10.2	6.1	84.0	2.0%	36.66	63.99	82.4	111.84
	E1b	14.08	19.1	11.5	84.0	5.0%	49.5	51.9	66.9	90.9
	REACH-CREEK		4.5	2.7			49.5	51.9	66.9	90.9
TOTAL SW							64.0	112.3	144.69	196.8
SE	E2	6.14	16.7	10.0	84.0	0.0%	16.6	29.3	37.82	51.6
	E3	1.21	11.0	6.6	84.0	5.0%	3.9	6.9	8.81	11.9
	TOTAL SE							20.0	35.3	45.61

DRAINAGE CALCULATIONS (PROPOSED)										
DESIGN POINT	DRAINAGE AREA	ACRES	Tc (MIN)	Lag Time	Curve Number	Impervious Cover (%)	Q (2YR) (CFS)	Q (10YR) (CFS)	Q (25YR) (CFS)	Q (100YR) (CFS)
SW	P1	24.38	12.2	7.3	84.0	50.0%	90.9	145.5	182.1	241.0
	Pond West (A)						62.7	110.4	143.0	196.5
	WS Elevation						579.4	880.0	880.4	880.9
TOTAL SW							62.7	110.4	143.0	196.5
SE	P2	4.84	15.5	9.3	84.0	70.0%	17.6	27.3	33.7	44.2
	Pond East (B)						16.5	27.2	33.7	44.1
	WS Elevation						902.2	902.3	902.3	902.3
TOTAL SE							19.4	33.1	41.3	54.5
						15.65	Acres IC			



- LEGEND**
- EXIST. MAJOR CONTOUR
 - EXIST. MINOR CONTOUR
 - PROP. MAJOR CONTOUR
 - PROP. MINOR CONTOUR
 - LIMITS OF CONSTRUCTION
 - TIME OF CONCENTRATION
 - P1 DRAINAGE AREA LABEL
 - FLOW ARROW

E1a

TR-55 Tc Worksheet

Sheet Flow			
Manning's n-value	A: 0.15	B: 0.011	C: 0.011
Flow length (ft, 300 max.)	100		
Two-yr 24-hr rain (in)	3.94		
Land slope (%)	3		
Sheet flow time	7.51	0.00	0.00
Channel Flow			
X-sectional area (sqft)	A: 40	B:	C:
Wetted perimeter (ft)	42		
Channel slope (%)	4.7		
Manning's n-value	0.025	0.015	0.015
Flow length (ft)	539		
Channel flow time	0.72	0.00	0.00
Shallow Concentrated Flow			
Flow length (ft)	A: 495	B:	C:
Watercourse slope (%)	4.5		
Surface description	Unpaved	Paved	Paved
Shallow conc. flow time	1.97	0.00	0.00

Sheet flow time = 7.51 min
Shallow conc. flow time = 1.97 min
Channel flow time = 0.72 min
Time of conc., Tc = 10.2 min

E1b

TR-55 Tc Worksheet

Sheet Flow			
Manning's n-value	A: 0.15	B: 0.011	C: 0.011
Flow length (ft, 300 max.)	100		
Two-yr 24-hr rain (in)	3.94		
Land slope (%)	0.7		
Sheet flow time	13.44	0.00	0.00
Channel Flow			
X-sectional area (sqft)	A:	B:	C:
Wetted perimeter (ft)			
Channel slope (%)			
Manning's n-value	0.030	0.050	0.015
Flow length (ft)			
Channel flow time	0.00	0.00	0.00
Shallow Concentrated Flow			
Flow length (ft)	A: 1246	B:	C:
Watercourse slope (%)	5.1		
Surface description	Unpaved	Unpaved	Paved
Shallow conc. flow time	5.70	0.00	0.00

Sheet flow time = 13.44 min
Shallow conc. flow time = 5.70 min
Channel flow time = 0.00 min
Time of conc., Tc = 19.1 min

P1

TR-55 Tc Worksheet

Sheet Flow			
Manning's n-value	A: 0.15	B: 0.011	C: 0.011
Flow length (ft, 300 max.)	100		
Two-yr 24-hr rain (in)	3.94		
Land slope (%)	4		
Sheet flow time	6.69	0.00	0.00
Channel Flow			
X-sectional area (sqft)	A: 10	B: 10	C:
Wetted perimeter (ft)	15		
Channel slope (%)	4.5	5.9	
Manning's n-value	0.026	0.011	0.015
Flow length (ft)	510		
Channel flow time	0.92	0.10	0.00
Shallow Concentrated Flow			
Flow length (ft)	A: 450	B: 302	C:
Watercourse slope (%)	2.2		
Surface description	Unpaved	Paved	Paved
Shallow conc. flow time	3.13	1.30	0.00

Sheet flow time = 6.69 min
Shallow conc. flow time = 4.44 min
Channel flow time = 1.02 min
Time of conc., Tc = 12.2 min

REACH 1

TR-55 Tc Worksheet

Sheet Flow			
Manning's n-value	A: 0.011	B: 0.011	C: 0.011
Flow length (ft, 300 max.)			
Two-yr 24-hr rain (in)			
Land slope (%)			
Sheet flow time	0.00	0.00	0.00
Channel Flow			
X-sectional area (sqft)	A: 40	B:	C:
Wetted perimeter (ft)	42		
Channel slope (%)	0.7		
Manning's n-value	0.03	0.015	0.015
Flow length (ft)	1097		
Channel flow time	4.55	0.00	0.00
Shallow Concentrated Flow			
Flow length (ft)	A:	B:	C:
Watercourse slope (%)			
Surface description	Paved	Paved	Paved
Shallow conc. flow time	0.00	0.00	0.00

Sheet flow time = 0.00 min
Shallow conc. flow time = 0.00 min
Channel flow time = 4.55 min
Time of conc., Tc = 4.5 min

E2

TR-55 Tc Worksheet

Sheet Flow			
Manning's n-value	A: 0.15	B: 0.011	C: 0.011
Flow length (ft, 300 max.)	100		
Two-yr 24-hr rain (in)	3.94		
Land slope (%)	1		
Sheet flow time	11.65	0.00	0.00
Channel Flow			
X-sectional area (sqft)	A:	B:	C:
Wetted perimeter (ft)			
Channel slope (%)			
Manning's n-value	0.026	0.011	0.015
Flow length (ft)			
Channel flow time	0.00	0.00	0.00
Shallow Concentrated Flow			
Flow length (ft)	A: 942	B:	C:
Watercourse slope (%)	3.7		
Surface description	Unpaved	Paved	Paved
Shallow conc. flow time	5.06	0.00	0.00

Sheet flow time = 11.65 min
Shallow conc. flow time = 5.06 min
Channel flow time = 0.00 min
Time of conc., Tc = 16.7 min

P2

TR-55 Tc Worksheet

Sheet Flow			
Manning's n-value	A: 0.15	B: 0.011	C: 0.011
Flow length (ft, 300 max.)	100		
Two-yr 24-hr rain (in)	3.94		
Land slope (%)	1		
Sheet flow time	11.65	0.00	0.00
Channel Flow			
X-sectional area (sqft)	A:	B:	C:
Wetted perimeter (ft)			
Channel slope (%)			
Manning's n-value	0.026	0.011	0.015
Flow length (ft)			
Channel flow time	0.00	0.00	0.00
Shallow Concentrated Flow			
Flow length (ft)	A: 63	B: 763	C:
Watercourse slope (%)	3		
Surface description	Unpaved	Paved	Paved
Shallow conc. flow time	0.50	3.34	0.00

Sheet flow time = 11.65 min
Shallow conc. flow time = 3.83 min
Channel flow time = 0.00 min
Time of conc., Tc = 15.5 min

E3

TR-55 Tc Worksheet

Sheet Flow			
Manning's n-value	A: 0.15	B: 0.011	C: 0.011
Flow length (ft, 300 max.)	100		
Two-yr 24-hr rain (in)	3.94		
Land slope (%)	2.5		
Sheet flow time	8.08	0.00	0.00
Channel Flow			
X-sectional area (sqft)	A:	B:	C:
Wetted perimeter (ft)			
Channel slope (%)			
Manning's n-value	0.026	0.011	0.015
Flow length (ft)			
Channel flow time	0.00	0.00	0.00
Shallow Concentrated Flow			
Flow length (ft)	A: 436	B:	C:
Watercourse slope (%)	2.3		
Surface description	Unpaved	Paved	Paved
Shallow conc. flow time	2.97	0.00	0.00

Sheet flow time = 8.08 min
Shallow conc. flow time = 2.97 min
Channel flow time = 0.00 min
Time of conc., Tc = 11.0 min

P3

TR-55 Tc Worksheet

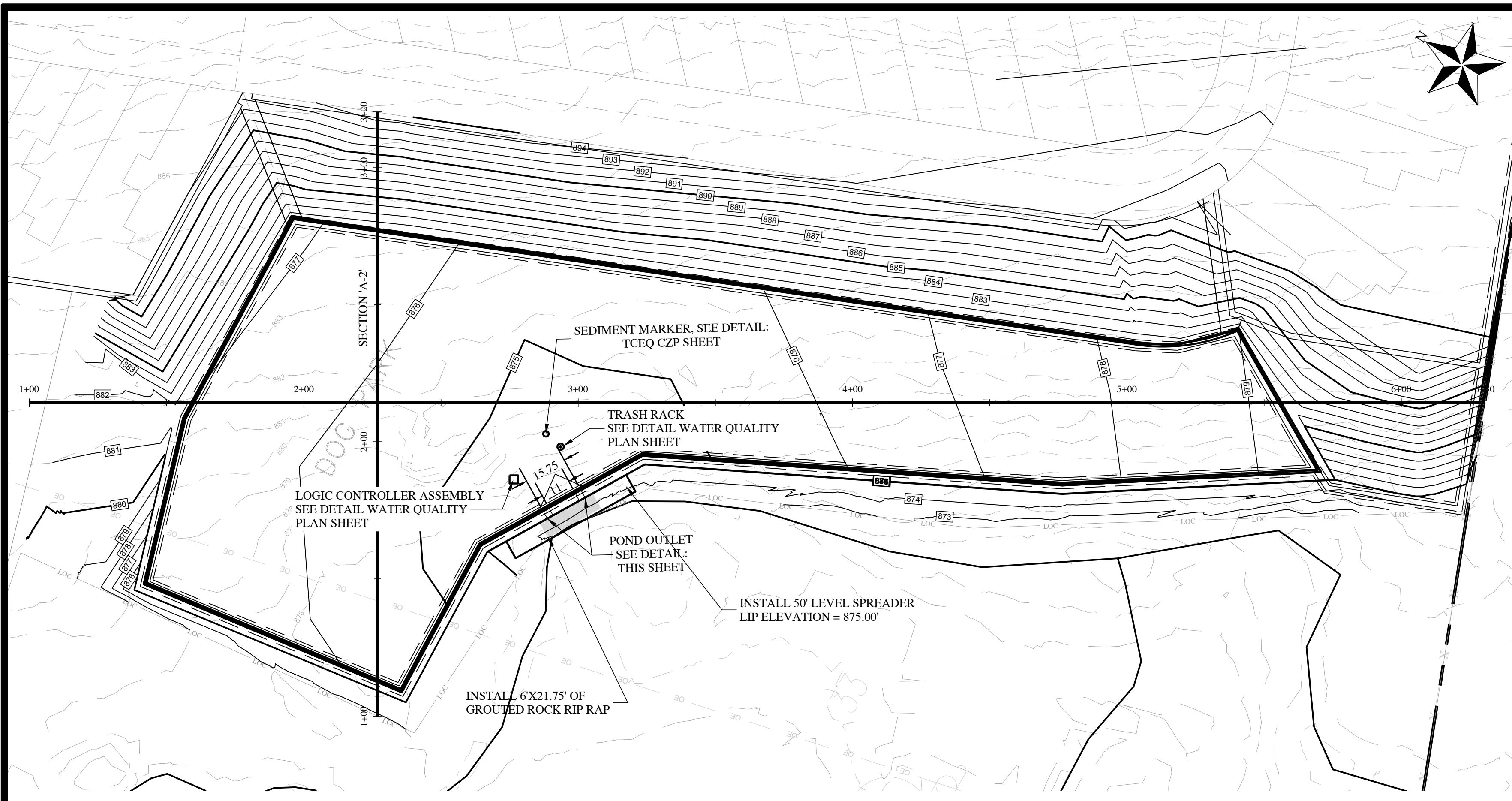
Sheet Flow			
Manning's n-value	A: 0.15	B: 0.011	C: 0.011
Flow length (ft, 300 max.)	100		
Two-yr 24-hr rain (in)	3.94		
Land slope (%)	2		
Sheet flow time	8.83	0.00	0.00
Channel Flow			
X-sectional area (sqft)	A:	B:	C:
Wetted perimeter (ft)			
Channel slope (%)			
Manning's n-value	0.026	0.011	0.015
Flow length (ft)			
Channel flow time	0.00	0.00	0.00
Shallow Concentrated Flow			
Flow length (ft)	A: 311	B:	C:
Watercourse slope (%)	2.6		
Surface description	Unpaved	Paved	Paved
Shallow conc. flow time	1.99	0.00	0.00

Sheet flow time = 8.83 min
Shallow conc. flow time = 1.99 min
Channel flow time = 0.00 min
Time of conc., Tc = 10.8 min

DATE
03/08/2024
PROJECT NO.
23-018.0
DESIGNED BY
SCG
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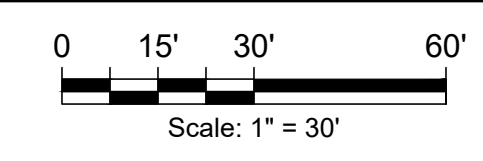
NO.	DESCRIPTION	DATE
1		
2		
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Pond West (W) Elevation-Area-Storage Table

Elevation delta	Depth (ft)	Contour Area (sf)	Incremental storage (cf)	Cumulative Storage (cf)	Cumulative Storage (ac-ft)
0	874.00	78.19	N/A	0.00	0.0000
0.25	874.25	446.40	65.60	65.60	0.0015
0.25	874.50	1,117.13	195.47	261.06	0.0060
0.25	874.75	2,269.71	423.35	684.42	0.02
0.25	875.00	4,084.25	794.24	1478.66	0.03
0.25	875.25	6,560.77	1330.63	2809.29	0.06
0.25	875.50	9,699.75	2032.50	4841.79	0.11
0.25	875.75	13,112.16	2851.43	7693.22	0.18
0.25	876.00	15,974.90	3635.88	11329.10	0.26
0.25	876.25	18,799.34	4341.78	15670.88	0.36
0.25	876.50	21,457.62	5077.12	20698.00	0.48
0.25	876.75	24,262.96	5715.07	26413.08	0.61
0.25	877.00	26,938.78	6400.22	32813.30	0.75
0.25	877.25	28,109.34	6881.02	39694.31	0.91
0.25	877.50	28,960.68	7133.75	46828.06	1.08
0.25	877.75	29,813.00	7346.71	54174.77	1.24
0.25	878.00	30,586.62	7549.95	61724.73	1.42
0.25	878.25	31,277.15	7732.97	69457.70	1.59
0.25	878.50	31,924.37	7900.19	77357.89	1.78
0.25	878.75	32,574.94	8062.41	85420.30	1.96
0.25	879.00	33,254.91	8228.73	93649.03	2.15
0.25	879.25	33,753.72	8376.08	102025.11	2.34
0.25	879.50	33,906.76	8457.56	110482.67	2.54
0.25	879.75	33,972.67	8484.93	118967.60	2.73
0.25	880.00	34,040.68	8501.67	127469.26	2.93
0.25	880.25	34,110.81	8518.94	135988.20	3.12
0.25	880.50	34,183.05	8536.73	144524.93	3.32
0.25	880.75	34,257.39	8555.06	153079.99	3.51
0.25	881.00	34,333.86	8573.91	161653.89	3.71
0.25	881.25	34,408.37	8593.22	170247.11	3.91
0.25	881.50	34,483.28	8613.08	178860.19	4.11



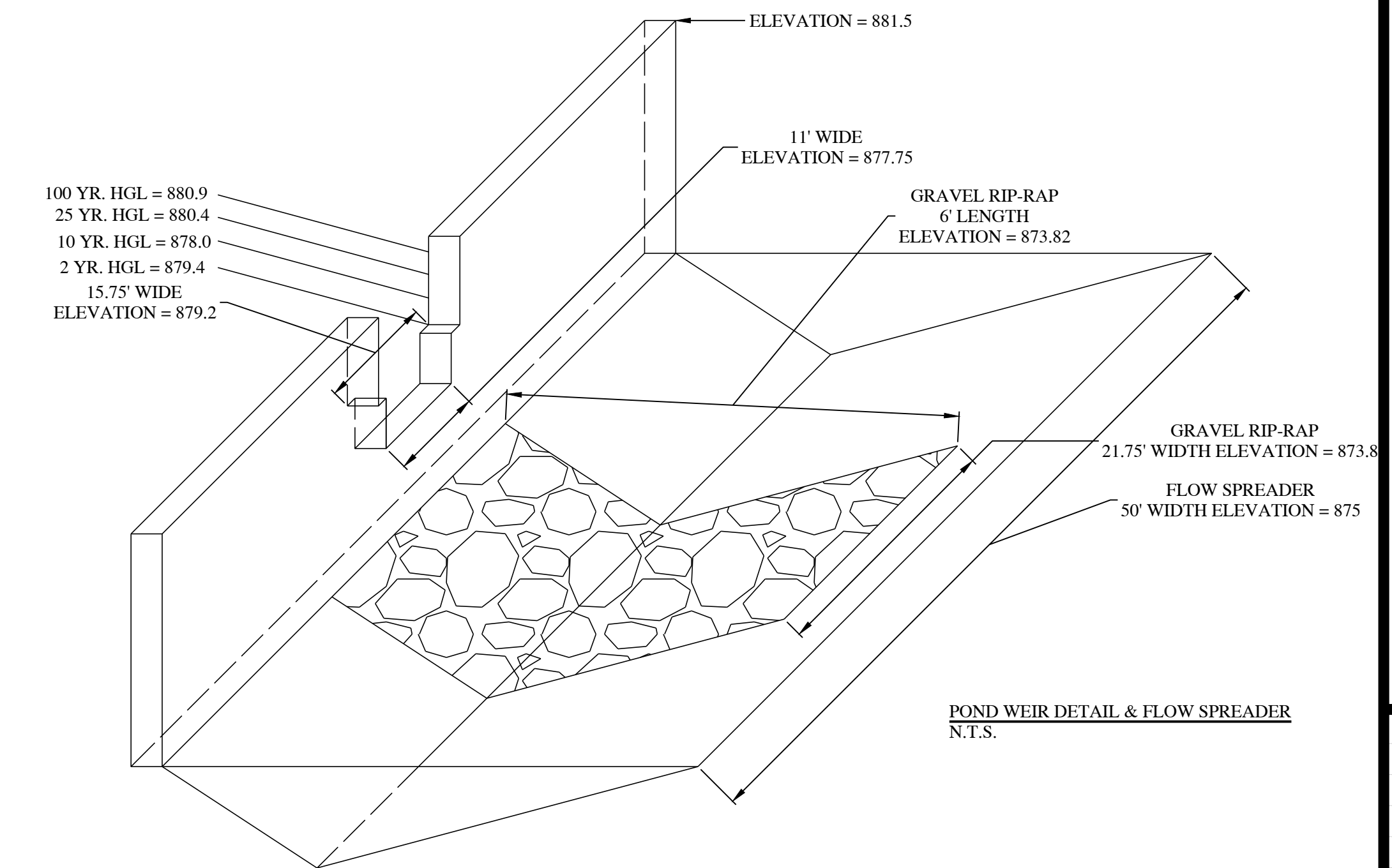
LEGEND

- EXIST. MAJOR CONTOUR
- EXIST. MINOR CONTOUR
- PROP. MAJOR CONTOUR
- PROP. MINOR CONTOUR

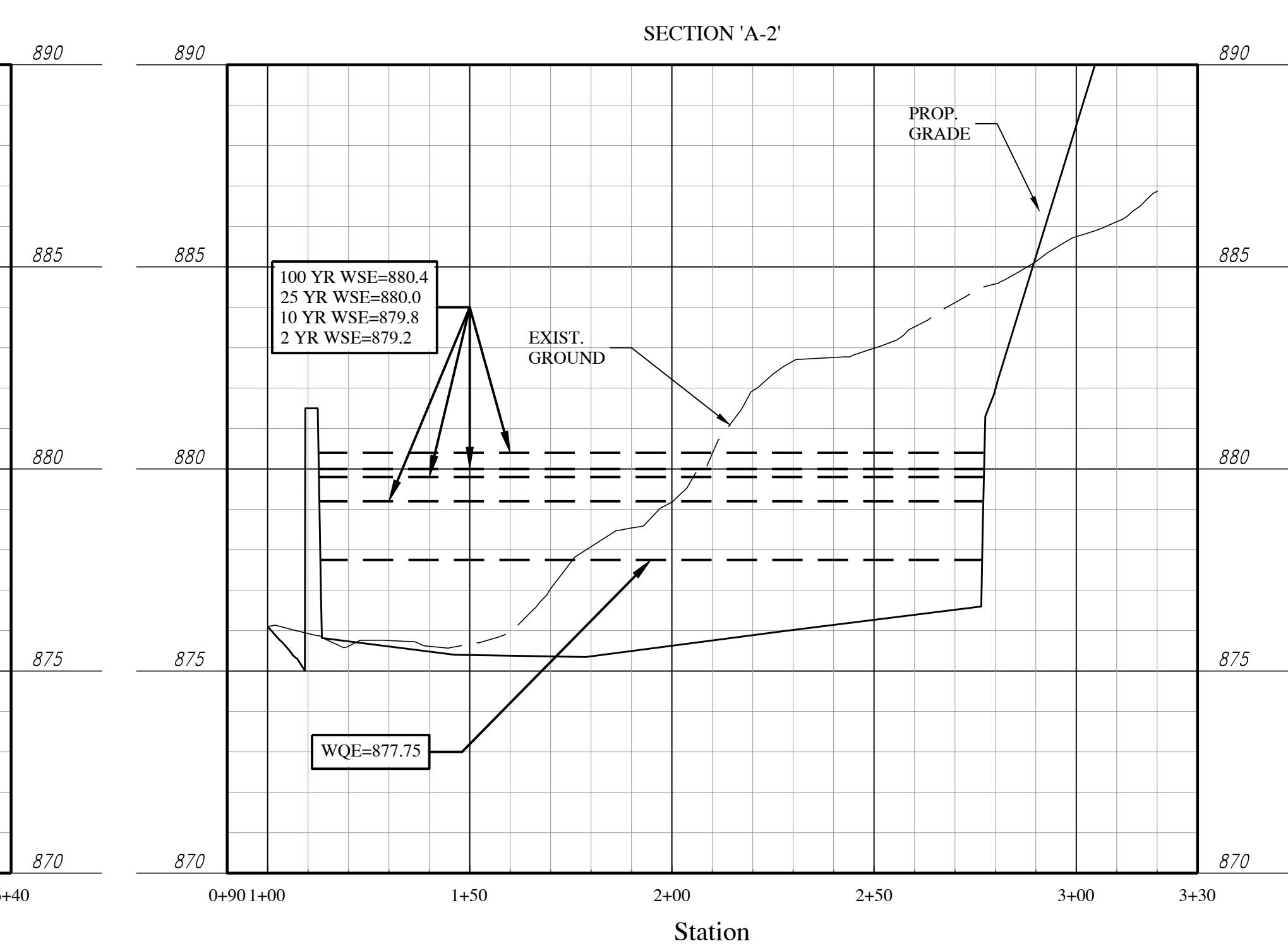
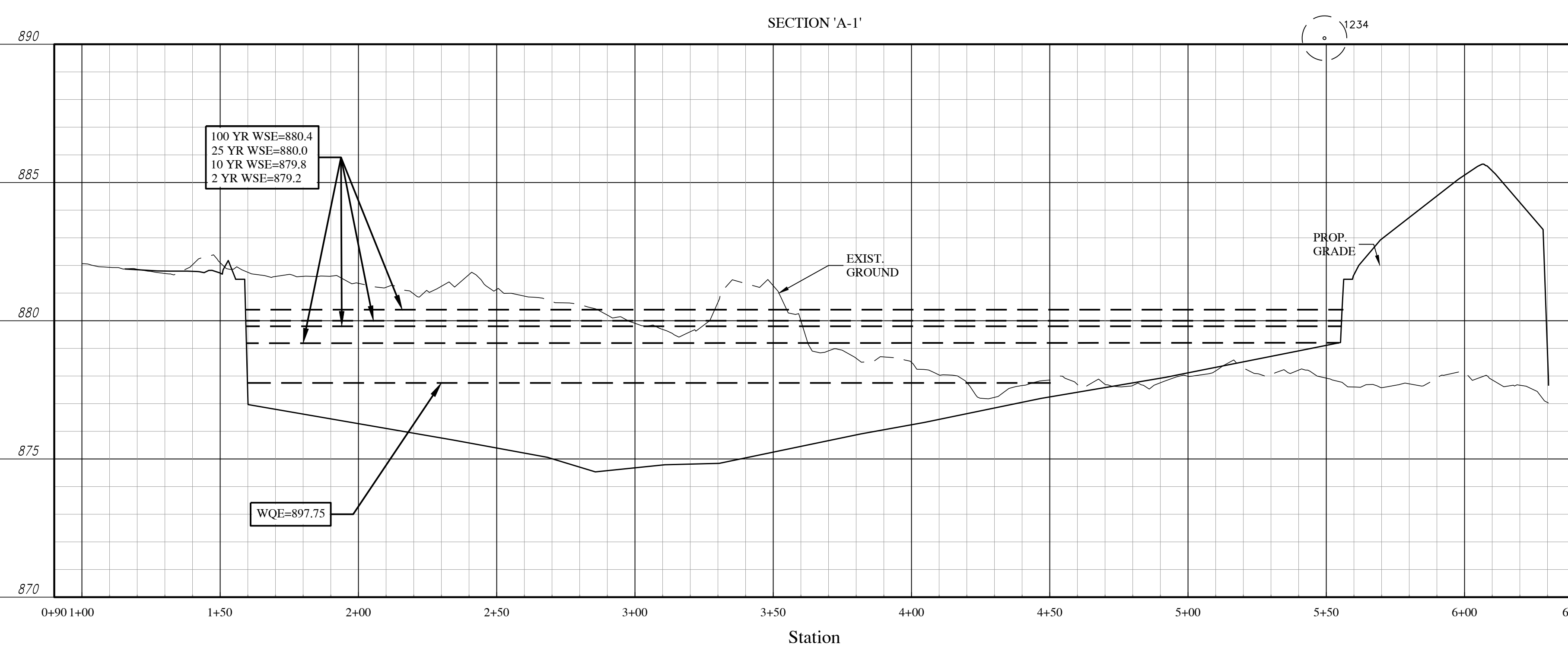


MONUMENT OAKS

POND WEST (A) PLAN AND DETAILS



100 YR. HGL = 880.9
 25 YR. HGL = 880.4
 10 YR. HGL = 878.0
 2 YR. HGL = 879.4
 15.75' WIDE
 ELEVATION = 879.2

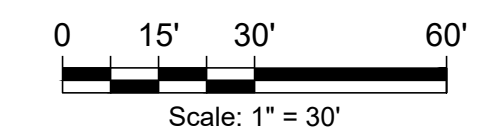
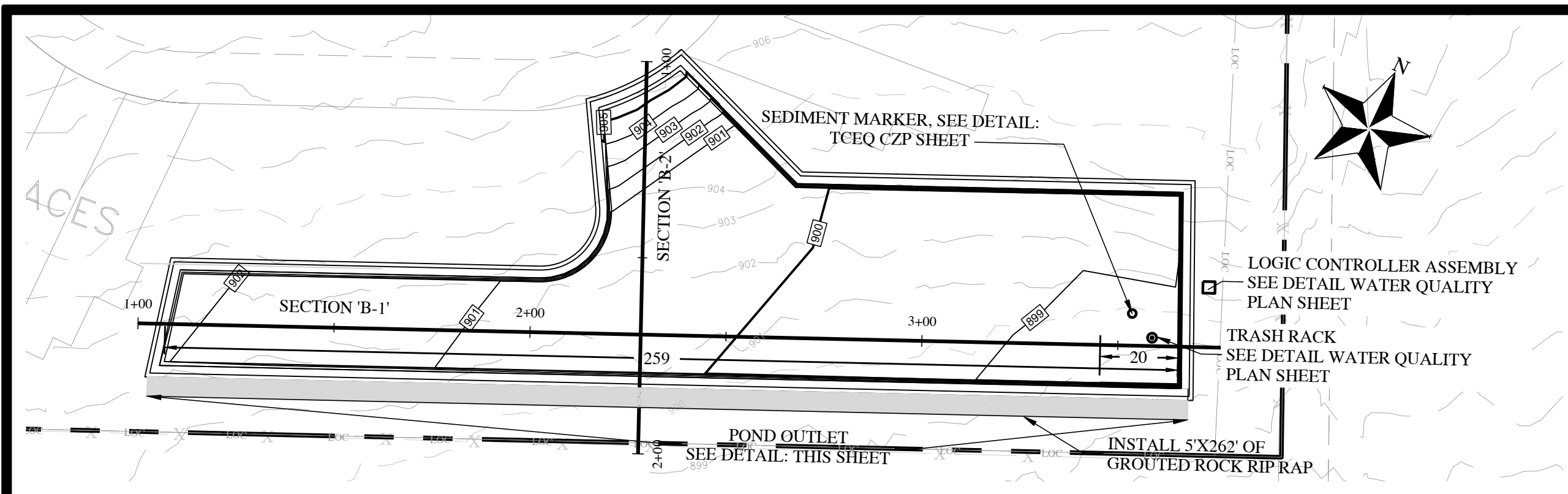


DATE
03/08/2024
 PROJECT NO.
23-018.0
 DESIGNED BY
SCG
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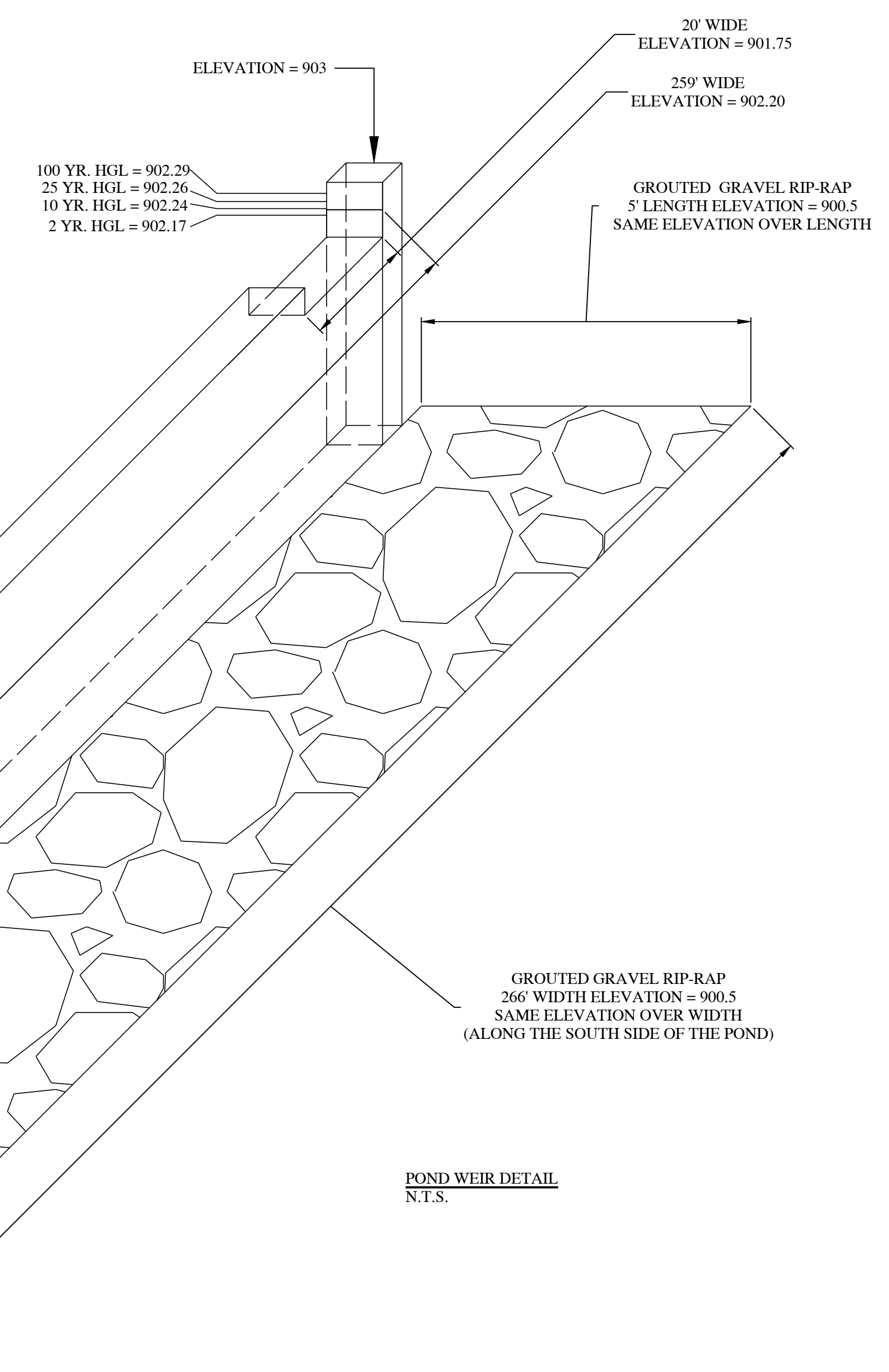
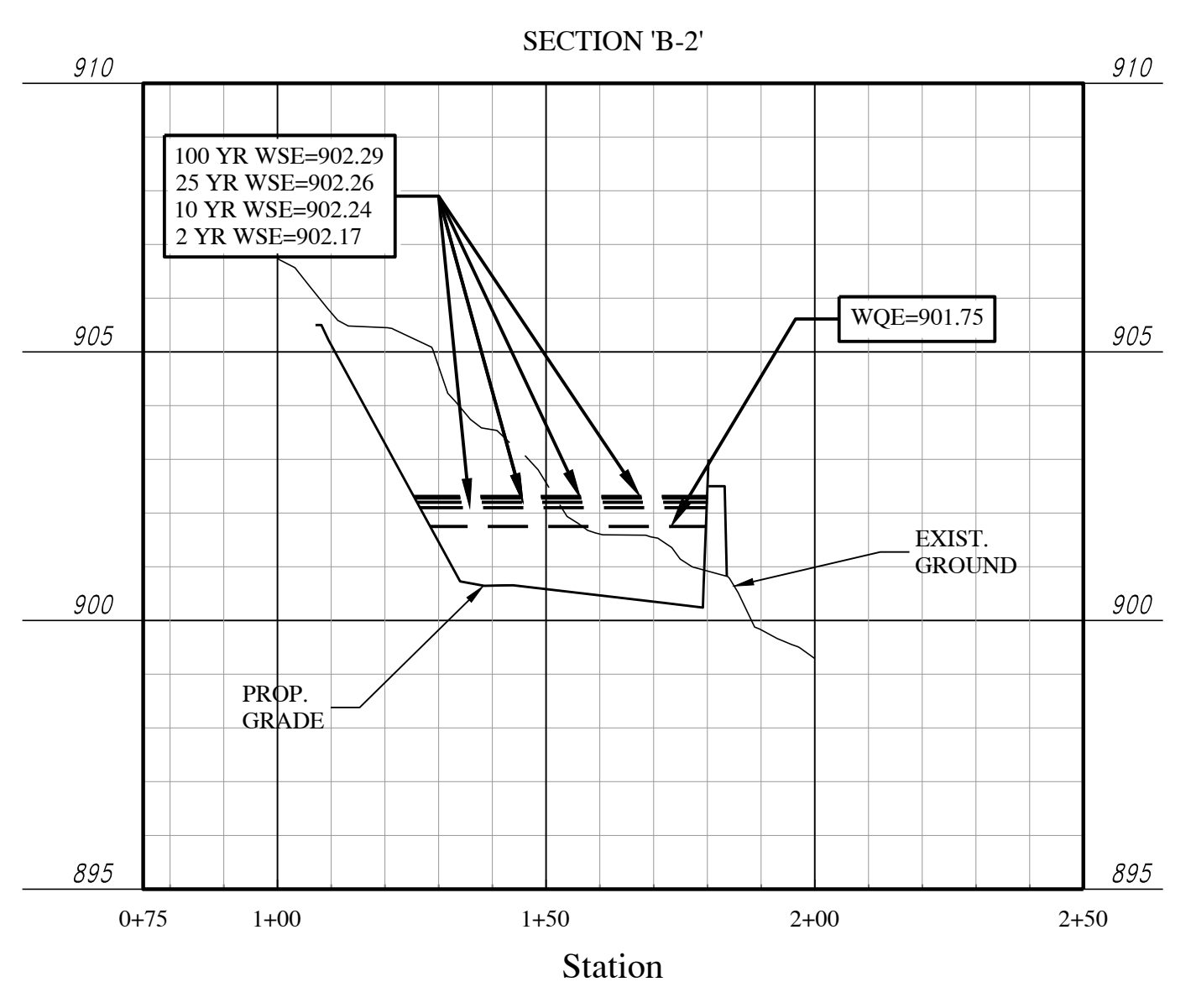
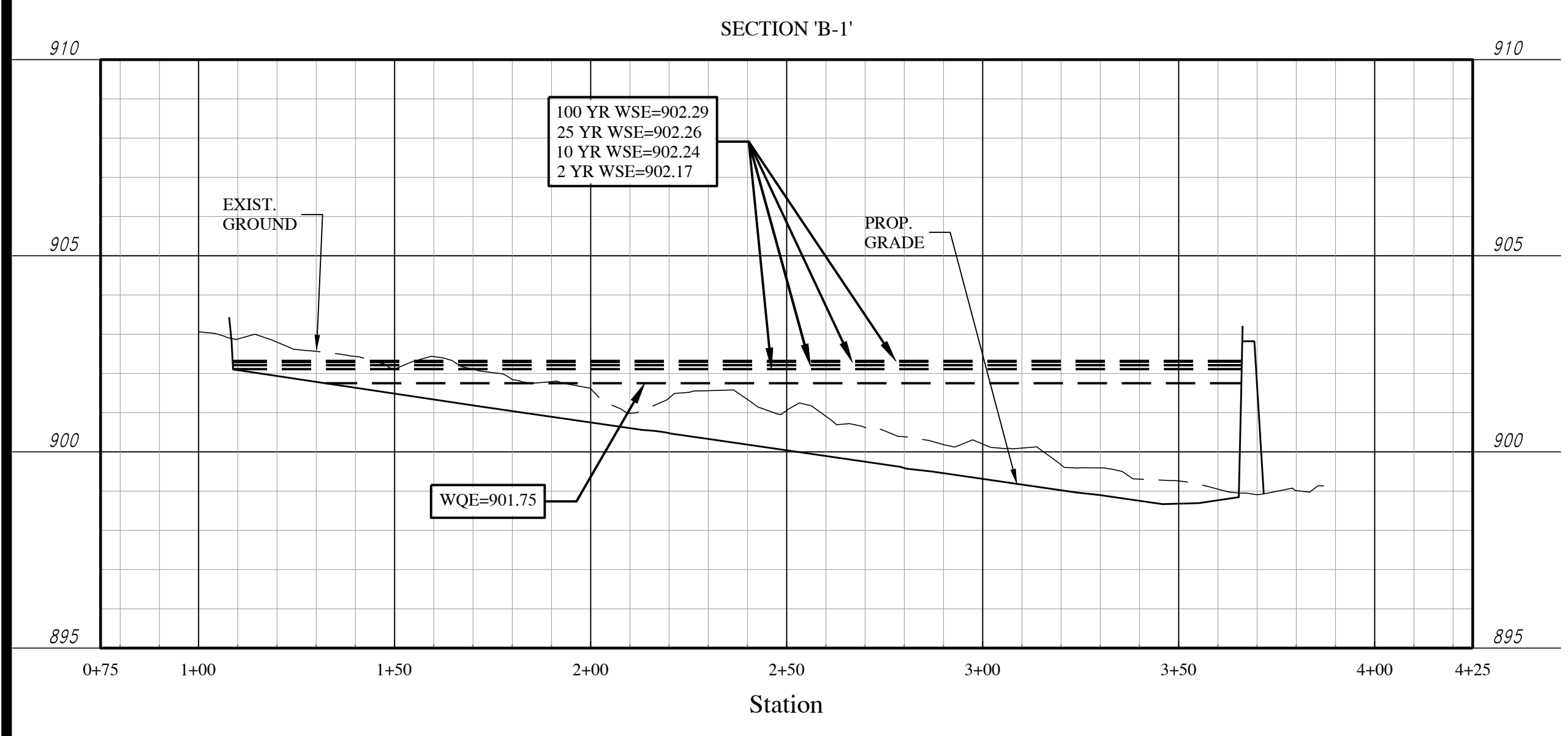
REVISIONS

NO.	DESCRIPTION
1.	
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6.	





- LEGEND**
- EXIST. MAJOR CONTOUR
 - - - EXIST. MINOR CONTOUR
 - PROP. MAJOR CONTOUR
 - PROP. MINOR CONTOUR



Pond East (B) Elevation-Area-Storage Table

Elevation delta	Depth (ft)	Contour Area (sf)	Incremental storage (cf)	Cumulative Storage (cf)	Cumulative Storage (ac-ft)
0	898.75	311.89	N/A	0.00	0.0
0.25	899.00	1,052.77	170.58	170.58	0.003916
0.25	899.25	2,255.84	413.58	584.16	0.013410
0.25	899.50	3,198.51	681.79	1265.95	0.029062
0.25	899.75	4,135.69	916.78	2182.73	0.050109
0.25	900.00	4,934.82	1133.81	3316.54	0.076137
0.25	900.25	5,712.58	1330.93	4647.47	0.106691
0.25	900.50	6,649.91	1545.31	6192.78	0.142167
0.25	900.75	7,720.02	1796.24	7989.02	0.183403
0.25	901.00	8,216.35	1992.05	9981.07	0.229134
0.25	901.25	8,668.60	2110.62	12091.68	0.277587
0.25	901.50	9,118.12	2223.34	14315.02	0.328628
0.25	901.75	9,571.06	2336.15	16651.17	0.382258
0.25	902.00	10,028.57	2449.95	19101.13	0.438502
0.25	902.25	10,292.54	2540.14	21641.26	0.496815
0.25	902.50	10,383.25	2584.47	24225.74	0.556146
0.25	902.75	10,474.39	2607.21	26832.94	0.616000
0.25	903.00	10,565.96	2630.04	29462.99	0.676377

WQV = 14712

MONUMENT OAKS
POND EAST (B) PLAN AND DETAILS

DATE
03/08/2024
PROJECT NO.
23-018.0
DESIGNED BY
SCG
CHECKED BY
AHG

REVISIONS

NO.	DESCRIPTION	DATE
1.		
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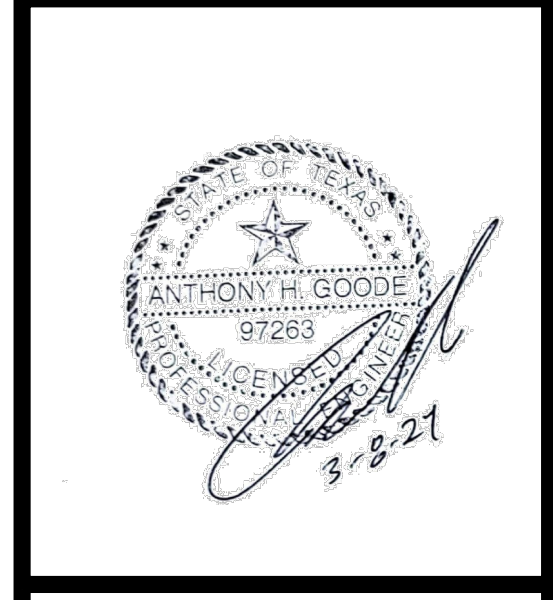


MONUMENT OAKS

TCEQ CZP

DATE	03/08/2024
PROJECT NO.	23-018.0
DESIGNED BY	SCG
CHECKED BY	AHG

REVISIONS					
NO.	DESCRIPTION	1	2	3	4



EDWARDS AQUIFER PROTECTION PROGRAM CONSTRUCTION NOTES - LEGAL DISCLAIMER

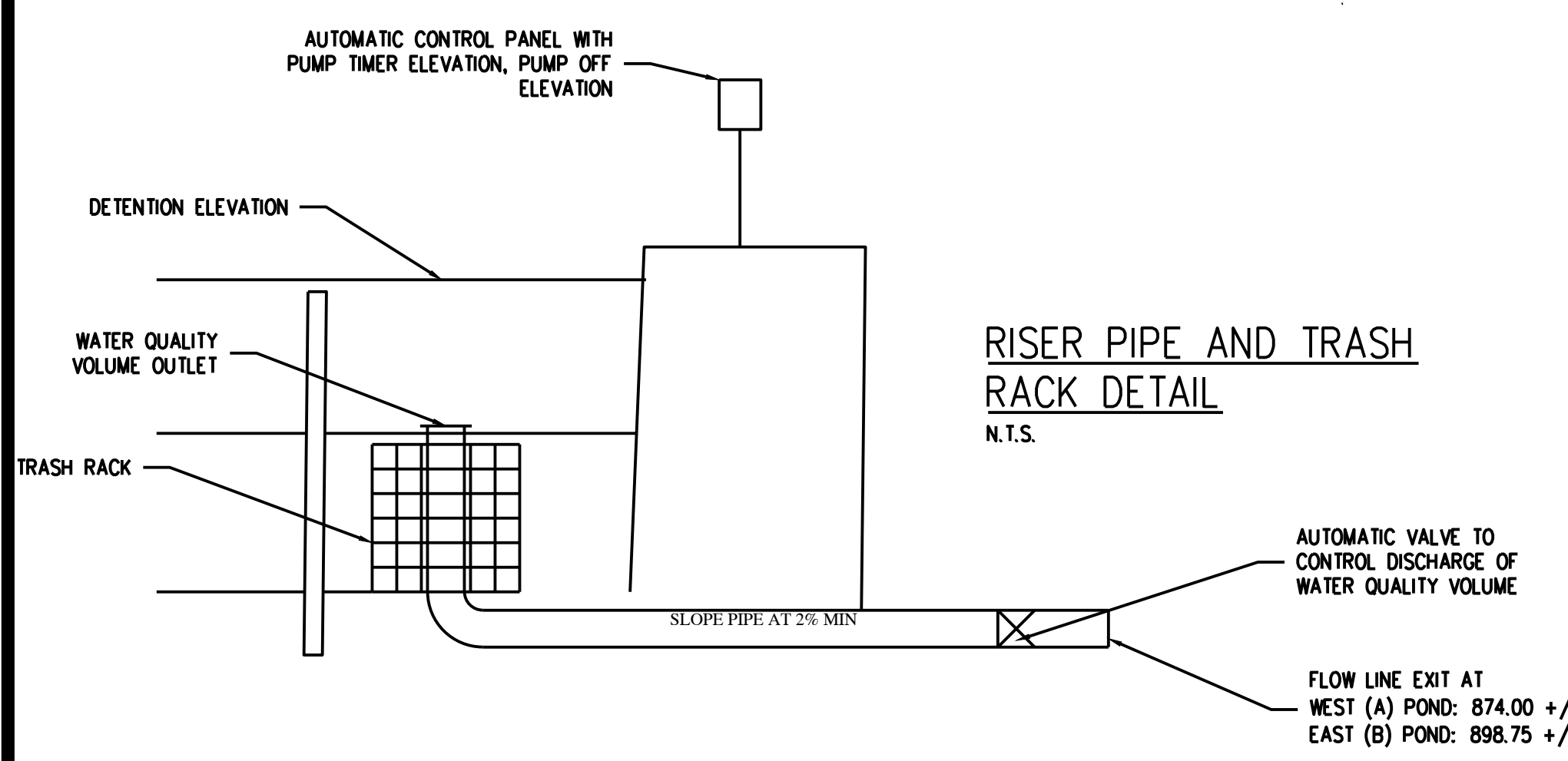
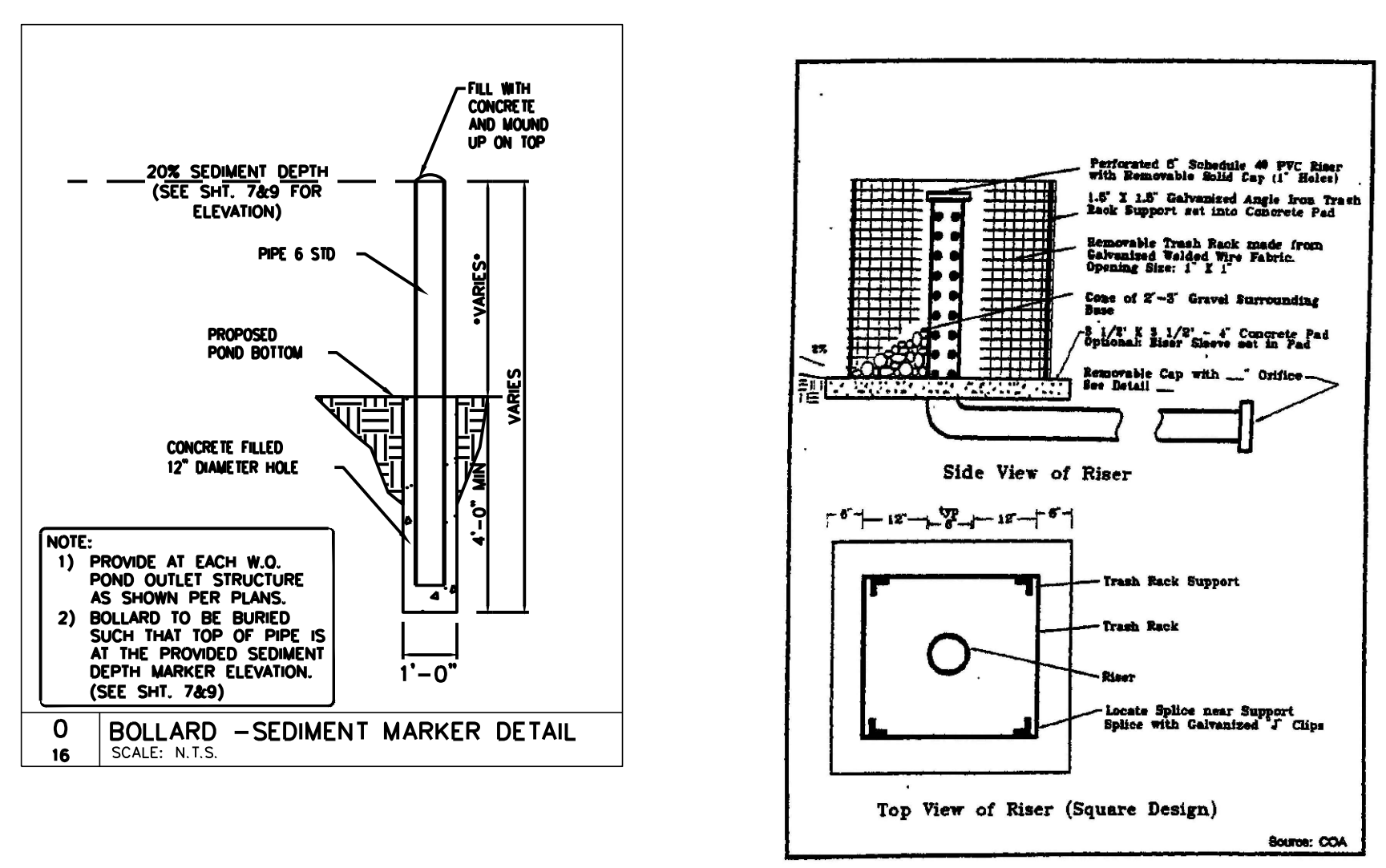
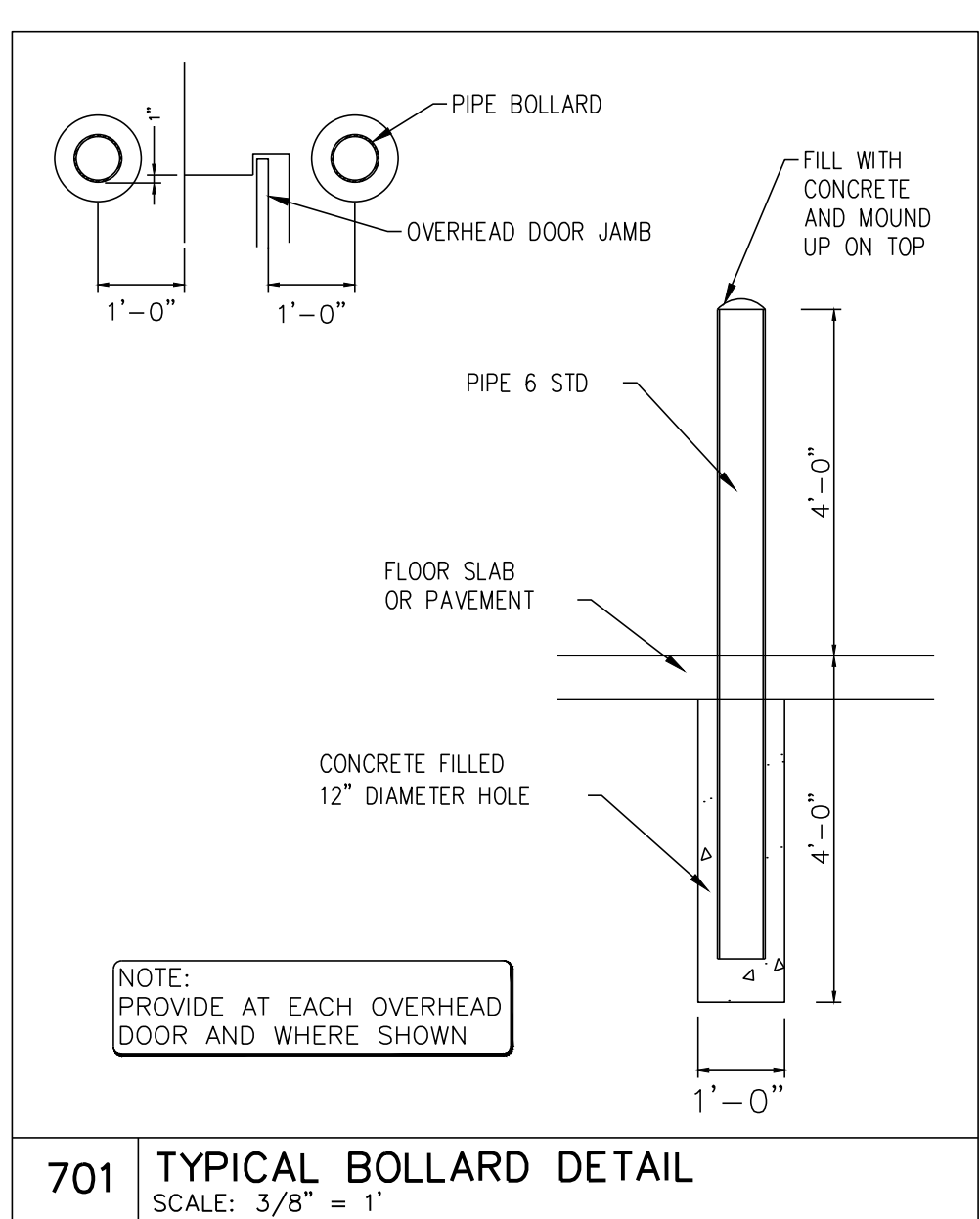
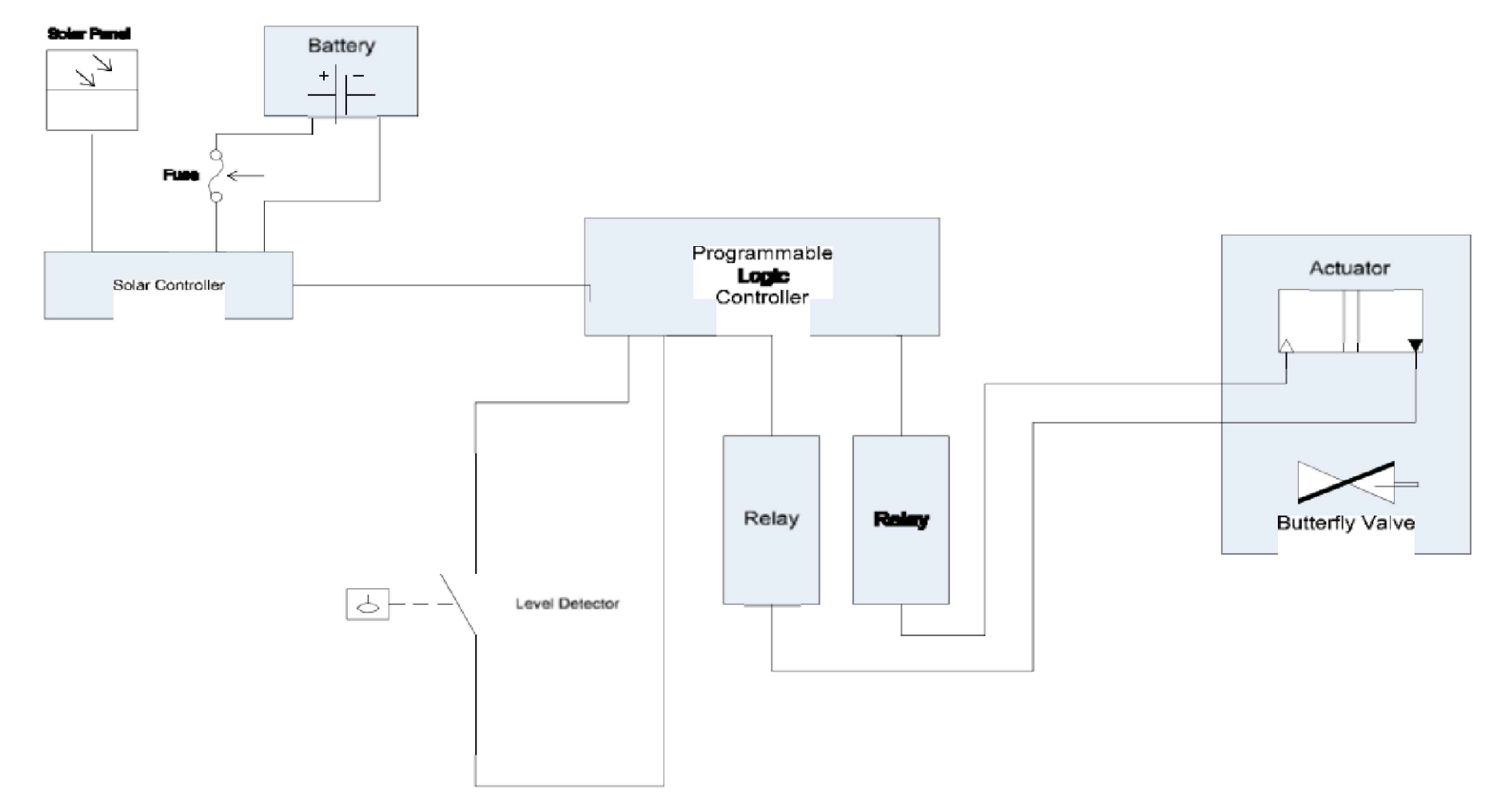
THE FOLLOWING LISTED "CONSTRUCTION NOTES" ARE INTENDED TO BE ADVISORY IN NATURE ONLY AND DO NOT CONSTITUTE AN APPROVAL OR CONDITIONAL APPROVAL BY THE EXECUTIVE DIRECTOR (ED). NOR DO THEY CONSTITUTE A COMPREHENSIVE LISTING OF RULES OR CONDITIONS TO BE FOLLOWED DURING CONSTRUCTION. FURTHER ACTIONS MAY BE REQUIRED TO ACHIEVE COMPLIANCE WITH TCEQ REGULATIONS FOUND IN TITLE 30, TEXAS ADMINISTRATIVE CODE (TAC), CHAPTERS 213 AND 217, AS WELL AS LOCAL ORDINANCES AND REGULATIONS PROVIDING FOR THE PROTECTION OF WATER QUALITY. ADDITIONALLY, NOTHING CONTAINED IN THE FOLLOWING LISTED "CONSTRUCTION NOTES" RESTRICTS THE POWERS OF THE ED, THE COMMISSION OR ANY OTHER GOVERNMENTAL ENTITY TO PREVENT, CORRECT, OR CURTAIL ACTIVITIES THAT RESULT OR MAY RESULT IN POLLUTION OF THE EDWARDS AQUIFER OR HYDROLOGICALLY CONNECTED SURFACE WATERS. THE HOLDER OF ANY EDWARDS AQUIFER PROTECTION PLAN CONTAINING "CONSTRUCTION NOTES" IS STILL RESPONSIBLE FOR COMPLIANCE WITH TITLE 30, TAC, CHAPTERS 213 OR ANY OTHER APPLICABLE TCEQ REGULATION, AS WELL AS ALL CONDITIONS OF AN EDWARDS AQUIFER PROTECTION PLAN THROUGH ALL PHASES OF PLAN IMPLEMENTATION. FAILURE TO COMPLY WITH ANY CONDITION OF THE ED'S APPROVAL, WHETHER OR NOT IN CONTRADICTION OF ANY "CONSTRUCTION NOTES", IS A VIOLATION OF TCEQ REGULATIONS AND ANY VIOLATION IS SUBJECT TO ADMINISTRATIVE RULES, ORDERS, AND PENALTIES AS PROVIDED UNDER TITLE 30, TAC § 213.10 (RELATING TO ENFORCEMENT). SUCH VIOLATIONS MAY ALSO BE SUBJECT TO CIVIL PENALTIES AND INJUNCTION. THE FOLLOWING LISTED "CONSTRUCTION NOTES" IN NO WAY REPRESENT AN APPROVED EXCEPTION BY THE ED TO ANY PART OF TITLE 30 TAC, CHAPTERS 213 AND 217, OR ANY OTHER TCEQ APPLICABLE REGULATION.

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

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

THESE GENERAL CONSTRUCTION NOTES MUST BE INCLUDED ON THE CONSTRUCTION PLANS PROVIDED TO THE CONTRACTOR AND ALL SUBCONTRACTORS.

Circuit – Provide a block diagram of site specific controller circuit, such as the illustrated example found below;



OVERALL

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: $L_d = 27.2(A_i \times P)$

where:
 L_d Total project = Required TSS removal resulting from the proposed development = 80% of increased load
 A_i = Net increase in impervious area for the project
 P = Average annual precipitation, inches

Site Data: Determine Required Load Removal based on the Entire Project
 County = Williamson
 Total project area included in plan = 37.16 acres
 Predevelopment impervious area within the limits of the plan = 0.00 acres
 Total post-development impervious area within the limits of the plan = 15.58 acres
 Total post-development impervious cover fraction = 0.42
 P = 32 inches

L_d Total project = 13561 lbs.

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

Number of drainage basins / outfalls areas leaving the plan area = 2

POND WEST (A)

4. Calculate Maximum TSS Load Removed (L_d) for this Drainage Basin by the selected BMP Type. RG-348 Page 3-33 Equation 3.7: $L_d = (BMP \text{ efficiency}) \times P \times (A_i \times 34.6 + A_p \times 0.54)$

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

A_i = 24.36 acres
 A_p = 12.18 acres
 A_p = 12.18 acres
 L_d = 12463 lbs.

5. Calculate Fraction of Annual Runoff to Treat the drainage basin / outfall area
 Desired L_d this basin = 10601 lbs.
 F = 0.85

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 = 1.32 inches
 Post Development Runoff Coefficient = 0.36
 On-site Water Quality Volume = 41727 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 = 8345 cubic feet
 Total Capture Volume (required water quality volume(s) x 1.20) = 50072 cubic feet

POND EAST (B)

4. Calculate Maximum TSS Load Removed (L_d) for this Drainage Basin by the selected BMP Type. RG-348 Page 3-33 Equation 3.7: $L_d = (BMP \text{ efficiency}) \times P \times (A_i \times 34.6 + A_p \times 0.54)$

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

A_i = 4.84 acres
 A_p = 3.39 acres
 A_p = 1.45 acres
 L_d = 3436 lbs.

5. Calculate Fraction of Annual Runoff to Treat the drainage basin / outfall area
 Desired L_d this basin = 2949 lbs.
 F = 0.86

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 = 1.38 inches
 Post Development Runoff Coefficient = 0.51
 On-site Water Quality Volume = 12260 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

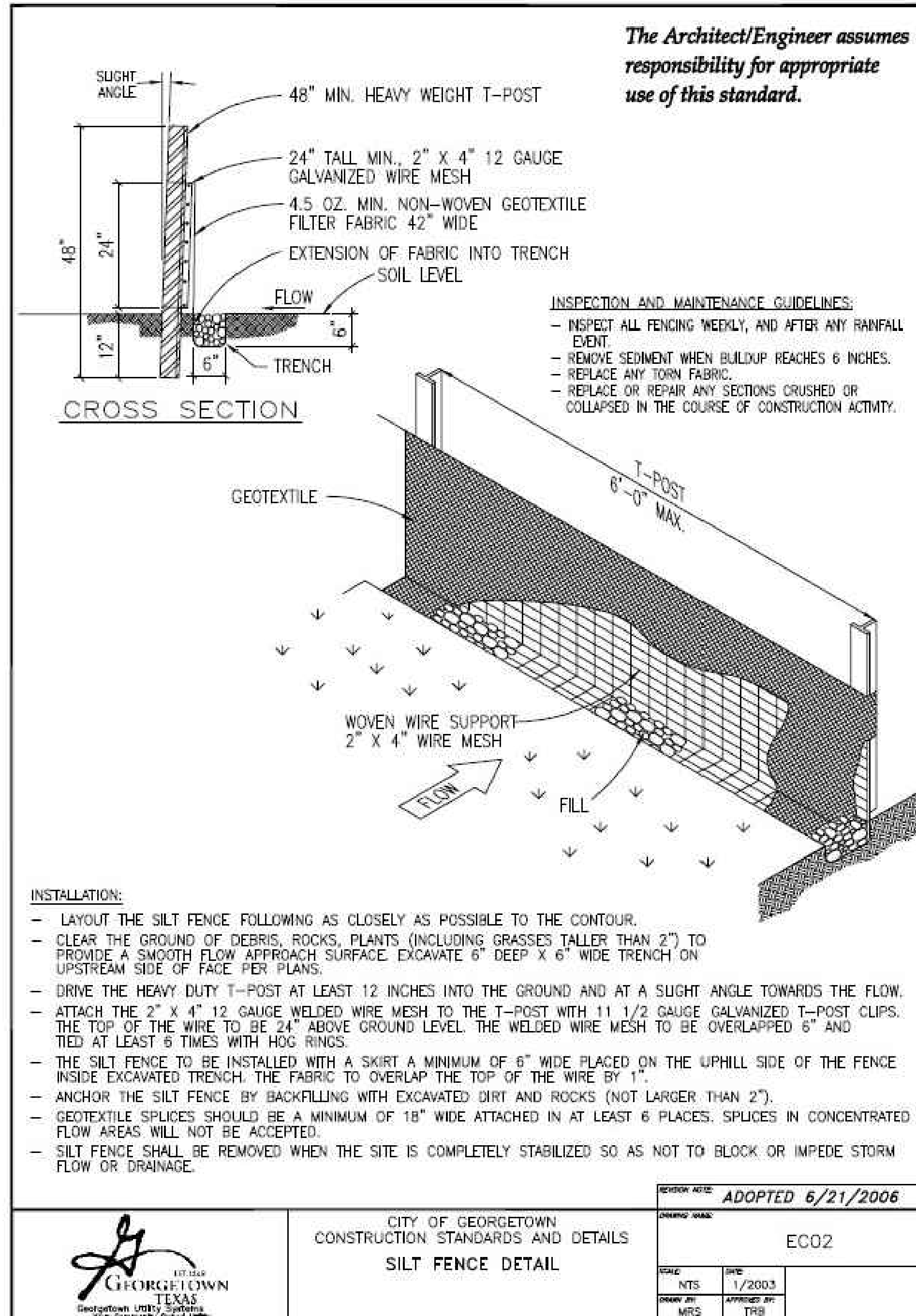
Storage for Sediment = 2452 cubic feet
 Total Capture Volume (required water quality volume(s) x 1.20) = 14712 cubic feet

NOTE: THIS SECTION IS INTENDED TO ASSIST THOSE PERSONS PREPARING WATER POLLUTION ABATEMENT PLANS (WPAP) OR STORM WATER POLLUTION PREVENTION PLANS (SW3P) THAT COMPLY WITH FEDERAL, STATE AND/OR LOCAL STORM WATER REGULATIONS.

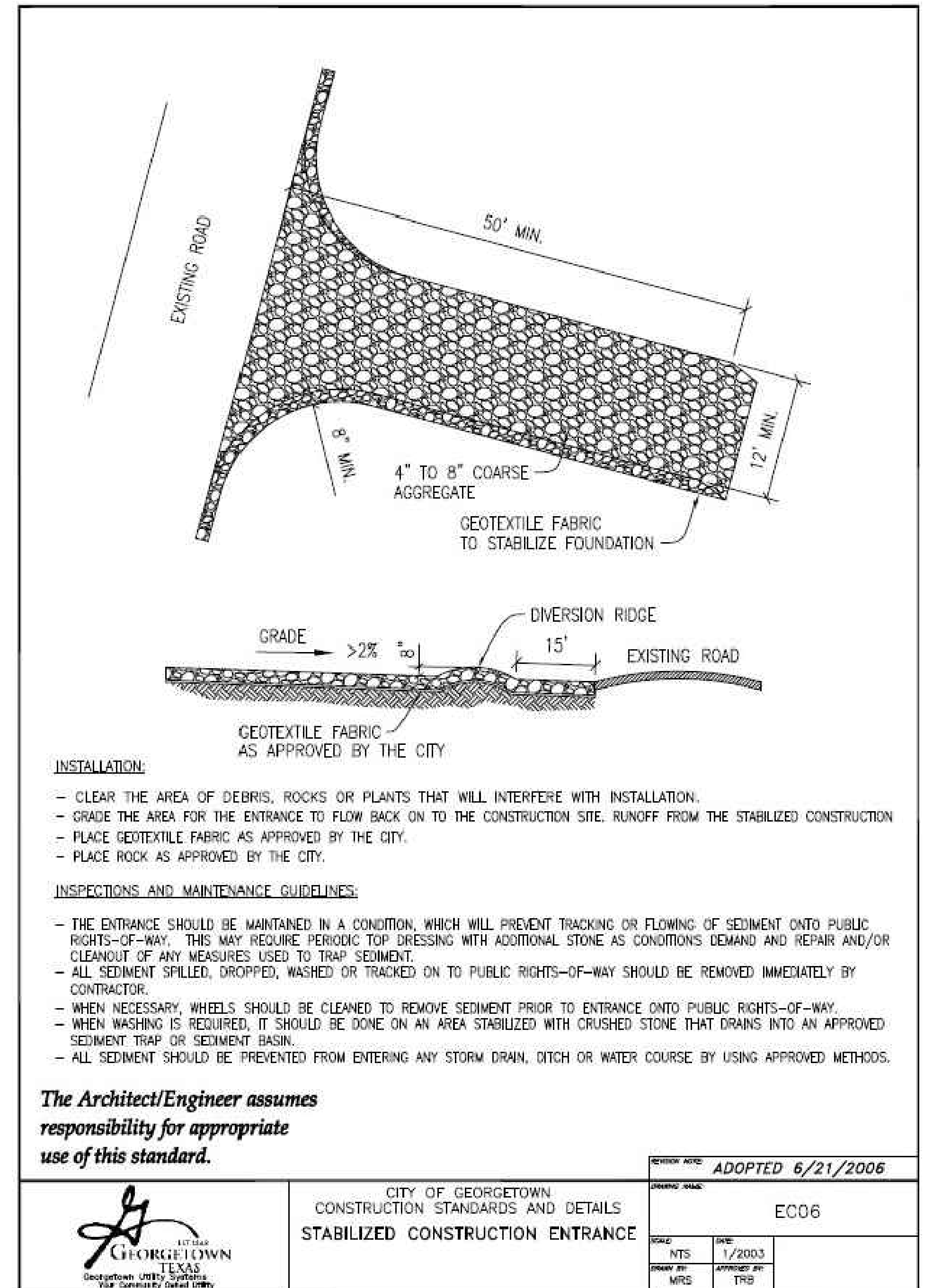
- THE CONTRACTOR TO INSTALL AND MAINTAIN EROSION/SEDIMENTATION CONTROLS AND TREE/NATURAL AREA PROTECTIVE FENCING PRIOR TO ANY SITE PREPARATION WORK (CLEARING, GRUBBING, GRADING, OR EXCAVATION). CONTRACTOR TO REMOVE EROSION/SEDIMENTATION CONTROLS AT THE COMPLETION OF PROJECT AND GRASS RESTORATION.
- ALL PROJECTS WITHIN THE RECHARGE ZONE OF THE EDWARD'S AQUIFER SHALL SUBMIT A BEST MANAGEMENT PRACTICES AND WATER POLLUTION AND ABATEMENT PLAN TO THE THRCO FOR APPROVAL PRIOR TO ANY CONSTRUCTION.
- THE PLACEMENT OF EROSION/SEDIMENTATION CONTROLS TO BE IN ACCORDANCE WITH THE APPROVED EROSION AND SEDIMENTATION CONTROL PLAN AND WATER POLLUTION ABATEMENT PLAN. DEVIATIONS FROM THE APPROVED PLAN MUST BE SUBMITTED TO AND APPROVED BY THE OWNER'S REPRESENTATIVE.
- ALL PLANTING SHALL BE DONE BETWEEN MAY 1 AND SEPTEMBER 15 EXCEPT AS SPECIALLY AUTHORIZED IN WRITING. IF PLANTING IS AUTHORIZED TO BE DONE OUTSIDE THE DATES SPECIFIED, THE SEED SHALL BE PLANTED WITH THE ADDITION OF WINTER FESCUE (KENTUCKY 31) AT A RATE OF 100lb/ACRE. GRASS SHALL BE COMMON BERMOUDA GRASS, HULLED, MINIMUM 82% PURE LIVE SEED. ALL GRASS SEED SHALL BE FREE FROM NOXIOUS WEED, GRADE "A" RECENT CROP, RECLEANED AND TREATED WITH APPROPRIATE FUNGICIDE AT TIME OF MIXING. SEED SHALL BE FURNISHED IN SEALED, STANDARD CONTAINERS WITH DEALER'S GUARANTEED ANALYSIS.
- ALL DISTURBED AREAS TO BE RESTORED AS NOTED IN THE WATER POLLUTION ABATEMENT PLAN.
- THE PLANTED AREA TO BE IRRIGATED OR SPRINKLED IN A MANNER THAT WILL NOT ERODE THE TOPSOIL, BUT WILL SUFFICIENTLY SOAK THE SOIL TO A DEPTH OF FOUR (4) INCHES. THE IRRIGATION TO OCCUR AT 10-DAY INTERVALS DURING THE FIRST TWO MONTHS TO INSURE GERMINATION AND ESTABLISHMENT OF THE GRASS. RAINFALL OCCURRENCES OF 1/2 INCH OR GREATER TO POSTPONE THE WATERING SCHEDULE ONE WEEK.
- RESTORATION TO BE ACCEPTABLE WHEN THE GRASS HAS GROWN AT LEAST 1-1/2 INCHES HIGH WITH 95% COVERAGE, PROVIDED NO BARE SPOTS LARGER THAN 25 SQUARE FEET EXIST.
- A MINIMUM OF FOUR (4) INCHES OF TOPSOIL TO BE PLACED IN ALL AREAS DISTURBED BY CONSTRUCTION.
- THE CONTRACTOR TO HYDROMULCH OR SOO (AS SHOWN ON PLANS) ALL EXPOSED CUTS AND FILLS UPON COMPLETION OF CONSTRUCTION.
- EROSION AND SEDIMENTATION CONTROLS TO BE INSTALLED OR MAINTAINED IN A MANNER WHICH DOES NOT RESULT IN SOIL BUILDUP WITHIN TREE DRIFLINE.
- TO AVOID SOIL COMPACTION, CONTRACTOR SHALL NOT ALLOW VEHICULAR TRAFFIC, PARKING, OR STORAGE OF EQUIPMENT OR MATERIALS IN THE TREE DRIFLINE AREAS.
- WHERE A FENCE IS CLOSER THAN FOUR (4) FEET TO A TREE TRUNK, PROTECT THE TRUNK WITH STRAPPED-ON PLANKING TO A HEIGHT OF EIGHT (8) FEET (OR TO THE LIMITS OF LOWER BRANCHING) IN ADDITION TO THE FENCING.
- TREES TO BE REMOVED IN A MANNER WHICH DOES NOT IMPACT TREES TO BE PRESERVED.
- ANY ROOT EXPOSED BY CONSTRUCTION ACTIVITY TO BE PRUNED FLUSH WITH THE SOIL. BACKFILL ROOT AREAS WITH GOOD QUALITY TOPSOIL AS SOON AS POSSIBLE. IF EXPOSED ROOT AREAS ARE NOT BACKFILLED WITHIN TWO DAYS, COVER THEM WITH ORGANIC MATERIAL IN A MANNER WHICH REDUCES SOIL TEMPERATURE AND MINIMIZES WATER LOSS DUE TO EVAPORATION.
- CONTRACTOR TO PRUNE VEGETATION TO PROVIDE CLEARANCE FOR STRUCTURES, VEHICULAR TRAFFIC, AND EQUIPMENT BEFORE DAMAGE OCCURS (RIPPING OF BRANCHES, ETC.). ALL FINISHED PRUNING TO BE DONE ACCORDING TO RECOGNIZED, APPROVED STANDARDS OF THE INDUSTRY (REFERENCE THE "NATIONAL ARBORIST ASSOCIATION PRUNING STANDARDS FOR SHADE TREES").
- THE CONTRACTOR IS TO INSPECT THE CONTROLS AT WEEKLY INTERVALS AND AFTER EVERY RAINFALL EXCEEDING 1/4 INCH TO VERIFY THAT THEY HAVE NOT BEEN SIGNIFICANTLY DISTURBED. ANY ACCUMULATED SEDIMENT AFTER A SIGNIFICANT RAINFALL TO BE REMOVED AND PLACED IN THE OWNER DESIGNATED SOIL DISPOSAL SITE. THE CONTRACTOR TO CONDUCT PERIODIC INSPECTIONS OF ALL EROSION/SEDIMENTATION CONTROLS AND TO MAKE ANY REPAIRS OR MODIFICATIONS NECESSARY TO ASSURE CONTINUED EFFECTIVE OPERATION OF EACH DEVICE.
- WHERE THERE IS TO BE AN APPROVED GRADE CHANGE, IMPERMEABLE PAVING SURFACE, TREE WELL, OR OTHER SUCH SITE DEVELOPMENT IMMEDIATELY ADJACENT TO A PROTECTED TREE, ERECT THE FENCE APPROXIMATELY TWO TO FOUR FEET (2'-4') BEHIND THE AREA IN QUESTION.
- NO ABOVE AND/OR BELOW GROUND TEMPORARY FUEL STORAGE FACILITIES TO BE STORED ON THE PROJECT SITE.
- IF EROSION AND SEDIMENTATION CONTROL SYSTEMS ARE EXISTING FROM PRIOR CONTRACTS, OWNER'S REPRESENTATIVE AND THE CONTRACTOR TO EXAMINE THE EXISTING EROSION AND SEDIMENTATION CONTROL SYSTEMS FOR DAMAGE PRIOR TO CONSTRUCTION. ANY DAMAGE TO PREEXISTING EROSION AND SEDIMENTATION CONTROLS NOTED TO BE REPAIRED AT OWNERS EXPENSE.
- INTENTIONAL RELEASE OF VEHICLE OR EQUIPMENT FLUIDS ONTO THE GROUND IS NOT ALLOWED. CONTAMINATED SOIL RESULTING FROM ACCIDENTAL SPILL TO BE REMOVED AND DISPOSED OF PROPERLY.

The Architect/Engineer assumes responsibility for appropriate use of this standard.

REVISION DATE: ADOPTED 6/21/2006	
DRAWING NO.:	EC01A
SCALE:	DATE:
NTS	1/2003
DRAWN BY:	APPROVED BY:
MRS	TRB



The Architect/Engineer assumes responsibility for appropriate use of this standard.

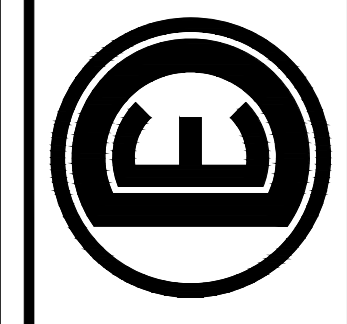


The Architect/Engineer assumes responsibility for appropriate use of this standard.

	CITY OF GEORGETOWN CONSTRUCTION STANDARDS AND DETAILS EROSION AND SEDIMENTATION AND TREE PROTECTION NOTES	
	REVISION DATE: ADOPTED 6/21/2006	DRAWING NO.:
	EC01A	
SCALE:	DATE:	
NTS	1/2003	
DRAWN BY:	APPROVED BY:	
MRS	TRB	

	CITY OF GEORGETOWN CONSTRUCTION STANDARDS AND DETAILS SILT FENCE DETAIL	
	REVISION DATE: ADOPTED 6/21/2006	DRAWING NO.:
	EC02	
SCALE:	DATE:	
NTS	1/2003	
DRAWN BY:	APPROVED BY:	
MRS	TRB	

	CITY OF GEORGETOWN CONSTRUCTION STANDARDS AND DETAILS STABILIZED CONSTRUCTION ENTRANCE	
	REVISION DATE: ADOPTED 6/21/2006	DRAWING NO.:
	EC06	
SCALE:	DATE:	
NTS	1/2003	
DRAWN BY:	APPROVED BY:	
MRS	TRB	



DRAWN BY:	SCALE:	DATE:
HO	NTS	3-20-24
CHECKED BY:		
JBD		



ATTACHMENTS N – INSPECTION, MAINTENANCE, REPAIR AND RETROFIT PLAN

The owner will be responsible for inspection, maintenance and repair of the proposed Batch Detention Basin associated with the Leander MOB project. The City of Leander defers water quality control to TCEQ's rules. Per TCEQ, Edwards Aquifer Rules, water quality controls required for commercial development shall be maintained by the property owner.

Maintenance Guidelines for Batch Detention Basins (See Section 3.5.20)

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. Responsibilities for both routine and non-routine maintenance tasks need to be clearly understood and enforced. If regular maintenance and inspections are not undertaken, the basin will not achieve its intended purposes. There are many factors that may affect the basin's operation and that should be periodically checked. These factors can include mowing, control of pond vegetation, removal of accumulated bottom sediments, removal of debris from all inflow and outflow structures, unclogging of orifice perforations, and the upkeep of all physical structures that are within the detention pond area. One should conduct periodic inspections and after each significant storm. Remove floatables and correct erosion problems in the pond slopes and bottom. Pay particular attention to the outlet control perforations for signs of clogging. If the orifices are clogged, remove sediment and other debris. The generic aspects that must be considered in the maintenance plan for a detention facility are as follows:

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 the BMP should be identified and repaired or 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.

Debris and Litter 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.

Structural Repairs and Replacement. With each inspection, any damage to the structural elements of the system (pipes, concrete drainage structures, retaining walls, etc.) should be identified and repaired immediately. These repairs should include patching of cracked concrete, sealing of voids, and removal of vegetation from cracks and joints. The various inlet/outlet and riser works in a basin will eventually deteriorate and must be replaced. Public works experts have estimated that corrugated metal pipe (CMP) has a useful life of about 25 yr., whereas reinforced concrete barrels and risers may last from 50 to 75 yr.

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.).

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.



By signing below, the owner confirms understanding and provides consent as the responsible party for the maintenance of the permanent BMP on the property. Refer to the engineering plans for the exact location.

DA

1/9/24

Property Owner

Date

This plan was prepared by Anthony Goode P.E. in coordination with the design and plan preparation for this development.

Anthony Goode

2/20/24

Engineer of Record

Date

MONUMENT OAKS RV PARK & DISTILLERY

STORMWATER POLLUTION PREVENTION PLAN

MONUMENT OAKS

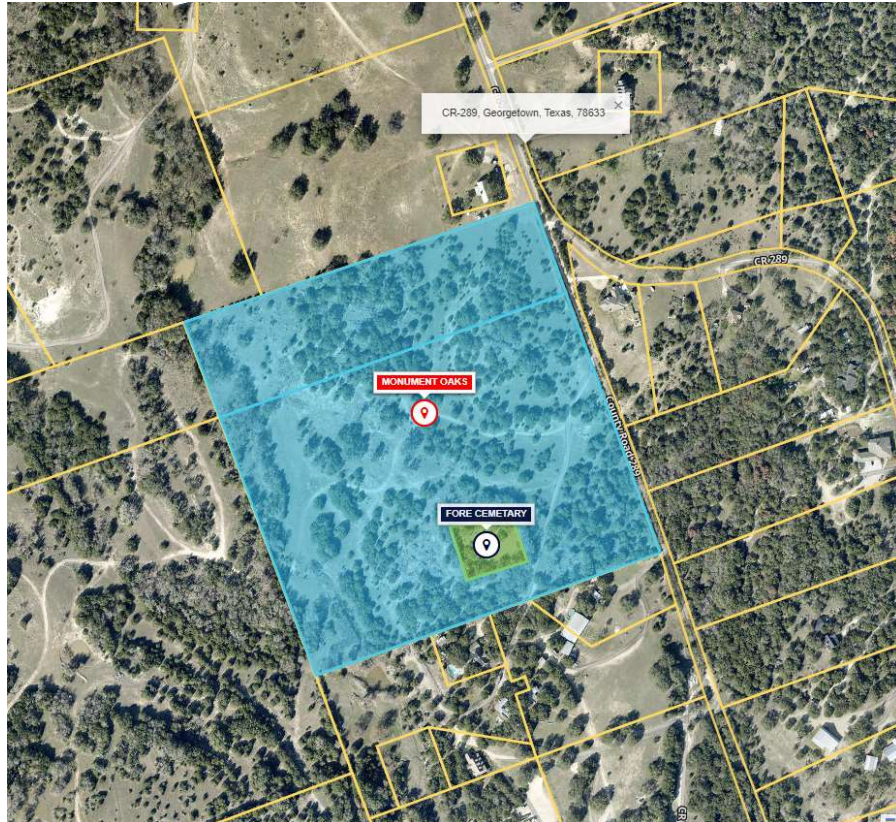
PREPARED FOR: DYER ENGINEERING

FEBUARY 2024

MONUMENT OAKS RV PARK & DISTILLERY

STORMWATER POLLUTION PREVENTION PLAN

(T.P.D.E.S.GENERALPERMIT-TXR150000)



MONUMENT OAKS

SITE OPERATOR
(Responsible Party)

COVERAGE AREA

NOI APPLICATIONDATE

AUTHORIZATION #

SITE OPERATOR

COVERAGE AREA

NOI APPLICATIONDATE

AUTHORIZATION #

SITE OPERATOR

COVERAGE AREA

NOI APPLICATIONDATE

AUTHORIZATION #

MONUMENT OAKS RV PARK & DISTILLERY

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- 5. PROJECT MILESTONE DATES - Exhibit 3**
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- 7. RESPONSIBLE PARTY FORM - Exhibit 5**
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- 9. PLAN MODIFICATIONS (IF NECESSARY)**
- 10. CONSTRUCTION SITE NOTICES - Exhibit 7**
- 11. TCEQ NOTICE OF INTENT (NOI) - Exhibit 8**
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- 15. SPILL RESPONSE ACTION – Exhibit 12**

MONUMENT OAKS RV PARK & DISTILLERY

PLAN IMPLEMENTATIONCHECKLIST

MONUMENT OAKS RV PARK & DISTILLERY

MONUMENT OAKS

TPDES – Storm Water Pollution Prevention Plan

PLAN IMPLEMENTATION CHECKLIST

1. Definition of Construction Site Operator – “The person(s) having operational control over construction plans and specifications to the extent necessary to meet the requirements and conditions of this general permit or ... the person(s) having day to day operational control of those activities at the construction site which are necessary to ensure compliance with a storm water pollution prevention plan...” (TPDES General Permit (TXR150000), pg. 4)
2. All Notices of Intent (NOI), Notices of Termination (NOT), Storm Water Pollution Prevention Plans (SWPPP) reports, certification, or information either submitted to the Director, the operator of a large or medium municipal separate storm sewer system, or that this permit required and maintained by the permittee shall be signed by a responsible corporate officer, by a general partner or proprietor, by a principal executive public officer, or by a ranking elected public official.
3. At least two (2) days prior to start of construction, the Construction Site Operator must submit a Storm Water TPDES General Permit Notice of Intent (NOI) – TCEQ-20022, pg. 1 of 2 by Certified Mail-Return Receipt Requested to:

Texas Commission on Environmental Quality
Stormwater & General Permits Team; MC-228
P.O. Box 13087
Austin, Texas 78711-3087

Note:

TCEQ provides instructions for filling out the Notice of Intent (NOI) ~TCEQ-20022-Instructions. These instructions are included in the Notice of Intent Section of this Booklet.

4. An application fee of \$325.00 payable to Texas Commission on Environmental Quality is to be attached to the second page of the Notice of Intent (NOI) – TCEQ-20022, pg. 2 of 2, and submitted separately by Certified Mail-Return Receipt to:

By Regular Mail

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

By Overnight/Express Mail

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

5. Submit signed copy of NOI – TCEQ-20022, pg. 1 of 2 by Certified Mail – Return Receipt to:

NPDES Coordinator
City of Boerne (MS4)
P.O. Box 1677
Boerne, Texas 78006

6. The effective date of provisional coverage starts two days from the date the completed NOI is postmarked for delivery to TCEQ. The provisional coverage is removed when the executive director finds the NOI complete, and the project is assigned an authorization number.

MONUMENT OAKS RV PARK & DISTILLERY

MONUMENT OAKS

TPDES – Storm Water Pollution Prevention Plan

7. The responsible party shall post a signed copy of NOI – TCEQ-20022, pg. 1 of 2 and the SWPPP booklet in a protective covering at a 24 hour readily accessible location at the main entrance of the construction site.
8. The responsible party for the SWPPP as well as any additional site operator must sign the cover sheet within the SWPPP booklet.
9. The responsible party must implement the SWPPP prior to beginning of construction activities.
10. The responsible party shall use “Responsible Party Form” (Exhibit 5) to designate responsibility for pollution prevention measures.
11. The responsible party shall use “Inspection Report Form” to designate responsibility to conduct inspections and fill out Inspection Form.
12. The responsible party shall ensure the SWPPP provides adequate best management practices (as defined by this permit), covers appropriate areas under Responsible party’s control, and all other operators on the site are notified of modifications to the SWPPP.
13. The responsible party shall in a timely fashion, sign and date, the SWPPP booklet with any modifications to design, construction, operation, maintenance, or significant change not previously addressed. Any inspection should be logged into the booklet and any controls found ineffective should be modified and noted on the SWPPP.
14. The responsible party should initiate the Notice of Change (NOC) to TCEQ and the MS4 operator within 14 days after discovery if incorrect information was submitted or if relevant facts were not included.
15. The responsible party should initiate a Notice of Termination (NOT) TCEQ-20023 to TCEQ and the MS4 operator effective at midnight of the postmarked date when and if:
 - a. Final stabilization had been achieved for areas of responsibility
 - b. Another permitted operator assumes control of the site
 - c. All temporary structural controls have been removed, are scheduled for removal, or are transferred to another permitted operator.
16. The responsible party should pay special attention to Parts IV thru VII of the general permit TXR150000, which describe effluent limitations, reporting requirements, retention records, standard permit conditions, and fee structure.
17. The Responsible party for the SWPPP shall be aware of all terms and conditions of the TPDES TXR150000 general permit. The information provided in this checklist is for convenience purposes only and does not amend or limit any non-highlighted provision of the general permit. The responsible party should thoroughly read the general permit and be cognizant of their obligations as set forth in the general permit.

MONUMENT OAKS RV PARK & DISTILLERY

STORM WATER POLLUTION PREVENTION PLAN (SWPPP)

MONUMENT OAKS RV PARK & DISTILLERY

MONUMENT OAKS

TPDES – Storm Water Pollution Prevention Plan

INTRODUCTION

This Storm Water Pollution Prevention Plan is prepared for DYER ENGINEERING– MONUMENT OAKS, per the Texas Pollution Discharge Elimination System (TPDES) which implements the federal National Pollutant Discharge Elimination System (NPDES) in the state of Texas.

SITE DESCRIPTION

Project Name: *MONUMENT OAKS*

Project Street Address: *CR 289 GEORGETOWN TX 78633*

Nature of Construction Activity: *Site clearing, grading and construction of drives, parking, sewer lines, water lines, storm water inlets and stormwater lines, utilities, RV spaces, distillery. Outdoor venue, office/store, amenity, pool and associated drive aisles.*

Potential Pollutant Sources:

- a) Soil erosion due to clearing of site for drainage and pavement*
- b) Oil, grease, fuel & hydraulic fluid contamination from construction vehicle drippings*
- c) Miscellaneous trash and litter from construction workers and material wrappings*
- d) Construction debris*
- e) Concrete truck washout*
- f) Hydrocarbons from asphalt paving operations*

Proposed Construction Start Date: *2024-July-1* Proposed

Construction End Date: *2024-September-1* Sequence of

Major Activities:

- a) Installation of temporary stabilized construction entrance/exit*
- b) Installation of erosion and sedimentation controls*
- c) Site clearing*
- d) Connect to public mains: sanitary sewer and water*
- e) Install utilities, install fill, grade to subgrade*
- f) Install traffic control for pavement and utility connections*
- g) Install pavement for fire access to building*
- h) Begin building and vertical construction*
- i) Finish pavement and drainage infrastructure installation*
- j) Install landscape and irrigation, revegetation, and striping*
- k) Removal of temporary erosion and sedimentation controls*
- l) Site clean up*

MONUMENT OAKS RV PARK & DISTILLERY

MONUMENT OAKS

TPDES – Storm Water Pollution Prevention Plan

Total Site Area (Acres): 36.29

Total Site Area to be Disturbed (Acres): +/- 36.29 acres

Pre-Construction Runoff Coefficient: 84

Post Construction Runoff Coefficient: 94

Soil Types: *Brackett gravelly clay loam, 3 to 12 percent slopes, ~ 34.1%*

Denton silty clay, 1 to 3 percent slopes ~ 8.0%

Eckrant cobbly clay, 1 to 8 percent slopes ~ 40.6%

Fairlie Clay, 1 to 2 percent slopes ~ 17.3%

Industrial Activity Discharges: *None*

Receiving Water: *Lake Georgetown*

Wetlands: *No –*

Ref. Exhibit 1- Wetland Map Overlay

National Register of Historic Places: *None*

Edwards Aquifer Recharge or Contributing Zone: *Yes*

Water Pollution Abatement Plan (WPAP): *No*

- 1) EXHIBIT 1 – General Location Map
- 2) EXHIBIT 2
 - a) Site Plan illustrating the SWPPP:
 - i) Drainage patterns
 - ii) Approximate post-grading slopes
 - iii) Areas of soil disturbance
 - iv) Location of all major structural and non-structural controls either planned or in place
 - v) Locations of off-site material, waste, borrow, fill, or equipment storage
 - vi) Surface waters (including wetlands) either adjacent or in close proximity
 - vii) Storm water discharges to a surface water body
 - b) Typical Details:
 - i) Temporary Construction Entrance/Exit
 - ii) Silt Fence
 - iii) Rock Berm
 - iv) Construction Staging Area
 - v) Concrete washout pit

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TPDES – Storm Water Pollution Prevention Plan

CONTROLS

The sequence of major work activities on the site will be divided into two phases: preparation and construction. Site preparation consists of installing temporary best management practices (BMPs). Site preparation will consist of clearing, grubbing, demolition, and trenching. This work, which is the initiation of all activity on the project, will disturb the largest amount of soil. Therefore, before any of this work can begin, the site contractor will be responsible for the installation and maintenance of control measures as located and illustrated on Exhibit 2. These measures are designed to prevent eroded soil from leaving the site.

Construction activities include installation of temporary BMPs and clearing. The construction contractor will be responsible for the installation of all control measures as located and illustrated on Exhibit 2. These controls are intended to prevent eroded soil, trash, and construction debris from leaving the site.

It is to be understood that modifications to the Storm Water Pollution Prevention Plan may have to be made in the field to adjust for field conditions and to provide the intended effect. All changes to the plan must be shown on Exhibit 2, dated, and signed by the responsible party.

1) EROSION AND SEDIMENT CONTROLS

a) GOALS AND CRITERIA

- i) Erosion and sediment controls are designed to retain sediment on-site to the extent possible.
- ii) All control measures must be properly installed and maintained in accordance with manufacturer's specifications and with project specifications.
- iii) Sediment must be removed from sediment traps and basins when design capacity has been reduced by 50%.
- iv) If sediment escapes the construction site, the off-site accumulations of sediment must be removed at a frequency to minimize further negative effects, and whenever feasible, prior to the next storm event.
- v) Litter, construction debris, and construction chemicals exposed to storm water shall be prevented from becoming a pollutant source for storm water discharges.
- vi) Off-site material storage areas such as construction staging areas, soil stockpiles, and borrow areas used solely by the project are considered part of the project for Storm Water Pollution Prevention Plan purposes.

b) STABILIZATION PRACTICES

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 other similar measures.

Interim on-site stabilization measures, which are continuous (ongoing), will include the following:

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TPDES – Storm Water Pollution Prevention Plan

- i) Soil disturbances shall be minimized by exposing only the smallest practical area of land required for the construction activity and for the shortest practical period of time.
- ii) Trenching and associated backfilling for utilities and/or storm drainage piping shall be coordinated to minimize to the extent practical the time the area is disturbed.
- iii) Maximum practical use will be made of natural vegetation including grass, weeds, trees, shrubs, etc. by leaving these materials in place until construction necessitates clearing the minimum practical area for continuance of construction.
- iv) The minimum practical area required for the installation and construction of the utility and streets will be cleared of trees and ground cover.

Permanent on-site stabilization measures, which will be scheduled as detailed below, will include the following:

- i) All disturbed soil associated with clearing will be stabilized per applicable project specifications.

Records of project milestone dates are required to be maintained and shall be recorded in Exhibit 3. Project milestones include the following:

- (1) Dates when major grading activities begin and end.
- (2) Dates when construction activities temporarily or permanently cease on all or a portion of the project.
- (3) Dates when stabilization measures are initiated and when stabilization is complete.

c) STRUCTURAL CONTROL PRACTICES

On-site structural practices, which are continuous (on-going) until the site is permanently stabilized, may include the following:

- i) Erection of silt fences, rock berms with silt fence, bagged gravel inlet filters, and sandbag controls as located and illustrated on Exhibit 2.
- ii) Installation of concrete truck washout pit as located and illustrated on Exhibit 2.
- iii) Installation of temporary construction entrance/exit as required and a construction staging area as located and illustrated on Exhibit 2.

These storm water pollution control features will slow the velocity of runoff thereby enhancing sedimentation and capture of contaminants that may accumulate in the storm water runoff exiting this construction site. There are no structures to divert storm water and no structures to store storm water on this project.

It is to be understood that modifications to the Storm Water Pollution Prevention Plan may have to be made in the field to adjust for field conditions and to provide the intended effect. All changes to the plan must be shown on Exhibit 2, dated, and signed by the responsible party or described and included in the Plan Modifications section of this Storm Water Pollution Prevention Plan.

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TPDES – Storm Water Pollution Prevention Plan

2) POST-CONSTRUCTION STORM WATER MANAGEMENT

- a) This project does not require any TPDES post-construction storm water pollution controls or velocity dissipation devices.

3) OTHER CONTROLS

Additional on-site practices, which are continuous (on-going) until the site is permanently stabilized, will include the following:

- a) Vehicular traffic leaving the construction site will exit through the temporary construction entrance/exit as located and illustrated on Exhibit 2. When soils have collected on the temporary construction entrance/exit to an extent, which reduces its intended effectiveness, the surface will be cleaned and reestablished for its designed or intended purpose.
- b) Mud/dirt inadvertently tracked off-site and onto public streets shall be removed immediately by hand or mechanical broom sweeping.
- c) Construction and waste materials shall be stored within a designated storage area in the construction equipment staging area as located and illustrated on Exhibit 2. Bulk materials such as sand, topsoil, etc. will be bordered on the down gradient sides with a silt fence as illustrated on Exhibit 2. A list of materials to be stored on-site should be recorded and regularly updated on the "On-Site Material List" provided in Exhibit 4.
- d) An area shall be designated as a construction equipment staging area as located on Exhibit 2. Construction equipment (except large slow-moving equipment) not removed from the site at night shall be stored in the containment area.
- e) Excavation spoils temporarily stored on-site, pending off-site disposal in accordance with applicable regulations, shall be bordered on the down gradient side by a silt fence as illustrated on Exhibit 2 and recorded on the "On-Site Material List" provided in Exhibit 4.
- f) The designated construction equipment staging area shall have a single entrance and will be bordered on the down gradient sides by a silt fence as illustrated on Exhibit 2.
- g) Sediment collected behind the silt fence will be periodically collected and placed as fill material within the property. Contaminated sediments will be disposed off-site in accordance to applicable regulations.
- h) The use of on-site temporary construction fuel storage tanks is limited to tank sizes which can only store unregulated quantities of fuel.
- i) Intentional release of vehicle or equipment fluid onto the ground is prohibited. Tainted soil resulting from accidental spills shall be removed and disposed of off-site in accordance with applicable regulations.
- j) Scheduled construction equipment and vehicle maintenance accomplished on-site shall be done within the construction equipment and vehicle staging area.
- k) A controlled area on-site as located and illustrated on Exhibit 2 shall be designated as a rinse-out pit for concrete trucks. Rinse-out pits shall be surrounded by a berm or hay bales to prevent runoff of contaminated water. The contractor will advise his concrete suppliers of the requirements to utilize the rinse-out pits for the intended purpose.

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- l) Additional rinse-out pits may be added as construction conditions require. The contractor will advise his concrete suppliers of the requirements to utilize the rinse-out pits for the intended purpose.
 - m) Construction waste materials, domestic garbage, etc. shall be periodically collected and disposed of off-site in accordance with applicable regulations.
 - n) Trash receptacles will be established at storage locations, in the vicinity of equipment storing and near the construction areas. Receptacles shall be emptied as required and disposed of off-site in accordance with applicable regulations.
 - o) Velocity dissipation devices, if necessary, shall be placed at discharge locations and along the length of any outfall channel to provide a non-erosive flow velocity from the structure to a water course so that the natural physical and biological characteristics and functions are maintained and protected.
- 4) STATE AND LOCAL CONTROLS
- The site is not located within the Edwards Aquifer Recharge Zone or Contributing Zone.

The site is not located on Native American Tribal lands.

Except as noted herein, there are no other known applicable state, tribal, or local storm water pollution prevention control requirements for construction projects at this location.

All activities during construction shall comply with state and/or local sanitary sewer, septic system, and waste disposal regulations.

Trees, limbs, leaves, brush, and vegetation from clearing operations shall be burned on-site in accordance with applicable permit requirements or removed from the site and disposed off-site in accordance with applicable regulations. Excavation spoils which will not be reused on this development project shall be disposed off-site at an approved location in accordance with applicable regulations.

MAINTENANCE

Structural controls shall be inspected as stipulated in this plan. Structural units shall be maintained to perform the function as intended. When a structure deteriorates to a condition so that its performance is compromised, the structure shall be repaired or replaced to full function as specified prior to the next storm event or as necessary.

Particular attention should be paid to the sedimentation areas behind the rock berm outlets, bagged gravel inlet filters, and silt fences. Sedimentation, including construction debris, tree trimming, trash, municipal type garbage, etc. will be removed and the structure restored to its original dimensions when the sediment has accumulated to six inches or more. Contaminated sediment removed from the containment areas (vehicle maintenance, concrete wash out pits, etc.) shall be disposed of off-site in accordance with appropriate regulations.

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TPDES – Storm Water Pollution Prevention Plan

Exhibit 5 lists the various major components of this pollution prevention plan and identifies the party responsible for its function, maintenance, and inspections.

INSPECTIONS

Designated and qualified person(s) provided by the permittee shall inspect Pollution Control Measures every fourteen (14) calendar days and within twenty-four (24) hours after a storm event greater than 0.5 inches of rainfall. An inspection report that summarizes the scope of the inspection, date of inspection, major observations, and actions taken as a result of the inspection shall be recorded and maintained as part of Storm water TPDES data for a period of three years after the date of inspection.

As a minimum, the inspector shall observe:

- i) significant disturbed areas for evidence of erosion
- ii) storage areas for evidence of leakage from the exposed stored materials
- iii) structural controls (rock berm, silt fences, etc.) for evidence of failure or excess silting (over six inches deep)
- iv) vehicle exit point for evidence of off-site sediment tracking
- v) vehicle storage areas for signs of leaking equipment or spills
- vi) concrete truck rinse-out pit for signs of potential failure
- vii) general site cleanliness

Deficiencies noted during the inspection will be corrected and documented within seven (7) calendar days following the inspection or before the next anticipated storm event if practicable.

Exhibit 5 lists the various major components of this pollution prevention plan and identifies the party responsible for its function, maintenance, and inspections.

NON-STORM WATER DISCHARGES

Storm water discharges from this construction site may be intermittently mixed with non-storm water discharges. The following non-storm water discharges from this site authorized under this general permit include:

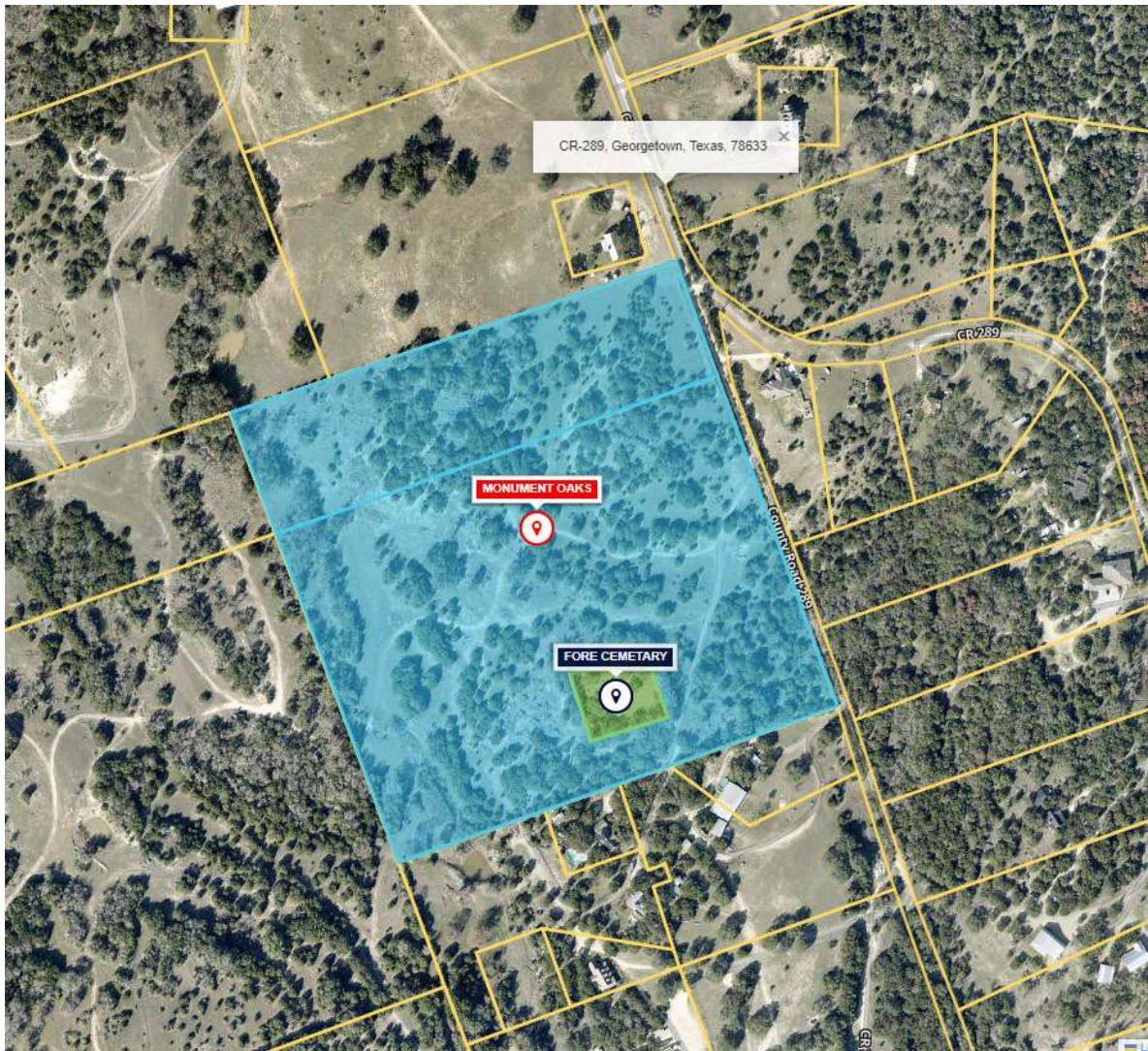
- i) discharges from firefighting activities
- ii) fire hydrant flushing
- iii) vehicle, external building, and pavement wash water where detergents and soaps are not used and where spills of toxic or hazardous materials have not occurred
- iv) water used to control dust
- v) potable water sources including waterline line flushing
- vi) air conditioning condensate
- vii) uncontaminated ground water or spring water

The above non-storm water components would exit the site via the storm water drainage paths and would be subject to the same filtering and sedimentation provided by the vegetative drainage channels and structural controls used for storm water runoff. Other non-storm water discharges are not anticipated from the construction of this project.

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LOCATION MAP

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PROJECT MILESTONE DATES

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TPDES – Storm Water Pollution Prevention Plan

PROJECT MILESTONE DATES

Dates when major site grading activities begin:

<u>Construction Activity</u>	<u>Date</u>
_____	_____
_____	_____
_____	_____
_____	_____
_____	_____
_____	_____
_____	_____

Dates when construction activities temporarily or permanently cease on all or a portion of the project:

<u>Construction Activity</u>	<u>Date</u>
_____	_____
_____	_____
_____	_____
_____	_____
_____	_____
_____	_____
_____	_____

Dates when stabilization measures are initiated:

<u>Stabilization Activity</u>	<u>Date</u>
_____	_____
_____	_____
_____	_____
_____	_____
_____	_____
_____	_____
_____	_____

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ON-SITE MATERIALSLIST

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TPDES – Storm Water Pollution Prevention Plan

ON-SITE MATERIALS LIST

List construction and waste materials to be stored on-site. This list is to be kept current and updated. (Examples: topsoil, gravel, sand, base, excess material to be hauled off, demolition or construction waste, bulk chemicals, fuel, lubricants, etc.)

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RESPONSIBLE PARTYFORM

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Responsible Party Form

Pollution Prevention Measure		Responsible party Name and Phone Number
General	Revegetation	
	Erosion/Sedimentation Controls	
	Vehicle Exits	
	Material Areas	
	Equipment Areas	
	Concrete Rinse	
	Construction Debris	
	Trash Receptacles	
	Site Clearing	
Infrastructure	Utility Clearing	
	Site Grading	
	Utility Construction	
	Drainage Construction	
	Asphalt Base	
	Asphalt Surface	
	Site Cleanup	

Identify responsible parties and indicate responsible party for each pollution prevention item listed above by marking an X under the Responsible Party Name.

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INSPECTION REPORT FORM

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Inspection Report

Pollution Prevention Measure		Inspected	Corrective Action	
			Description	Date Completed
Silt Fence	Inspections			
	Fencing			
	Sediment Removal			
	Torn Fabric			
	Crushed/Collapsed Fencing			
Rock Berm	Inspections			
	Remove sediment and Debris			
	Repair any loose wire sheathing			
	Reshaping			
	Replaced			
Bagged Gravel Entrance/Exit Filters	Inspections			
	Replaced/Reshaped			
	Silt Removed			
Construction	Inspections			
	Additional top Dressing			
	Repair/Cleanout			
	Sediment removed immediately			

Inspector's Name

Inspector's Signature

Name of Owner/Operator

Date

Note: Inspector is to attach a brief statement of his qualifications to this report.

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PLAN MODIFICATIONS (IF NECESSARY)

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**TEXAS COMMISSION ON ENVIRONMENTAL QUALITY TDPE
GENERAL PERMIT (TXR150000) CONSTRUCTION SITE
NOTICES PART I D.1 & D.2**

Exhibit 7

MONUMENT OAKS RV PARK & DISTILLERY



CONSTRUCTION SITE NOTICE

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

The following information is posted in compliance with **Part II.D.1.** of the TCEQ General Permit Number TXR150000 for discharges of storm water runoff from construction sites. Additional information regarding the TCEQ storm water permit program may be found on the internet at:

www.tnrcc.state.tx.us/permitting/waterperm/wwperm/tpdestorm

Contact Name and Phone Number:	Contractor: Contact: Phone:
Project Description: (Physical address or description of the site's location, estimated start date and projected end date, or date that disturbed soils will be stabilized)	South of Ronald Reagon Boulevard, West of County Road 289, and surrounding Fore Cemetery on all sides. Georgetown, TX 78633 Estimated Start Date: July 1, 2024 Projected End Date: September 1, 2024

For Construction Sites Authorized Under Part II.D.1. the following certification must be completed:

I _____ (Typed or Printed Name Person Completing This Certification) certify under penalty of law that I have read and understand the eligibility requirements for claiming an authorization by waiver under Part II.D.1. of TPDES General Permit TXR150000 and agree to comply with the terms of this permit. Construction activities at this site shall occur within a time period listed in Appendix A of the TPDES general permit for this county, that period beginning on _____ and ending on _____. I understand that if construction activities continue past this period, all storm water runoff must be authorized under a separate provision of this general permit. A copy of this signed notice is supplied to the operator of the MS4 if discharges enter an MS4 system. I am aware there are significant penalties for providing false information or for conducting unauthorized discharges, including the possibility of fine and imprisonment for knowing violations.

Signature and Title

Date

MONUMENT OAKS RV PARK & DISTILLERY



CONSTRUCTION SITE NOTICE

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

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

www.tnrcc.state.tx.us/permitting/waterperm/wwperm/tpdestorm

Contact Name and Phone Number:	Contractor: Contact: Phone:
Project Description: (Physical address or description of the site's location, estimated start date and projected end date, or date that disturbed soils will be stabilized)	South of Ronald Reagon Boulevard, West of County Road 289, and surrounding Fore Cemetery on all sides. Georgetown, TX 78633 Estimated Start Date: July 1, 2024 Projected End Date: September 1, 2024
Location of Storm Water Pollution Prevention Plan :	

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

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

Signature and Title

Date

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**NOTICE OF INTENT (NOI) FOR
STORMWATER DISCHARGES
ASSOCIATED WITH CONSTRUCTION ACTIVITY UNDER TPDES
GENERAL PERMIT (TXR150000)**

Exhibit 8

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TCEQ Office Use Only
Permit No:
CN:
RN:



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

IMPORTANT INFORMATION

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

Use the NOI Checklist to ensure all required information is completed correctly.
Incomplete applications delay approval or result in automatic denial.

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

ePERMITS

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

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

APPLICATION FEE AND PAYMENT

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

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

Provide your payment information for verification of payment:

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

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

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

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

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

SECTION

1. OPERATOR (APPLICANT)

a) If the applicant is currently a customer with TCEQ, what is the Customer Number (CN) issued to this entity? No CN was issued.

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

b) What is the Legal Name of the entity (applicant) applying for this (The legal name must be spelled exactly as filed with the Texas Secretary of State, County, or in the legal document forming the entity.)

Monument Oaks Developers, LTD

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

Prefix (Mr. Ms. Miss): Mr.

First and Last Name: Dan Addante Suffix: [REDACTED] Title:

Owner. Credentials:

Phone Number: (940)-390-6083

Fax Number: [REDACTED]

E-mail: dan.addante@gmail.com

Mailing Address: 145 Amandas Way

City, State, and Zip Code: Buda, Tx 78610

Mailing Information if outside USA: Territory:

[REDACTED]

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

d) Indicate the type of customer:

Individual

Limited Partnership

General Partnership

Trust

Sole Proprietorship (D.B.A.)

Corporation

Estate

Federal Government

County Government

State Government

City Government

Other Government

Other: [REDACTED]

e) Is the applicant an independent operator? Yes No

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

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

0-20

251-500

21-100

501 or higher

101-250

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

State Franchise Tax ID Number: 32074504930

Federal Tax ID: 85-372936.

Texas Secretary of State Charter (filing) Number: 0803640085

DUNS Number (if known):

SECTION 2. APPLICATION CONTACT

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

Yes, go to Section 3

No, complete this section

Prefix (Mr. Ms. Miss): Mr.

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

Title: President Credential: P.E.

Organization Name: Goode Faith Engineering LLC

Phone Number: 972-822-1682 Fax Number: [REDACTED]

E-mail: Anthony@goodefaitheng.com

Mailing Address: 1620 La Jaita Dr., Ste.300

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

City, State, and Zip Code: Cedar Park, TX, 78613

Mailing information if outside USA:

Territory: [REDACTED]

Country Code: [REDACTED]

Postal Code: [REDACTED]

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

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

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

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

Monument Oaks RV Development

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

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

e) Latitude: 30.7155682 Longitude: -97.8302739

f) Site Address/Location

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

If the site does not have a physical address, provide a location description in *Section B*.

Example: located on the north side of FM 123, 2 miles west of the intersection of FM 123 and Highway 1.

Section A:

Street Number and Name:

City, State, and Zip

Section B
Code:

Location Description: South of Ronald Reagon Boulevard, West of County Road 289, and surrounding Fore Cemetery on all sides.

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

Zip Code where the site is located: 78633.

SECTION 4. GENERAL CHARACTERISTICS

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

Yes, do not submit this form. You must obtain authorization through EPA Region 6.

No

b) Is your construction activity associated with a facility that, when completed, would be associated with the exploration, development, or production of oil or gas or geothermal resources?

Yes. Note: The construction stormwater runoff may be under jurisdiction of the Railroad Commission of Texas and may need to obtain authorization through EPA Region 6.

No

c) What is the Primary Standard Industrial Classification (SIC) Code that best describes the construction activity being conducted at the site? 1540

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

e) What is the total number of acres to be disturbed? +/- 37.16

f) Is the project part of a larger common plan of development or sale? NO

TCEQ-20022 (3/6/2018)

Notice of Intent for Construction Stormwater Discharges under TXR150000

MONUMENT OAKS RV PARK & DISTILLERY

Yes

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

g) What is the estimated start date of the project? July 1, 2024

h) What is the estimated end date of the project? September 1, 2024

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

j) What is the name of the first water body(ies) to receive the stormwater runoff or potential runoff from the site? **North Fork Brushy Creek**

k) What is the segment number(s) of the classified water body(ies) that the discharge will eventually reach? 1244A North Fork Brushy Creek

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

Yes No

If Yes, provide the name of the MS4 operator: _____

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

m) Is the discharge or potential discharge from the site within the Recharge Zone, Contributing Zone, or Contributing Zone within the Transition Zone of the Edwards Aquifer, as defined in 30 TAC Chapter 213?

Yes, complete the certification below.

No, go to Section 5

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

SECTION 5. NOI CERTIFICATION

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

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

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

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

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

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SECTION 6. APPLICANT CERTIFICATION SIGNATURE

Operator Signatory Name: Anthony Goode, PE

Operator Signatory Title: President

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

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

Signature (use blue ink): _____ Date: _____

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NOTICE OF INTENT CHECKLIST (TXR150000)

Did you complete everything? Use this checklist to be sure!

Are you ready to mail your form to TCEQ? Go to the General Information Section of the Instructions for mailing addresses.

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

APPLICATION FEE

If paying by check:

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

If using ePay:

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

RENEWAL

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

OPERATOR INFORMATION

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

REGULATED ENTITY (RE) INFORMATION ON PROJECT OR SITE

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

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

GENERAL CHARACTERISTICS

Indian Country Lands –the facility is not on Indian Country Lands.

Construction activity related to facility associated to oil, gas, or geothermal resources

Primary SIC Code that best describes the construction activity being conducted at the site. www.osha.gov/oshstats/sicser.html

Estimated starting and ending dates of the project.

Confirmation of concrete truck washout.

Acres disturbed is provided and qualifies for coverage through a NOI.

Common plan of development or sale.

Receiving water body or water bodies.

Segment number or numbers.

MS4 operator.

Edwards Aquifer rule.

CERTIFICATION

Certification statements have been checked indicating Yes.

Signature meets 30 Texas Administrative Code (TAC) §305.44 and is original.

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

GENERAL INFORMATION

Where to Send the Notice of Intent (NOI):

(TXR150000)

By Regular Mail: TCEQ
Stormwater Processing Center (MC228)
P.O. Box 13087
Austin, Texas 78711-3087

By Overnight or Express Mail:
TCEQ
Stormwater Processing Center (MC228)
12100 Park 35 Circle
Austin, TX

Application Fee:

The application fee of \$325 is required to be paid at the time the NOI is submitted. Failure to submit payment at the time the application is filed will cause delays in acknowledgment or denial of coverage under the general permit. Payment of the fee may be made by check or money order, payable to TCEQ, or through EPAY (electronic payment through the web).

Mailed Payments:

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

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

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

TCEQ Contact List:

Application – status and form questions:	512-239-3700, swpermit@tceq.texas.gov
Technical questions:	512-239-4671, swgp@tceq.texas.gov
Environmental Law Division:	512-239-0600
Records Management - obtain copies of forms:	512-239-0900
Reports from databases (as available):	512-239-DATA (3282) Cashier's
office:	512-239-0357 or 512-239-0187

Notice of Intent Process:

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

- **Administrative Review:** Each item on the form will be reviewed for a complete response. In addition, the operator's legal name must be verified with Texas Secretary of State as valid and active (if applicable). The address(es) on the form must be verified with the US Postal service as receiving regular mail delivery. Do not give an overnight/express mailing address.

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- ☐ **Notice of Deficiency:** If an item is incomplete or not verifiable as indicated above, a notice of deficiency (NOD) will be mailed to the operator. The operator will have 30 days to respond to the NOD. The response will be reviewed for completeness.
- ☐ **Acknowledgment of Coverage:** An Acknowledgment Certificate will be mailed to the operator. This certificate acknowledges coverage under the general permit.

or

Denial of Coverage: If the operator fails to respond to the NOD or the response is inadequate, coverage under the general permit may be denied. If coverage is denied, the operator will be notified.

General Permit (Your Permit)

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

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

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

Change in Operator

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

TCEQ Central Registry Core Data Form

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

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

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

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INSTRUCTIONS FOR FILLING OUT THE NOI FORM

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

Section 1. OPERATOR (APPLICANT)

a) Customer Number (CN)

TCEQ's Central Registry will assign each customer a number that begins with CN, followed by nine digits. **This is not a permit number, registration number, or license number.**

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

b) Legal Name of Applicant

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

c) Contact Information for the Applicant (Responsible Authority)

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

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

The phone number should provide contact to the applicant.

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

d) Type of Customer (Entity Type)

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

Individual

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

Partnership

A customer that is established as a partnership as defined by the Texas Secretary of State Office (TX SOS). If the customer is a 'General Partnership' or 'Joint Venture' filed in the county (not filed with TX SOS), the legal name of each partner forming the 'General Partnership' or 'Joint Venture' must be provided. Each 'legal entity' must apply as a co-applicant.

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Trust or Estate

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

Sole Proprietorship (DBA)

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

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

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

Corporation

A customer that meets all of these conditions:

1. is a legally incorporated entity under the laws of any state or country
2. is recognized as a corporation by the Texas Secretary of State
3. has proper operating authority to operate in Texas

The corporation's 'legal name' as filed with the Texas Secretary of State must be provided as applicant. An 'assumed' name of a corporation is not recognized as the 'legal name' of the entity.

Government

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

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

Other

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

e) Independent Entity

Check if this customer is a subsidiary, part of a larger company, or is a governmental entity. Otherwise, check Yes.

f) Number of Employees

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

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g) Customer Business Tax and Filing Numbers

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

State Franchise Tax ID Number

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

Federal Tax ID

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

TX SOS Charter (filing) Number

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

DUNS Number

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

Section 2. APPLICATION CONTACT

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

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

a) Regulated Entity Number (RN)

The RN is issued by TCEQ's Central Registry to sites where an activity is regulated by TCEQ. This is not a permit number, registration number, or license number. Search TCEQ's Central Registry to see if the site has an assigned RN at <http://www15.tceq.texas.gov/crpub/>. If this regulated entity has not been assigned an RN, leave this space blank.

If the site of your business is part of a larger business site, an RN may already be assigned for the larger site. Use the RN assigned for the larger site.

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

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

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b) Name of the Project or Site

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

c) Description of Activity Regulated

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

d) County

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

e) Latitude and Longitude

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

<http://www.tceq.texas.gov/gis/sqmaview.html>.

f) Site Address/Location

If a site has an address that includes a street number and street name, enter the complete address for the site in *Section A*. If the physical address is not recognized as a USPS delivery address, you may need to validate the address with your local police (911 service) or through an online map site used to locate a site. Please confirm this to be a complete and valid address. Do not use a rural route or post office box for a site location.

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

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

Section 4. GENERAL CHARACTERISTICS

a) Indian Country Lands

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

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

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

Construction activities associated with a facility related to oil, gas or geothermal resources may include the construction of a well site; treatment or storage facility; underground hydrocarbon or natural gas storage facility; reclamation plant; gas processing facility; compressor station; terminal facility where crude oil is stored prior to refining and at which refined products are stored solely for use at the facility; a carbon dioxide geologic storage facility; and a gathering, transmission, or distribution

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pipeline that will transport crude oil or natural gas, including natural gas liquids, prior to refining of such oil or the use of the natural gas in any manufacturing process or as a residential or industrial fuel.

Where required by federal law, discharges of stormwater associated with construction activities under the RRC's jurisdiction must be authorized by the EPA and the RRC, as applicable. Activities under RRC jurisdiction include construction of a facility that, when completed, would be associated with the exploration, development, or production of oil or gas or geothermal resources, such as a well site; treatment or storage facility; underground hydrocarbon or natural gas storage facility; reclamation plant; gas processing facility; compressor station; terminal facility where crude oil is stored prior to refining and at which refined products are stored solely for use at the facility; a carbon dioxide geologic storage facility under the jurisdiction of the RRC; and a gathering, transmission, or distribution pipeline that will transport crude oil or natural gas, including natural gas liquids, prior to refining of such oil or the use of the natural gas in any manufacturing process or as a residential or industrial fuel. The RRC also has jurisdiction over stormwater from land disturbance associated with a site survey that is conducted prior to construction of a facility that would be regulated by the RRC. Under 33 U.S.C. §1342(l)(2) and §1362(24), EPA cannot require a permit for discharges of stormwater from field activities or operations associated with {oil and gas} exploration, production, processing, or treatment operations, or transmission facilities, including activities necessary to prepare a site for drilling and for the movement and placement of drilling equipment, whether or not such field activities or operations may be considered to be construction activities unless the discharge is contaminated by contact with any overburden, raw material, intermediate product, finished product, byproduct, or waste product located on the site of the facility. Under §3.8 of this title (relating to Water Protection), the RRC prohibits operators from causing or allowing pollution of surface or subsurface water. Operators are encouraged to implement and maintain best management practices (BMPs) to minimize discharges of pollutants, including sediment, in stormwater during construction activities to help ensure protection of surface water quality during storm events.

For more information about the jurisdictions of the RRC and the TCEQ, read the Memorandum of Understanding (MOU) between the RRC and TCEQ at 16 Texas Administrative Code, Part 1, Chapter 3, Rule 3.30, by entering the following link into an internet browser: [http://texreg.sos.state.tx.us/public/readtac\\$ext.TacPage?sl=R&app=9&p_dir=&p_rloc=&p_tloc=&p_ploc=&pg=1&p_tac=&ti=16&pt=1&ch=3&rl=30](http://texreg.sos.state.tx.us/public/readtac$ext.TacPage?sl=R&app=9&p_dir=&p_rloc=&p_tloc=&p_ploc=&pg=1&p_tac=&ti=16&pt=1&ch=3&rl=30) or contact the TCEQ Stormwater Team at 512-239-4671 for additional information.

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

c) Primary Standard Industrial Classification (SIC) Code
site.

Common SIC Codes related to construction activities include:

- 1521 - Construction of Single-Family Homes
- 1522 - Construction of Residential Buildings Other than Single Family Homes
- 1541 - Construction of Industrial Buildings and Warehouses

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- 1542 - Construction of Non-residential Buildings, other than Industrial Buildings and Warehouses
- 1611 - Highway and Street Construction, except Highway Construction
- 1622 - Bridge, Tunnel, and Elevated Highway Construction
- 1623 - Water, Sewer, Pipeline and Communications, and PowerLine Construction

For help with SIC Codes, enter the following link into your internet browser:

<http://www.osha.gov/pls/imis/sicsearch.html> or you can contact the TCEQ Small Business and Local Government Assistance Section at 800-447-2827 for assistance.

d) Secondary SIC Code

Secondary SIC Code(s) may be provided. Leave this blank if not applicable. For help with SIC Codes, enter the following link into your internet browser:

<http://www.osha.gov/pls/imis/sicsearch.html> or you can contact the TCEQ Small Business and Environmental Assistance Section at 800-447-2827 for assistance.

e) Total Number of Acres Disturbed

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

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

f) Common Plan of Development

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

For more information on what a common plan of development is, refer to the definition of "CommonPlanofDevelopment" in the section of the general permit or enter the following link into your internet browser:

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

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

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g) Estimated Start Date of the Project

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

h) Estimated End Date of the Project

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

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

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

j) Identify the water body(s) receiving stormwater runoff

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

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

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

Identify the classified segment number(s) receiving a discharge directly or indirectly. Enter the following link into your internet browser to find the segment number of the classified water body where stormwater will flow from the site:

www.tceq.texas.gov/waterquality/monitoring/viewer.html or by contacting the TCEQ Water Quality Division at (512) 239-4671 for assistance.

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

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

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

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

l) Discharge into MS4 – Identify the MS4 Operator

The discharge may initially be into a municipal separate storm sewer system (MS4). If the stormwater discharge is into an MS4, provide the name of the entity that operates the MS4 where the stormwater discharges. An MS4 operator is often a city, town, county, or utility district, but possibly can be another form of government. Please note that the Construction General Permit requires the Operator to supply the MS4 with a

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copy of the NOI submitted to TCEQ. For assistance, you may call the technical staff at 512-239-4671.

m) Discharges to the Edwards Aquifer Recharge Zone and Certification

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

See maps on the TCEQ website to determine if the site is located within the Recharge Zone, Contributing Zone, or Contributing Zone within the Transition Zone of the Edwards Aquifer by entering the following link into an internet browser:

www.tceq.texas.gov/field/eapp/viewer.html or by contacting the TCEQ Water Quality Division at 512-239-4671 for assistance.

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

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

Section 5. NOI CERTIFICATION

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

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

Provisional coverage under the Construction General Permit (TXR150000) begins 7 days after the completed paper NOI is postmarked for delivery to the TCEQ. Electronic applications submitted through ePermits have immediate provisional coverage. You must obtain a copy and read the Construction General Permit before submitting your application. You may view and print the Construction General Permit for which you are seeking coverage at the TCEQ web site by entering the following link into an internet browser:

www.tceq.texas.gov/goto/construction or you may contact the TCEQ Stormwater processing Center at 512-239-3700 for assistance.

b) Certification of Legal Name

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

c) Understanding of Notice of Termination

A permittee shall terminate coverage under the Construction General Permit through the submittal of a NOT when the operator of the facility changes, final stabilization has

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been reached, the discharge becomes authorized under an individual permit, or the construction activity never began at this site.

d) Certification of Stormwater Pollution Prevention Plan

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

Section 6. APPLICANT CERTIFICATION SIGNATURE

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

If you are a corporation:

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

If you are a municipality or other government entity:

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

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

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30 Texas Administrative Code

§305.44. Signatories to Applications

(a) All applications shall be signed as follows.

(1) For a corporation, the application shall be signed by a responsible corporate officer. For purposes of this paragraph, a responsible corporate officer means a president, secretary, treasurer, or vice-president of the corporation in charge of a principal business function, or any other person who performs similar policy or decision-making functions for the

corporation; or the manager of one or more manufacturing, production, or operating facilities employing more than 250 persons or having gross annual sales or expenditures exceeding \$25 million (in second-quarter 1980 dollars), if authority to sign documents has been assigned or delegated to the manager in accordance with corporate procedures. Corporate procedures governing authority to sign permit or post-closure order applications may provide for assignment or delegation to applicable corporate positions rather than to specific individuals.

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

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

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30 Texas Administrative Code

§305.44. Signatories to Applications

(a) All applications shall be signed as follows.

(1) For a corporation, the application shall be signed by a responsible corporate officer. For purposes of this paragraph, a responsible corporate officer means a president, secretary, treasurer, or vice - president of the corporation in charge of a principal business function, or any other person who performs similar policy or decision-making functions for the

corporation; or the manager of one or more manufacturing, production, or operating facilities employing more than 250 persons or having gross annual sales or expenditures exceeding \$25 million (in second - quarter 1980 dollars), if authority to sign documents has been assigned or delegated to the manager in accordance with corporate procedures. Corporate procedures governing authority to sign permit or post - closure order applications may provide for assignment or delegation to applicable corporate positions rather than to specific individuals.

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

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

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TCEQ Office Use Only

Permit No:

CN:

RN:

Region:



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

TCEQ INFORMATION:

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

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

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

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

What is the permit number to be terminated?

TXR15 [REDACTED] TXRCW [REDACTED]

Section 1. OPERATOR (Permittee)

- a) What is the Customer Number (CN) issued to this entity? N/A
- b) What is the Legal Name of the current permittee?
Monument Oaks Developers, LLC
- c) Provide the contact information for the Operator (Responsible Authority). Prefix (Mr. Ms. or Miss): Mr.

First and Last Name: Dan Addante Suffix: [REDACTED] Title:

Owner Credentials:

Phone Number: (940)-390-6083 Fax Number: [REDACTED] Email:

dan.addante@gmail.com

Mailing Address: 145 AMANDAS WAY City, State,

and Zip Code: BUDA, TX 78610

Country Mailing Information, if outside USA: [REDACTED]

Section 2. APPLICATION CONTACT

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

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

Yes, go to Section 3.

No, complete section below

MONUMENT OAKS RV PARK & DISTILLERY

Prefix (Mr. Ms. or Miss): Mr.

First and Last Name: Anthony Goode Suffix: [REDACTED] Title:

President Credentials: P.E.

Phone Number: 512 - 260 -9100 Fax Number: [REDACTED] Email:

anthony@goodefaitheng.com

Mailing Address: 1620 La Jaita Dr., Ste 300 City, State,

and Zip Code: Cedar Park, TX78613

Country Mailing Information, if outside USA: [REDACTED]

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

- a) TCEQ issued RE Reference Number (RN): RN [REDACTED]
- b) Name of project or site as known by the local community: Monument Oaks RV & Distillery
- c) County, or counties if more than 1: Williamson County
- d) Latitude: 30.715568218794942 Longitude: -97.83027393102371
- e) Site Address/Location:

If the site has a physical address such as 12100 Park 35 Circle, Austin, TX 78753, complete Section 3A.

If the site does not have a physical address, provide a location description in Section 3B. Example: located on the north side of FM 123, 2 miles west of the intersection of FM 123 and Highway 1.

Section 3A: Physical Address of Project or Site:

Street Number and Name:

City, State, and Zip Code:

Section 3B: Site Location Description:

Location description: South of Ronald Reagon Boulevard, West of County Road 289, and surrounding Fore Cemetery on all sides.

City where the site is located or, if not in a city, what is the nearest city: Zip Code where the site is located: Georgetown, TX 78633

Section 4. REASON FORTERMINATION

Check the reason for termination:

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

MONUMENT OAKS RV PARK & DISTILLERY

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

Section 5. CERTIFICATION

Signatory Name: [REDACTED]

Signatory Title: [REDACTED]

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

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

Signature (use blue ink): _____ Date: _____

MONUMENT OAKS RV PARK & DISTILLERY

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

GENERAL INFORMATION

Where to Send the Notice of Termination (NOT):

BY REGULAR U.S. MAIL:

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

BY OVERNIGHT/EXPRESS MAIL:

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

TCEQ Contact List:

Application status and form questions:	512 -239 -3700, swpermit@tceq.texas.gov
Technical questions:	512 -239 -4671, swgp@tceq.texas.gov
Environmental Law Division:	512-239-0600
Records Management - obtain copies of forms:	512-239-0900
Reports from databases(as available):	512-239-DATA (3282)
Cashier's office:	512-239-0357 or 512-239-0187

Notice of Termination Process:

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

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

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

Change in Operator:

An authorization under the general permit is not transferable. If the operator of the regulated entity changes, the present permittee must submit a Notice of Termination and the new operator must submit a Notice of Intent. The NOT and NOI must be submitted not later than 10 days prior to the change in Operator status.

INSTRUCTIONS FOR FILLING OUT THE FORM

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

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Section 1. Operator (Current Permittee):

- a) Customer Number (CN)
TCEQ's Central Registry assigns each customer a number that begins with CN, followed by nine digits. This is not a permit number, registration number, or license number. The Customer Number, for the current permittee, is available at the following website: http://www2.tceq.texas.gov/wq_dpa/index.cfm.
- b) Legal Name of Operator
The operator must be the same entity as previously submitted on the original Notice of Intent for the permit number provided. The current operator name, as provided on the current authorization, is available at the following website: http://www2.tceq.texas.gov/wq_dpa/index.cfm.
- c) Contact Information for the Operator (Responsible Authority)
Provide information for person signing the NOT application in the Certification section. This person is also referred to as the Responsible Authority.

Provide a complete mailing address for receiving mail from the TCEQ. Update the address if different than previously submitted for the Notice of Intent or Notice of Change. The mailing address must be recognized by the US Postal Service. You may verify the address on the following website:

<https://tools.usps.com/go/ZipLookupAction!input.action>.

The phone number should provide contact to the operator.

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

Section 2. Application Contact:

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

Section 3. Regulated Entity (RE) Information on Project or Site:

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

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Section 3A. If a site has an address that includes a street number and street name, enter the complete address for the site. If the physical address is not recognized as a USPS delivery address, you may need to validate the address with your local police (911 service) or through an online map site used to locate the site. Please confirm this to be a complete and valid address. Do not use a rural route or post office box for a site location.

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

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

Section 4. Reason for Termination:

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

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

Section 5. Certification:

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

IF YOU ARE A CORPORATION:

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

IF YOU ARE A MUNICIPALITY OR OTHER GOVERNMENT ENTITY:

The regulation that controls who may sign an NOI or similar form is 30 Texas Administrative Code §305.44(a), which is provided below. According to this code provision, only a ranking elected official or principal executive officer may sign an NOI or similar form. Persons such as the City Mayor or County Commissioner will be considered ranking elected officials. In order to identify the principal executive officer of your government entity, it may be beneficial to consult your city charter, county or city ordinances, or the Texas statutes under which your government entity was formed. An NOI or similar document that is signed by a government official who is not a ranking elected official or principal executive officer does not conform to §305.44(a) (3).

The signatory requirement may not be delegated to a government representative other than those identified in the regulation. By signing the NOI or similar form, you are certifying that you are either a ranking elected official or principal executive officer as required by the administrative code. Documentation demonstrating your position as a ranking elected official or principal executive officer may be requested by the TCEQ.

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

MONUMENT OAKS RV PARK & DISTILLERY

30 Texas Administrative Code §305.44. Signatories to Applications

(a) All applications shall be signed as follows.

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

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

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

MONUMENT OAKS RV PARK & DISTILLERY

**TEXAS COMMISSION ON ENVIRONMENTAL QUALITY TDPEs
GENERAL PERMIT (TXR150000)**

MONUMENT OAKS RV PARK & DISTILLERY



General Permit to Discharge Under the Texas Pollutant Discharge Elimination System

**Stormwater Discharges Associated with
Construction Activities**

TXR150000

MONUMENT OAKS RV PARK & DISTILLERY

Effective March 5, 2023

printed on
recycled
paper

T E X A S

C O M M I S S I O N

O N

E N V I R O N M E N T A L

Q U A L I T Y

Texas Commission on Environmental Quality

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



GENERAL PERMIT TO DISCHARGE UNDER THE TEXAS POLLUTANT DISCHARGE ELIMINATION SYSTEM

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

This permit supersedes and replaces
TPDES General Permit No. TXR150000,
effective March 5, 2018, and amended January 28, 2022

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

This general permit and the authorization contained herein shall expire at midnight, on March 5, 2028.

EFFECTIVE DATE: March 5, 2023

ISSUED DATE: February 27, 2023

For the Commission

MONUMENT OAKS RV PARK & DISTILLERY



EXHIBIT 12

Spill Response Actions

Potential Pollutants

The following potential pollutants can be reasonably expected at construction sites: construction debris, litter, chemical wastes, construction materials, sediment, dust, waste materials, petroleum products, sand, concrete truck wash out water, erosive flow velocity, crushed rock, discarded equipment, acid, sanitary wastes, curing compounds, lime, fly ash, cement, biological materials, and other similar pollutants. Any additional or unique potential pollutants will be addressed on the project's site map. Potential pollutants can be reasonably associated with the following typical point sources: fuel tanks, construction equipment, parked vehicles, waste containers, vehicle traffic, pumps, drainage swales, channels, exposed soil, construction entrances, stored construction materials, construction personnel, temporary buildings, demolished structures, concrete trucks, sanitary facilities, and other similar point sources. Any additional or unique point sources will be addressed on the project's site map.

Spills Cleanup and Management

The following practices will be followed for spill prevention and cleanup:

- Materials and equipment necessary for spill cleanup should be kept on site in anticipation of expected spills. Equipment and materials will most likely include but not be limited to brooms, dustpans, mops, rags, gloves, goggles, kitty litter, sand, sawdust, and plastic and metal trash containers specifically for this purpose.
- When spills or other accidental exposure of the substances described above occur, the following steps will be taken by the operator:
 - o To the maximum extent practicable, the spill or leak will be stopped.
 - o Once the leaking material has been stopped, the spill must be contained to minimize the affected area.
 - o If the spill poses an immediate danger to the public, emergency response personnel will be called. All operators on site will be notified of the spill immediately.
 - o The engineer inspector will determine whether the spill is of a reportable quantity and will coordinate appropriate activities as determined by the manufacturers' recommended methods for spill cleanup or material safety data sheet.

Spill Reporting

As soon as practicable, but not later than 24 hours after the discovery of an emissions event, the owner or operator of a regulated entity shall determine if the event is a reportable emissions event and notify all appropriate local pollution control agencies with jurisdiction. Spills of toxic or hazardous material of a reportable quantity should be reported to the appropriate State or Local government agency. The reportable quantities for hazardous substances for spills or discharges shall be the quantity designated as the Final Reportable Quantity (RQ) in Table 302.4 in Title 40 "Environmental Protection" of the Code of Federal Regulations §302.4.

Please refer to the emergency phone numbers listed:

- EPA Region 6 Emergency Response 24-Hour Hotline (214) 665-2222
- National Response Center 24-Hour Hotline (800) 424-8802
- Texas Environmental Release 24-Hour Hotline (800) 832-8224
- TCEQ Region 11, Austin Headquarters (512)-339-2929

Texas Administrative Code for Reportable Quantities

TITLE 30	ENVIRONMENTAL QUALITY
PART 1	TEXAS COMMISSION ON ENVIRONMENTAL QUALITY
CHAPTER 327	SPILL PREVENTION AND CONTROL
RULE §327.4	

- (a) Hazardous substances. The reportable quantities for hazardous substances shall be:
- (1) for spills or discharges onto land--the quantity designated as the Final Reportable Quantity (RQ) in Table 302.4 in 40 CFR §302.4; or
 - (2) for spills or discharges into waters in the state--the quantity designated as the Final RQ in Table 302.4 in 40 CFR §302.4, except where the Final RQ is greater than 100 pounds in which case the RQ shall be 100 pounds.
- (b) Oil, petroleum product, and used oil.
- (1) The RQ for crude oil and oil other than that defined as petroleum product or used oil shall be:
 - (A) for spills or discharges onto land--210 gallons (five barrels); or
 - (B) for spills or discharges directly into water in the state--quantity sufficient to create a sheen.
 - (2) The RQ for petroleum product and used oil shall be:
 - (A) except as noted in subparagraph (B) of this paragraph, for spills or discharges onto land--25 gallons;
 - (B) for spills or discharges to land from PST exempted facilities--210 gallons (five barrels); or
 - (C) for spills or discharges directly into water in the state--quantity sufficient to create a sheen.
- (c) Industrial solid waste or other substances. The RQ for spills or discharges into water in the shall be 100 pounds.

Information for the Initial Notification

When making a telephone report of a spill or pollution complaint, it will be helpful if the following information is at hand:

- The date and time of the spill or release.
- The identity or chemical name of any material released or spilled, as well as whether the substance is extremely hazardous.
- An estimate of the quantity of material released or spilled and the time or duration of the event.
- The exact location of the spill, including the name of waters involved or threatened, and any other media affected by the release or spill.
- The extent of actual and potential water pollution.
- The source of the release or spill.
- The name, address, and phone number of the party in charge of, or responsible for, the facility, vessel, or activity associated with the release or spill. If that party is not at the site, also have the name and phone number of the party at the site who is in charge of operations.
- The steps being taken or proposed to contain and clean up the released or spilled material and any precautions taken to minimize impacts, including evacuation.
- The extent of injuries, if any.
- Any known or anticipated health risks associated with the incident and, where appropriate, advice regarding medical attention necessary for persons exposed.
- Possible hazards to the environment (air, soil, water, wildlife, etc.). This assessment may include references to accepted chemical databases, material safety data sheets, and health advisories. The TCEQ may request estimated or measured concentrations of the contaminant for the state's hazard assessment.
- The identities of any government or private-sector representatives responding at the scene.

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

I _____ **Dan Addante** _____
Print Name
Owner
_____ Title - Owner/President/Other _____
of _____ **Monument Oaks Developers, LLC** _____
Corporation/Partnership/Entity Name
have authorized _____ **Anthony H. Goode** _____
Print Name of Agent/Engineer
of _____ **Goode Faith Engineering, LLC** _____
Print Name of Firm

to represent and act on the behalf of the above named Corporation, Partnership, or Entity for the purpose of preparing and submitting this plan application to the Texas Commission on Environmental Quality (TCEQ) for the review and approval consideration of regulated activities.

I also understand that:

1. The applicant is responsible for compliance with 30 Texas Administrative Code Chapter 213 and any condition of the TCEQ's approval letter. The TCEQ is authorized to assess administrative penalties of up to \$10,000 per day per violation.
2. For those submitting an application who are not the property owner, but who have the right to control and possess the property, additional authorization is required from the owner.
3. Application fees are due and payable at the time the application is submitted. The application fee must be sent to the TCEQ cashier or to the appropriate regional office. The application will not be considered until the correct fee is received by the commission.
4. A notarized copy of the Agent Authorization Form must be provided for the person preparing the application, and this form must accompany the completed application.
5. No person shall commence any regulated activity on the Edwards Aquifer Recharge Zone, Contributing Zone or Transition Zone until the appropriate application for the activity has been filed with and approved by the Executive Director.

SIGNATURE PAGE:

[Signature]
Applicant's Signature

2/14/24
Date

THE STATE OF Texas §

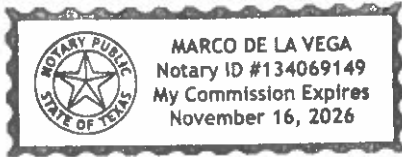
County of Hays §

BEFORE ME, the undersigned authority, on this day personally appeared Dan Addante 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 14th day of February, 2024.

[Signature]
NOTARY PUBLIC

Marco DeLaVega
Typed or Printed Name of Notary



MY COMMISSION EXPIRES: 11-16-2026

Application Fee Form

Texas Commission on Environmental Quality

Name of Proposed Regulated Entity: Monument Oaks RV

Regulated Entity Location: South of Ronald Reagon Boulevard, West of County Road 289, and surrounding Fore Cemetery on all sides.

Name of Customer: MONUMENT OAKS DEVELOPERS, LLC

Contact Person: DAN ADDANTE

Phone: (940) 360-6083 / 847.338.6050

Customer Reference Number (if issued): CN _____

Regulated Entity Reference Number (if issued): RN _____

Austin Regional Office (3373)

Hays

Travis

Williamson

San Antonio Regional Office (3362)

Bexar

Medina

Uvalde

Comal

Kinney

Application fees must be paid by check, certified check, or money order, payable to the **Texas Commission on Environmental Quality**. Your canceled check will serve as your receipt. **This form must be submitted with your fee payment.** This payment is being submitted to:

Austin Regional Office

San Antonio Regional Office

Mailed to: TCEQ - Cashier

Overnight Delivery to: TCEQ - Cashier

Revenues Section

Mail Code 214

P.O. Box 13088

Austin, TX 78711-3088

12100 Park 35 Circle

Building A, 3rd Floor

Austin, TX 78753

(512)239-0357

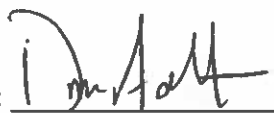
Site Location (Check All That Apply):

Recharge Zone

Contributing Zone

Transition Zone

<i>Type of Plan</i>	<i>Size</i>	<i>Fee Due</i>
Water Pollution Abatement Plan, Contributing Zone Plan: One Single Family Residential Dwelling	Acres	\$
Water Pollution Abatement Plan, Contributing Zone Plan: Multiple Single Family Residential and Parks	Acres	\$
Water Pollution Abatement Plan, Contributing Zone Plan: Non-residential	36.29 Acres	\$ 6,500
Sewage Collection System	L.F.	\$
Lift Stations without sewer lines	Acres	\$
Underground or Aboveground Storage Tank Facility	Tanks	\$
Piping System(s)(only)	Each	\$
Exception	Each	\$
Extension of Time	Each	\$

Signature: 

Date: 2/14/24

Application Fee Schedule

Texas Commission on Environmental Quality

Edwards Aquifer Protection Program 30 TAC Chapter 213 (effective 05/01/2008)

Water Pollution Abatement Plans and Modifications

Contributing Zone Plans and Modifications

Project	Project Area in Acres	Fee
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

Project	Cost per Linear Foot	Minimum Fee- Maximum Fee
Sewage Collection Systems	\$0.50	\$650 - \$6,500

Underground and Aboveground Storage Tank System Facility Plans and Modifications

Project	Cost per Tank or Piping System	Minimum Fee- Maximum Fee
Underground and Aboveground Storage Tank Facility	\$650	\$650 - \$6,500

Exception Requests

Project	Fee
Exception Request	\$500

Extension of Time Requests

<i>Project</i>	<i>Fee</i>
Extension of Time Request	\$150



TCEQ Core Data Form

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

SECTION I: General Information

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

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 Regulated Entity Ownership <input type="checkbox"/> Change in Legal Name (Verifiable with the Texas Secretary of State or Texas Comptroller of Public Accounts)			
<i>The Customer Name submitted here may be updated automatically based on what is current and active with the Texas Secretary of State (SOS) or Texas Comptroller of Public Accounts (CPA).</i>			
6. Customer Legal Name (If an individual, print last name first: eg: Doe, John)		<i>If new Customer, enter previous Customer below:</i>	
MONUMENT OAKS DEVELOPERS, LLC			
7. TX SOS/CPA Filing Number	8. TX State Tax ID (11 digits)	9. Federal Tax ID (9 digits)	10. DUNS Number (if applicable)
0803640085	32074504930	85-3729636	
11. Type of Customer:	<input checked="" type="checkbox"/> Corporation	<input type="checkbox"/> Individual	Partnership: <input type="checkbox"/> General <input type="checkbox"/> Limited
Government: <input type="checkbox"/> City <input type="checkbox"/> County <input type="checkbox"/> Federal <input type="checkbox"/> Local <input type="checkbox"/> State <input type="checkbox"/> Other	<input type="checkbox"/> Sole Proprietorship	<input type="checkbox"/> Other:	
12. Number of Employees		13. Independently Owned and Operated?	
<input checked="" type="checkbox"/> 0-20 <input type="checkbox"/> 21-100 <input type="checkbox"/> 101-250 <input type="checkbox"/> 251-500 <input type="checkbox"/> 501 and higher		<input 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"/> Other: <input type="checkbox"/> Occupational Licensee <input type="checkbox"/> Responsible Party <input type="checkbox"/> VCP/BSA Applicant			
15. Mailing Address:	145 AMANDAS WAY		
	City	BUDA	State TX ZIP 78610 ZIP + 4 2925
16. Country Mailing Information (if outside USA)		17. E-Mail Address (if applicable)	
		dan.addante@gmail.com	
18. Telephone Number	19. Extension or Code	20. Fax Number (if applicable)	

SECTION III: Regulated Entity Information

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

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

25. Description to Physical Location:		South of Ronald Reagon Boulevard, West of County Road 289, and surrounding Fore Cemetery on all sides.						
26. Nearest City			State			Nearest ZIP Code		
Georgetown			TX			78633		
<i>Latitude/Longitude are required and may be added/updated to meet TCEQ Core Data Standards. (Geocoding of the Physical Address may be used to supply coordinates where none have been provided or to gain accuracy).</i>								
27. Latitude (N) In Decimal:		30.715568218794942			28. Longitude (W) In Decimal:		-97.83027393102371	
Degrees	Minutes	Seconds		Degrees	Minutes	Seconds		
30	42	56.05		-97	49	48.99		
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)		
1540				236220				
33. What is the Primary Business of this entity? (Do not repeat the SIC or NAICS description.)								
GENERAL CONTRACTORS								
34. Mailing Address:		145 AMANDAS WAY						
City	BUDA	State	TX	ZIP	78610	ZIP + 4	2925	
35. E-Mail Address:		dan.addante@gmail.com						
36. Telephone Number			37. Extension or Code			38. Fax Number (if applicable)		
(940) 390-6083						() -		

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.

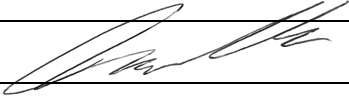
<input type="checkbox"/> Dam Safety	<input type="checkbox"/> Districts	<input checked="" type="checkbox"/> Edwards Aquifer	<input type="checkbox"/> Emissions Inventory Air	<input type="checkbox"/> Industrial Hazardous Waste
<input type="checkbox"/> Municipal Solid Waste	<input type="checkbox"/> New Source 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"/> Wastewater	<input type="checkbox"/> Wastewater Agriculture	<input type="checkbox"/> Water Rights	<input type="checkbox"/> Other:

SECTION IV: Preparer Information

40. Name:	Anthony Goode		41. Title:	PE
42. Telephone Number	43. Ext./Code	44. Fax Number	45. E-Mail Address	
972.822.1682		() -	anthony@goodefaitheng.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:	Goode Faith Engineering LLC	Job Title:	Owner
Name (In Print):	Anthony Goode, P. E.	Phone:	972.822.1682
Signature:		Date:	2/20/2024